Historical Evaluation of Big Stone Lodge

City of Poway, California

Prepared for:
Poway Redevelopment Agency
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Poway, California 92064

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November 15, 2005
A HISTORICAL EVALUATION OF BIG STONE LODGE

Poway, California

FINAL DRAFT

Prepared for:

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Report Date: November 15, 2005

Report Title: A Historical Evaluation of Big Stone Lodge
City of Poway, California

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USGS Quadrangle: Poway, California (7.5 minute)

Study Area: 1.21 acres

Key Words: USGS Poway quadrangle (7.5 minute); Assessor’s Building
Record; chain of title; rural commercial; historic evaluation;
circa 1925; Camp Big Stone; Topsy’s Roost restaurant and bar,
Big Stone Lodge; automobile touring era roadside rest; historic
significance.
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1.0 MANAGEMENT SUMMARY/ABSTRACT

The Big Stone Lodge is a complex of historic structures on a 1.21-acre parcel located in the southwestern portion of the City of Poway, California (Figures 1.0–1 and 1.0–2). Specifically, the project is located at the junction of Beeler Creek and Old Pomerado Road. The legal description of the project is “a portion of the Northwest quarter of the Southwest quarter of Section 23, Township 14 South, Range 2 West, according to the United States Government Survey approved September 11, 1879, lying and situated in the City of Poway, County of San Diego, State of California” (chain of title, Appendix I). The Poway Redevelopment Agency has acquired the property and plans to rehabilitate the historic buildings. The Agency retained the firm of Brian F. Smith and Associates (BFSA) to provide a historic assessment of the structures and a history of the property. The historical evaluation included the evaluation of all the existing structures at 12237 Old Pomerado Road and recommendations for treatment, reuse, and reconstruction of the complex for public activities.

The historical evaluation took place between March 31 and June 28, 2004. The results of the study identified four elements of the Big Stone Lodge property that are significant historical structures. These structures form the core of the historic complex representing the evolution of a roadside stop to become a local gathering spot and entertainment stage. Based on the evaluation of the structures and the City’s intended use, recommendations have been proposed that the four significant historical structures: the Howell gas station and house, Topsy’s Roost, Big Stone Lodge, and the restroom building be restored to their circa 1955 state and preserved for community use.

The following report provides a history of the Big Stone Lodge and the major changes to the historic building complex over time. This report has been prepared as a planning document for use by the City of Poway in the process of treating the local landmark. Copies of this report, when approved by the Poway Redevelopment Agency, will be supplied to the Agency, the Poway Historical Society, and the South Coastal Information Center (SCIC) at San Diego State University. All notes, photographs, and other business materials related to our involvement in this project will be curated at the offices of Brian F. Smith and Associates in Poway, California.
Figure 1.0–1
General Location Map
The Big Stone Lodge Project
City of Poway
Figure 1.0–2
Project Location Map
The Big Stone Lodge Project
USGS Poway Quadrangle (7.5 minute series)
2.0 UNDERTAKING INFORMATION/INTRODUCTION

The Poway Redevelopment Agency, as lead agency, directed the completion of a historic evaluation of Big Stone Lodge as a prelude to restoration of the lodge for public use. BFSA was retained to conduct the historical evaluation. Big Stone Lodge and its related structures have been a City landmark for several decades, and the City has determined the site should be a public asset. This study conformed to specific criteria contained in the California Environmental Quality Act (CEQA) and in the City’s Resource Protection Ordinance, although this document is intended as a planning tool for City use. Big Stone Lodge is located at 12237 Old Pomerado Road, in the lower reaches of Beeler Canyon in the City of Poway, California (Figure 2.0–1).

The evaluation encompassed historical research, informant interviews, development of a chain of title, historical research of early owners, a field study of the property and dwellings, and photo documentation of the buildings. The study extended beyond the boundaries of the 1.21-acre property only as far as was necessary to provide a historical context of the lodge neighborhood and related structures. The function of this historic study was to provide the City with a history of the building complex and a historical architectural analysis focused upon the identification of original building components versus various subsequent additions and remodels. Ultimately, the City was seeking an opinion regarding the potential for historic renovation of the structure and, if renovation was possible, what period of use and building configuration would be appropriate to convey the history of the building complex.

Larry Pierson of BFSA directed the study and conducted the fieldwork, informant interviews, historical research, the significance evaluation, and drafted this report. Nicole Benjamin-Ma of BFSA assisted with the historical research and report editing. Scott Mattingly assisted Mr. Pierson with preparing the measured map of structures on the property. Kyle Guerrero and Dylan Amerine were responsible for report production and scheduling. Nora Collins and Brian Smith edited the manuscript, and Robert Hernandez, Clint Callahan, and Damien Tietjan prepared the graphics. NETR Real Estate Research provided the historical chain of title to BFSA.
Figure 2.0–1
Thomas Guide Location Map
The Big Stone Lodge Project
Thomas Guide San Diego County 2005
3.0 ENVIRONMENTAL SETTING

3.1 Physical Setting
The project is situated in the southwestern part of the City of Poway in San Diego County, California. The project is located on an old flood plain of Quaternary alluvium and developed soil, which is underlain by the Friars Formation, a sedimentary unit of lower Eocene age (Kennedy and Peterson 1975). While the Quaternary alluvium is not fossiliferous, the Friars Formation is considered fossiliferous and has been assigned a high resource sensitivity due to the large variety of fossils present (Deméré and Walsh 1993).

3.2 Cultural Setting—Prehistoric
In prehistoric times, the Late Prehistoric Diegueño (Kumeyaay) and the older Archaic/Early Milling Complex (inland La Jolla or Pauma complex) people occupied this region (Raven-Jennings et al. 1999). The plant and animal resources once present in this and other nearby wetlands and valleys provided a rich and varied subsistence base. The Poway Creek and Beeler Creek drainages would have provided sources of fresh water for native people as well as the flora and fauna that comprised their food resource base. At the time of the first European colonization (1769), and for a period thereafter, it is known that Native American people used the Poway Valley resources (Smith 1991). There has been at least one major village with numerous smaller encampments and use areas in and around Poway recorded with the local clearinghouse (op cit).

3.3 Cultural Setting—Historic
During the historic period, the region was used for agricultural purposes from the late eighteenth century until well into the twentieth century. In 1828, Paguay (as the valley used to be known) was mentioned as a rancho of Mission San Diego de Alcala (Stein 1975; see also Hassan 1993). On September 7, 1839, Mexican Governor Juan B. Alvarado granted Rancho Paguay to Don Rosario Aguilar. The Departmental Council of the Mexican Government accepted this concession on May 22, 1840. Don Aguilar was, as were all grantees, required to build a house on the property within a year and mark the boundaries with trees. There is no record of the Aguilar family ever having made an effort to submit a claim to the United States Land Office. Rancho Paguay was listed as an unclaimed land grant in 1861.

Meanwhile, Francisco Alvarado, the owner of Rancho Peñasquitos, was grazing cattle on Paguay and paying taxes on that land (Hassan 1993). By some preemptory right, he was able to complete a private sale to Philip Crosthwaite for half the Rancho Paguay (also recorded as Paui). The General Land Office did not confirm ownership of the Poway Valley to Alvarado when it provided a patent to Rancho Peñasquitos, thereby placing the validity of Crosthwaite’s title in question. On October 26, 1855, Philip Crosthwaite filed a preemption claim for 160 acres in the
valley (Deed Book E, Page 397). There was an old adobe house on the property, which was in ruins so he constructed a new one for his family. In 1861, Matilda Anderson purchased the Crosthwaite parcel and moved there with her children and new husband. The settlement of Poway Valley was under way (Hassan 1993; Smith 1989). What followed were several land patents in the valley; that being the method of choice for early settlement in what was to become the community of Poway (Hassan 1993) (Figure 3.0-1).

The early use of the valley by immigrant farmers and ranchers was largely focused on grazing of cattle and some sheep. Before the No Fence Law of the 1870s reached California, owners of livestock could not be held responsible for damage caused to farmer’s crops. Since barbed wire had not yet been invented and fencing was prohibitively expensive, farming on a large scale was not practical. Nevertheless, nearly every farmstead maintained a kitchen plot where food was produced for the household. The No Fence Law had the effect of stimulating the emergence of farming by making the ranchers responsible for damage their livestock might cause. This period was marked by an increase in farming interest statewide as well as in the Poway Valley. During the late 1800s in Poway, crops were largely grains but fruit trees were added wherever a shallow water table would allow. Some beef cattle were introduced in the 1870s, as were grapes and other cash crops. Kitchen gardens remained a common sight in the valley until late in the twentieth century.

Costanos Paine became the first road overseer for the Poway District, appointed by the County Board of Supervisors in 1870. That same year Paine was selected as the election official for Poway and became the first Postmaster (Hassan 1993; Salley 1977). The designation of the Poway Post Office solidified the place name for a valley that had been variously spelled and pronounced since Spanish times. The early 1870s also saw the first school. Poway was well on its way to becoming a functioning community.

Late in the 1870s, the government township surveys were completed and land patents could proceed with confidence. Although a prolonged drought caused a marked decrease in the number of registered voters in Poway, the boom of the eighties saw an influx of farming families to the valley. Honeybees were introduced as an industry in the 1870s, stimulating variety in cash crops, especially fruits (Hassan 1993).

The next decade witnessed the return of normal rainfall and an influx of farmers. For the first time, the Great Register of Voters identified non-farming occupations among the new arrivals. By the 1890s, subdivision of the land patents became commonplace. Also during this period, names familiar to present day Powayians appeared. Such stalwarts as French, Hillery, Dearborn, and Blaisdell were active in the community. Traveling to San Diego in those days involved an overnight stay.

Transportation south to the area that eventually contained Big Stone Lodge began in 1884 when it was announced that a southern extension of Pomerado Road was opened (San Diego Union June 19, 1884, 3:3). The San Diego and Escondido Stage Line used the route by at least
1905 and probably earlier (James E. Reading, oral interviews 1978 and 1979, SDHS Archives). Early Poway native and historian Mary van Dam noted that an informant claimed the route was not in use until 1887 (van Dam 1983).

James E. Reading was the son of the operator of a half way house along Pomerado Road near the Big Stone Lodge location. This half way house was located a quarter mile from the foot of old Poway Grade, as the hill over which Pomerado Road ascended used to be known. The eastern extension of Poway Road had opened in 1883, and was known as Nelson Road (Hassan 1993). The Half Way House on Pomerado Road was approximately one-half mile south of where Big Stone Lodge was later located (Figure 3.0–1). That location should not be confused with the 20-mile house (Dodson’s Station) operated by Nelson H. Dodson and located on his property along with a saloon in 1883 (Hassan 1993; cf van Dam 1983). Dodson’s property was located nearly opposite the Lodge location on the west side of Beeler Creek (San Diego County Assessor’s Plat for Township 14 South, Range 2 West of the San Bernardino Meridian). The 1883 date for the 20-mile house argues for an earlier start date of stagecoach travel than either of the above-referenced informants provided.

Mr. Reading’s father was the stage driver and when the Granville Brothers, owners of the line, decided to establish a half way house in 1905, Reading was asked to staff it. Mrs. Reading served food and drink to the travelers while Mr. Reading changed the horses (Plate 3.0–1). This operation lasted for approximately four years and then a French-made limousine, signaling the transition to motorized transportation, replaced the horse-drawn stage. After 1912, the automobile was used to deliver the mail to the Poway Post Office and for travel between San Diego and Escondido (van Dam 1983).

Telephone service was extended to Poway in 1884, and that year an attempt to subdivide a portion of the valley with strict covenants, codes, & restrictions (CC&Rs) was only moderately successful in a monetary sense (Hassan 1993). This was Baird & Chapin’s Piermont Subdivision located east of Pomerado Road and north of Poway Road. Even though the effort to subdivide failed by 1887, Piermont did succeed in establishing the concept of a town center with businesses clustered in one area. Other ideas proffered by Baird & Chapin such as temperance, the preservation of established trees, and inclusion of public grounds are common elements in today’s urban planning. In the
last part of the century, rapid transportation and water became issues. Railroad plans never materialized and it was not until well into the twentieth century that the water issue was resolved. Fortunately, Poway continued to grow in spite of the setbacks and issues associated with increasing population and land-use pressures.

Commercial grape growing for both raisins and winemaking became popular, as did the establishment of peaches as a cash crop after the turn of the century. Attempts to establish land subdivisions continued with such names as Pompeii in west Poway and Horner Hanson’s Big Stone in southwest Poway along Beeler Creek. It is the latter that is the theme of this report.

The coming of Highway 395 to the area that became known as Big Stone was the stimulus for development of travel-related facilities in southwest Poway. Poway Road had been paved with concrete from the foot of old Poway Grade (about where Scripps Poway Parkway and Pomerado Road intersects today) to about Lake Hodges by September 3, 1921 (van Dam 1983). At that time, Poway was connected to Lakeside by a road where Sycamore Canyon Road is today. The old road to San Diego followed the approximate route of Pomerado Road, then down Murphy Canyon from Scripps Ranch. The east end of Poway Road led up to Ramona and both Pomerado and Espola Roads led north.

The concept of a way station from the stagecoach days carried over to the period of early automobile travel with the development of roadside rest stops. In the case of the San Diego to Escondido route, a roadside rest stop called Camp Big Stone (which included Big Stone Lodge) developed along Highway 395 in the Poway area. This location ultimately boasted a gas station, a restaurant/bar, a dance hall, campgrounds, and rental cabins. A store where supplies for camping and picnicking could be purchased was incorporated into the campground and rental cabin area. In later years, the cabins and store were sold to private owners, and the restaurant/bar was enlarged and merged with the dance hall to become a western-themed nightclub. The gas station was eventually abandoned along with the old highway 395 alignment that passed in front.

To learn details about the lifespan of the location known as Big Stone, a concerted research effort was necessary; the following sections of this report will identify the theoretical orientation, research methods, and the results of the historic research and structure evaluation.
Figure 3.0–1
Original Township Plat for T14S, R2W of the San Bernardino Meridian
The Big Stone Lodge Project
4.0 RESEARCH DESIGN

Research paradigms for the Big Stone Lodge project were couched in basic factual information surrounding the location and the buildings. The information requirements included previous land use, ownership, construction history, and use history. One limitation was that the Poway Redevelopment Agency, who commissioned this study, only owned the lodge property. Some features related to the lodge through time had to be included in the research in order to put the lodge in a historical context. It is the historical context that bears on the significance of Big Stone Lodge, and on the basis for recommending a temporal goal for restoration.

Studies of this nature must be carefully planned in order to maximize the benefit of research and to ensure proper focus of that research (California OHP 1991). The plan should encompass the goals of the project and how those goals can be met. The plan must be realistic in terms of anticipated results and should address those issues that are demonstrably foremost in historical structure undertakings. This will provide a reasonable foundation for management decisions and will serve the public interest effectively.

4.1 Theoretical Orientation

The goal of the present project is to identify the date of construction, architect, builder, owners, and operators of Big Stone Lodge. In addition, changes through time, both structural and social are critical to identifying the target period for any restoration effort. How Big Stone Lodge fits into the historical surroundings is an issue critical to reconstructing the historical and social significance of the lodge. All of these issues are important and achievable goals of this study.

4.2 Cultural Context

Big Stone Lodge, in many people’s memories, represents a sometimes-boisterous, western-themed nightclub. To a few of the long-time residents, the period when the lodge was sited along a main thoroughfare and popular for dining and dancing is still a pleasant memory. A few of the older Poway residents view the lodge as an integral part of the Big Stone community, which consisted of a gas station, a restaurant/bar, the lodge, and a picnic area with cabins beside old Highway 395. Not everyone agrees that the lodge was good for the community, but all remember it was a popular place. While the details of its history are not always accurate in the minds of local residents, all agree that the lodge, with its unusual architecture, is a part of Poway’s historical past.
4.3 Definition of Hypotheses

Hypothesis: Big Stone Lodge has not always been a rowdy nightclub.

The implications for this hypothesis are that the lodge has or has not been static in function through time. The kind of data required to support or refute the null hypothesis includes period advertisements, statements from eyewitnesses, and newspaper articles containing descriptions of activities at the site.

Hypothesis: The big stone architectural style was born out of a need to make a design statement.

Information required to support or refute this hypothesis would be statements from the original owner, builder, or architect, or any surviving members of their family that may be privy to such knowledge.

Hypothesis: Big Stone Lodge occupied a traditional location used in the early years as a stage stop.

Data needs for this hypothesis include irrefutable evidence for the location of all stage stops in this vicinity. Exact locational information will be sought in property ownership records that include legal descriptions of the parcels or other locational data such as accurate locational descriptions from eyewitnesses.

Hypothesis: The high point of popularity should be the target period for restoration of Big Stone Lodge.

The target period for restoration of the lodge will depend largely on the point at which it was most meaningful to the majority of the Poway community. Data required for this determination would be attendance statistics for various periods. This information will be sought from operators of the lodge at different periods. Should statistical information not be forthcoming, descriptions of activities and attendance could be used if it is derived from reliable sources.

Hypothesis: The success of Big Stone as a location was dependent on its proximity to a main thoroughfare.

It is not likely that business records will be available for statistical analysis of this hypothesis. Nevertheless, the length of tenure of each operator could measure the degree of
success. Whether or not each operator owned or merely leased the property is a secondary corollary. These factors must be compared to the dates of establishment and abandonment of both Highway 395 and Pomerado Road at Big Stone Lodge.

**Hypothesis:** Roadside rests as a cultural phenomenon underwent significant change from the period of stagecoaches through early automobile travel, to today’s freeway travel.

Historic descriptions of the various elements that made up each rest area through time will be sought from historic narratives and published materials. While some of these descriptions have been found, a formal comparison of the different periods has not been made.

**Hypothesis:** Physical changes to the lodge through time reflect the economic success of the enterprise.

The kind of data required to address this research issue would again be business records from each notable construction period. In the absence of that information, inference of economic success can be drawn from the longevity of tenure of each operator and the degree of physical change compared to the periods of construction and abandonment of Highway 395 and Pomerado Road.

**Hypothesis:** Past alterations to the Big Stone Lodge complex have not eroded the historical significance of the buildings.

The data required to address this research issue would include an inventory of what architectural elements remain from the historic period (i.e. over 50 years of age). If historical significance can be attached to the remaining structures regardless of their present condition, the null hypothesis is supported.
5.0 METHODS

The methods employed to conduct the historical evaluation program focused on six primary information sources. The first included physical documentation of the Big Stone Lodge complex, including photo documentation, maps, detailed recording of architectural elements, and notations of various periods of construction. The other sources of information pertain to archival records. Two important data sets were the chain of title (Appendix I) and an archival search for information about the previous owners. In addition, the Assessor’s Building Record provided age, dimensions, and material descriptions of the lodge through the years (Appendix I). Documentary research was conducted at the Poway Historical Society, the Pioneer Room of the Escondido Library, and the San Diego Historical Society Archives in Balboa Park. Interviews were conducted with Delora Powers and Lavene Powell about key aspects of the history of Big Stone Lodge. Occupant records (householder’s lists) were of little use because for most of the historic period no addresses for rural areas of the county were listed in the County directories.

In addition to the primary sources listed above, at least two secondary sources were found to be valuable. The first is a history of Poway by Mary van Dam (“As I Remember Poway”), whose husband had been the County Road Superintendent since the 1920s. Mrs. van Dam was a teacher who was also active in local circles for a very long period of time. The other valuable secondary source was a book by Ms. Louhelen Hassan, a graduate student at the University of San Diego, who prepared a history of the valley to about 1900 based on original records.

One additional data source was the historic records search at the South Coastal Information Center (SCIC) at San Diego State University. This data source documented no previous site recordation for Big Stone Lodge with the regional clearinghouse, although the lodge had been previously designated Poway Historical Site Number 16. For this reason, the appropriate Department of Parks and Recreation (DPR) forms were completed for the lodge complex and submitted to SCIC (Appendix I).

As a point of clarification, a distinction is made in this study between Big Stone architecture and cobblestone facing of frame structures. The use of cobblestone as a decorative medium in residential structures has been common in California since the late 1800s. Examples of extensive use of cobblestone can be seen in areas of Mission Hills, Normal Heights, and Kensington in the City of San Diego. Cobblestone can also be observed in Poway, notably along Metate Lane, where several cobblestone residences have been recorded. Big Stone architecture is identified by whole walls and sometimes fireplaces made up exclusively of large local boulders. These walls are not supported by any wood frame structure whatsoever. Thus, for the purposes of this report there is a distinction made between true Big Stone construction and cobblestone facing or trim of a wood-frame structure (Plate 5.0-1).
An example of Big Stone architecture: Sportsman's Inn, now a construction office (not part of the Big Stone Lodge complex).

An example of cobblestone exterior decoration (not part of the Big Stone Lodge complex).
6.0 REPORT OF FINDINGS

6.1 Introduction

The historical evaluation of Big Stone Lodge at 12237 Old Pomerado Road in Poway was conducted to identify any historical or architectural significance associated with the various structures that comprise the complex, to determine the condition and integrity of historic elements of the Lodge complex, and to make recommendations for restoration and adaptive reuse. The principal components of this research project were: (1) The Big Stone Lodge; (2) Topsy’s Roost; (3) Gas Station (4) Bait Shop; (5) restroom structure; and (6) the campground. Maps showing these components are provided in Figures 6.0–1 and 6.0–2. A review of the State of California resource registry revealed that Big Stone Lodge had never been recorded as a historic site with the local clearinghouse in the National Archaeological Data Base (NADB). However, the lodge had been registered locally as Poway Historic Site Number 16. A field review was conducted to identify architectural characteristics of the structures at Big Stone Lodge and to make an appraisal of the changes to the buildings over time. The evaluation process included photo documentation and written descriptions of the structures. Because the Assessor’s Building Record was not always accurate with respect to building dimensions or orientation, a field program was added to this study to obtain accurate measurements and prepare a map of the features. Subsequent to the documentation of the structures, a concerted research effort was undertaken to generate a history of Big Stone Lodge that included archival research and informant interviews. The research was successful in clarifying the construction dates and circumstances relating to the use-history of the lodge and other buildings in the portion of Poway that became known as “Big Stone.”

6.2 History of Big Stone Lodge

The historic events reconstructed below were taken from informant interviews, historic narratives, available historic sources, and the chain of title. Some dates overlap, or are not consistent, simply because in some cases an informal agreement may have been made before the transaction was formally recorded. In other cases, a transaction may not have been formally recorded with the County Recorder. To further confuse the issues, one property purchase requiring outside funding was recorded as a transfer to the funding agency rather than to the actual buyer. An example of the information that led to conclusions about events and dates not completely explained in this text is Homer Hansen’s activities as a developer. Some narratives and interviews made apparent that Mr. Hansen had lived in Los Angeles County, and while there hired Daniel Stuck to construct a house for him using methods and materials similar to those used at Big Stone Lodge. In addition, it became apparent that Mr. Hansen tried to develop a parcel in Poway prior to the Big Stone development, but the attempt failed. In many cases the
only corroboration available for dates are more than one narrative and/or personal interview. Where conflicting data was found, the best estimation of the veracity of sources was employed. With these variables in mind, the following description of historic events and dates are presented as an interpretation of the data gathered.

The Big Stone Lodge chain of title indicates that southern California real estate investor Ed Fletcher had control of the property from 1913 until 1926 (Table 6.0–1). The property was in the hands of lending institutions from 1926 until 1929. Then in 1929, the ownership or control of the property passed to Homer A. Hansen. Yet the building record and narratives suggest the gas station was built in 1925 and the lodge started shortly thereafter. One explanation could be that Hansen made an agreement with Fletcher, built the gas station, and then went to a lending institution with an improved property to obtain funding for the next phase of his (Hansen’s) planned project. Homer Hansen contracted with Daniel Stuck (a neighbor and farmer) to design and build the lodge and the gas station (Fenton L. Stuck letter [n.d.]). Fenton Stuck, Daniel’s son, remembers that his father and Mr. Hansen had been friends in the San Fernando Valley before coming to Poway. Daniel Stuck had constructed a stone and log house in the San Fernando Valley for Mr. Hansen using the same type of boulders he later used for Big Stone Lodge. Hansen intended the lodge in Poway to be part of a resort complex where community dances and socials could be held (Fenton Stuck narrative [n.d.]). According to the Assessor’s Building Record, the gas station and the lodge were constructed in 1925, but the evidence indicates the lodge was not completed until after 1929. Two of Daniel Stuck’s children, sons Fenton and Carl, related that Mr. Hansen abandoned the project in 1929, possibly as a result of the stock market crash; a Mr. (Harold) Watson then took over the ownership (Cark Stuck narrative [n.d.] and Fenton Stuck narrative [n.d.]). The Stuck children agreed that the lodge was left without a roof when Hansen abandoned the project. This means that the two photographs from the Poway Historical and Memorial Society represent the later stage of construction during the Watson period of 1930.

Fenton Stuck states the lodge was completed during the Watson ownership and used as a dance hall, with Daniel Stuck having done the construction work. Carl Stuck remembers that dance admission was $1.00 for men and free for women. According to Delora Powers, the small restroom building, which does not appear on a 1928 aerial photograph of the area, was constructed at about this time (Powers personal communication 2004). The chain of title records indicate that following Harold W. Watson’s ownership, the title passed through a title company and a real estate loan company before it came to Earl W. Howell in 1938. Since the testimonies of both the Stuck children and Delora Powers recall the Howell family operating a roadside rest stop at Big Stone in the 1920s (Powers personal communication 2004), it is likely that the property could not come to the Howells until a loan(s) or mortgage was satisfied, though the exact date and financial arrangements remain purely conjectural.
### TABLE 6.0–1
**Chain of Title**

The Big Stone Lodge Project

<table>
<thead>
<tr>
<th>Grantor</th>
<th>Grantee</th>
<th>Date</th>
<th>Type</th>
<th>Number</th>
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<td>Eleanor P. Dodson, et al.</td>
<td>Frank W. Bennett</td>
<td>July 29, 1901</td>
<td>Grant Deed</td>
<td>Book 311, page 432</td>
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<td>Dana S. Luce, et al.</td>
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<td>May 28, 1903</td>
<td>Grant Deed</td>
<td>Book 324, page 330</td>
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<td>George S. Barnes, et al.</td>
<td>October 15, 1908</td>
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<td>October 24, 2003</td>
<td>Grant Deed</td>
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Figure 6.0–1
Aerial Image of Big Stone Lodge
The Big Stone Lodge Project
USGS Poway Quadrangle (7.5 minute series)
Figure 6.0–2
San Diego County Topographic Survey (1958) Map
The Big Stone Lodge Project
The Stuck family owned and farmed the land that later became the campground area south of the lodge complex. Carl Stuck relates that his father was able to borrow enough money to build a little store building on their property that they rented out to hopeful couples as a park store. He recalled collecting cobblestones from the creek bed with his brother Dan and mixing mortar for the project. The store eventually became commonly referred to as the bait shop and is now a private residence.

Some of the Stuck children worked for the Howells during the late 1920s to early 1930s period, both at the gas station and at a little refreshment stand across the street (Fenton Stuck narrative [n.d.]). One passage in Fenton Stuck’s narrative recalls that at first, his brother Dan ran the service station and his brother Carl ran the refreshment stand (he also states that a man by the name of Cliff Welch bought the gas station, however, this name does not appear on the chain of title). The little refreshment stand across the highway to the west was taken over by Mr. Curtis and Mrs. Hayes in the late 1920s, who expanded it into a roadside restaurant (Fenton Stuck narrative [n.d.]). According to Fenton Stuck, a couple with a boy his age operated the gas station after Cliff Welch. As for the Big Stone community, Fenton Stuck wrote that around 1929 his father, Hansen, and others formed a group to build a community hall and a swimming pool, and there was talk about building a college.

After Bertram Howell (recorded as Earl W. on the chain of title, census, and 1931 City Directory) took over the service station and the lodge, he built Topsy’s Roost in 1933, which was a restaurant and bar between the service station and the lodge building. Mrs. Minnie Howell selected the name. The Howells later constructed a home on the hill to the east behind Big Stone Lodge.

In the 1940s and 1950s, Big Stone Lodge continued to operate as a country-and-western theme weekend dance hall with live music. The adjacent restaurant and bar operated daily. A San Diego Tribune newspaper article (North County Section of June 4, 1981) printed an interview with former Topsy’s Roost operator Elwood “Redbird” Copeland about the history of Big Stone Lodge. In the interview, Mr. Copeland described the area as a quiet family resort with cottages, picnic grounds, and campgrounds. At the time the article was written, the lodge was known as the Pomerado Club and nothing obscured the exterior of the stone walls and hitching posts. The article included photographs of cobblestone and iron campsite stoves, a well, and the cistern above the lodge.

Other information about the history of Big Stone Lodge in the 1940s and 1950s was provided by interviews with Lavene Powell (nee Myers), who sang for a house band at the lodge during that time period, along with her sister Betty (Plate 6.0–1). Her husband Troy was a self-taught guitarist who played with “Dinky Bull” and his western band at Big Stone Lodge in the 1940s. Elwood “Redbird” Copeland had been operating the Topsy’s Roost building as a tavern for the Howells and, in 1952, completed a handshake agreement with Troy Powell for lease of
the lodge building on Saturday nights for a two-year period. Mr. Powell and his band, The Tune Wranglers, played with the Myers Sisters as the vocalists. Admission was still one dollar per person. Up to 300 tickets were sold on Saturday nights and one New Year’s Eve 600 tickets were sold (Figures 6.0–3 and 6.0–4). Mrs. Powell relates that in 1954, she and her husband left Big Stone and the Savery Brothers Band took over both the operation and the entertainment.

The Howells sold the operation to Jacob Yearicks in 1960 and according to the chain of title, Mr. Yearicks’ widow sold to the Pomerado Club in 1990 (Table 6.0–1). Among the operators since the Savery Brothers were the Pattersons. Evelyn Patterson’s son, Pete Molinar, occupied the dwelling that had been part of the gas station (San Diego Union Tribune 1981). According to an undated Los Angeles Times newspaper article circa 1990s, Mr. Jerry Long hired the previous owners, the Savery Brothers band, to provide western music for the establishment, and Mr. Long installed a western theme park on the south side of the lodge with false storefronts, a boardwalk, and hitching posts. One of the most recent operators of the lodge was Randy Jones, the ex-Padres pitcher, who established a barbeque restaurant at the lodge.

During the past 50 years, several structural changes were made to Big Stone Lodge and its associated buildings. Between 1960 and 1963, some remodeling was done at the gas station, which was then functioning as the lodge operator’s dwelling (Building Record). The gas station was no longer operating but the canopy and pumps were still in place (Building Record). Sometime before 1953, Topsy’s Roost was greatly expanded using metamorphic instead of granitic boulders. About 1974, the tavern was remodeled and connected to the lodge building. Indoor restrooms were installed in the expanded Topsy’s portion of the lodge, which may mean that either the separate restroom building was no longer needed or that it was used by visitors to the western theme park located at
the south end of the Lodge. The present configuration of the restroom building exhibits the addition of an extended roof and a food-serving platform.

The dates of each operator's tenure over the past 50 years are obscured by the use of corporate entities' names on the chain of title and by inconsistent personal and newspaper accounts. Road developments pertinent to the Big Stone area, on the other hand, are well documented and the dates are reliable. As described in Chapter 3.0 of this report, the stagecoach road from San Diego to Escondido emerged about 1883. That alignment may have been an old trail that became a wagon road, then a stagecoach route. It was roughly where Pomerado Road is today, but the old road was filled with curves, an example of which can be seen in Plate 6.0-2. Old Pomerado Road was paved from the foot of old Poway Grade (about where Creek Road is today) north to Escondido and opened on September 3, 1921 (van Dam 1983). This became old Highway 395 and served until the highway was realigned to bypass Poway.

The realignment of old Highway 395 from Miramar to about Lake Hodges was completed in 1951 and the extension of Poway Road to the new alignment was opened in December 1951 (California Rancher January, 1952) (Figure 6.0–5). The realignment of Pomerado Road between Beeler Creek and Boulder View Drive was completed in the winter of 1971-1972 (County of San Diego Notice of Specific Plan Hearing July 21, 1971).

Figure 6.0–5: Sketch Map of Highway 395, circa 1954.
6.3 Big Stone Lodge Buildings

The lodge complex today is the cumulative result of alterations and additions created by each successive owner and operator over several years of use. For example, the restaurant and bar requirements dictated a need for cold and dry storage, therefore, several semi-portable storage cases and cold storage sheds can be found on the property at present. Alterations to the historic structures range from small modifications to the interior and exterior, to massive structural changes. By far, the greatest impact to the original construction was the pre-1953 remodel of Topsy’s Roost and the 1974 combining of the restaurant and bar building (Topsy’s) with the dance hall building (Big Stone Lodge).

6.3.1 Original Buildings

The first building constructed at the Big Stone Lodge complex was a dwelling/gas station built in 1925. The walls were constructed of well-rounded granite boulders gathered from the nearby hills (Los Angeles Times article [n.d.], Appendix I). The origin of the boulders is in some question as they have been abraded so as to remove the weathered exterior, which suggests a streambed source. Another factor is that the hills surrounding the Big Stone Lodge area are made up of the sedimentary Poway Conglomerate Formation (Kennedy and Peterson 1975) so that a source closer to the junction of Poway and Beeler Creeks would seem more likely. A granitic outcrop occurs at the southern end of Silverlake Drive, however the stone is weathered, which is inconsistent with the stone used at Big Stone.

The dwelling/gas station was constructed in an “L” shape with measurements of 15 feet across the front, 29 feet on the south or long side, and 15 feet on the north side from the front to the “L.” The “L” is 10 by 14 feet. The only known original photograph dates to circa 1930. The photograph shows casement windows, a wood-framed gable roof, and a canopy extending from the front of the house to the first gas pump island (Plate 6.0–3).

Plate 6.0–3: Howell Gas Station, circa 1930.
Courtesy of the San Diego Historical Society.
Figure 6.0–6
1928-1929 Aerial Photograph of the Big Stone Area
The Big Stone Lodge Project
Figure 6.0–7
1953 Aerial Photograph of the Big Stone Area
The Big Stone Lodge Project
According to the building record, the building was constructed as a dwelling to which a gas station canopy and two gas pump islands were attached. Each of the islands was designed to support two gas pumps for a total of four pumps, although only three pumps were mounted when the photograph was taken (Plate 6.0–3). The structure remained relatively the same until the early 1960s, when remodeling took place. The extent of the 1960 remodeling is obscure on the building record, but it is clear that a patio and carport were added in 1962. It may have been about this time that a retaining wall was constructed or at least started behind the buildings. The date of removal of the gas pumps was not identified during this study. The next alteration was a tenant improvement in 1994, but the building record was not specific about the specific changes made.

Construction on Big Stone Lodge began in 1925, but was halted in 1929 due to a lack of funding. The walls of this building were constructed of the same well-rounded granite boulders that were used on the dwelling/gas station. The original lodge building was rectangular and measured 62 by 42 feet with a bump-out for a stage at the rear that measured seven feet deep by 18 feet wide. The wood-framed roof was of a side gable type with a low pitch. The original floor was dirt, but a wooden dance floor was used by the 1940s and perhaps earlier. Windows were multi-light and fixed with wood frames, most of which still exist.

A separate restroom building was constructed to the south of the lodge building, but the exact date of construction has not been determined. The structure is located south of the lodge and was originally constructed of the same granite boulder walls with a wood gable roof. It is not clear whether this structure was originally segregated into a men’s and a women’s side. Although this building does not appear on the County 1928-1929 aerial photograph, its presence is noted on the 1953 aerial photograph (Figures 6.0–6 and 6.0–7). The building record is unclear as to the actual date of construction, but longtime Poway resident Delora Powers stated it was built about the same time as the lodge (personal communication 2004).

Carl Stuck, the son of the contractor in charge of construction, stated that the lodge building was left roofless when Homer Hansen, the source of financing,
abandoned the project (Carl Stuck narrative [n.d.]). In 1929, a new financial backer, Harold W. Watson, completed the lodge building. This building served as a community center and dance hall until about 1973 when major remodeling took place. At that time the lodge was physically joined with the expanded restaurant and bar with the result that the whole became a nightclub.

About 1930, the Howell’s began another building to serve as a restaurant and bar. It was constructed of the same materials as the lodge and the dwelling/gas station. The original dimensions of this structure are not known and only one partial photograph was identified through research. What is known is that it was constructed of the same large, well-rounded granite boulders, as were the dwelling/gas station and the lodge. The photograph shows two large windows and a door on the façade. This building was located between the gas station and lodge and set at a slight angle. The building record and narratives lead to the conclusion that it was completed about 1933. According to Fenton Stuck (narrative), Minnie Howell selected the name Topsy’s Roost (Plate 6.0–4). This building remained unaltered until a massive remodel circa 1953.

6.3.2 Renovations

Newspaper articles, the building record, and personal narratives/interviews are the basis for estimating which alterations and additions took place to the three main structures through time. The reliability of this information and the extent of each alteration are usually not clarified in the historic sources, so that inductive reasoning was required to estimate the nature and extent of each alteration. In some cases, the exact dates of construction of major components of Big Stone are not known; this is especially true of the expansion of Topsy’s Roost. Newspaper articles are notoriously fraught with errors in details and sometimes include the writer’s impressions or presumptions, which also adds to the confusion of tracing the historic record. The Assessor’s Building Record began in the 1950s and information from earlier periods was simply added by the assessment worker during conversations with informants in the field. If construction permits existed at the time, the information was added to the building record. Informant interviews, both those recorded at an earlier date and those conducted during the course of this investigation, rely on individual’s memories of events long ago. The most enigmatic event in this investigation was the expansion of Topsy’s. We only know that it occurred sometime prior to 1953 because it shows up on the 1953 aerial photograph as it was after the expansion. We know it was expanded because of the difference in the mineralogy of stone used in the original walls versus the mineralogy of stone used in the expanded walls. With this in mind, the following description of changes is a best estimate of the actual changes that took place through time.
The circa-1953 remodeling of Topsy’s consisted of knocking out the north and south end walls and expanding the building by extending the east and west walls considerably (Figures 6.0–8a to 6.0–8d). Topsy’s was constructed in an orientation that was slightly askew to the lodge and gas station. In an attempt at a sympathetic architectural expansion, the stone used was metamorphic rather than granitic stone. In a comparison of photographs taken of the existing structure during this study with the only known original photograph, an original portion of the existing structure can still be identified. There is a fireplace with cobblestone trim on the circa-1953 expanded portion of the building, and most of the stonework, both original and the circa-1953 expansion, is obscured by later wood, drywall, and stucco alterations. This is important as an example of why the original floor plan of Topsy’s cannot be easily reconstructed. The extent of actual alteration of original fabric can only be addressed after the removal of modern wood, drywall, and stucco elements.

Big Stone Lodge itself, aside from being modified to accommodate the addition of Topsy’s Roost in 1974, has undergone only slight alterations. Some alteration has occurred to all the original fenestration resulting from retrofitting the building with modern features, with the south side windows sustaining the least amount of damage. The original bump-out on the east side of the building for the stage is still intact, as is the original fireplace. A bar has been added north of the fireplace in the front of the interior and an enclosed patio has been added to the length of the new façade. Two views of the original lodge building under construction were located during the archival research (Plate 6.0–5 and 6.0–6). Because Homer Hansen abandoned the building without a roof (Carl Stuck narrative [n.d.]), the photographs must represent the period when Harold W. Watson was completing the building. The stonework in the historic
photographs matches the stonework on the building that presently exists. No other historical photographs of the original lodge building were discovered.

The dwelling/gas station is the northernmost building of the three and may have served as a residence for the earliest operators. The Howells built a house behind the lodge up the hill and to the east, but it must have been after the 1928-1929 aerial photograph was taken, since no structure is visible in that area (Figure 6.0-6). According to the Assessor’s Building Record and all other sources, the gas station was the first Big Stone building constructed at this site. A notation on the back of the building record says that the building was being used as sleeping quarters by the operator of the property and that the lodge, dance hall, and picnic area were under his control at that time (June 30, 1958). The gas station was remodeled in 1960, and in 1962, a carport and patio were added. Further tenant improvements were completed in 1994, but it is not clear if these were to the structure itself or simply consisted of the addition of storage cases and cold storage sheds. A restroom building still stands at the south side of the lodge and is consistent with the Big Stone architectural style. There is some conjecture about the actual date of construction, but it appears that it was built during the original construction era (1925-1933). The restroom building is present in the 1953 aerial photograph, as are the other three buildings of the Big Stone group (Figure 6.0-7). The restroom building remains today and is now accompanied by a serving/barbecue platform.

Current photographs of the structures are provided in Plates 6.0-7 to 6.0-12. A discussion of how the research results correlate with the research design is found in Chapter 7.0. A clear and concise recommendation for a target period of the restoration effort and recommendations for alternate uses are treated in Chapter 8.0.
### COMMERCIAL-INDUSTRIAL BUILDING RECORD

**Assessor, San Diego County**

**Parcel No.:** 317-232-22

**Address:** 12037 Pomarada Rd.

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**Figure 6.0-8a**

Assessor's Building Record for Assessor's
Parcel Number 317-232-22 (page 1)

The Big Stone Lodge Project
### Figure 6.0–8b
Assessor’s Building Record for Assessor’s Parcel Number 317-232-22 (page 2)
The Big Stone Lodge Project
### Assessor's Building Record for Assessor's Parcel Number 317-232-22 (page 2)
#### The Big Stone Lodge Project
### MISCELLANEOUS STRUCTURES

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### Reminders

- No exterior much interior.
- Originally built and used as a training station - now used as shelter.
- Operator was the operator of Big Stone Lodge.
- Operator paid 175th premium for the use of this structure and used Big Stone Lodge plus the dance hall and club area.
- Bldg. No. 28, 46.1 square feet.
- Sold to Mr. John Smith, or less than that.

**Figure 6.0–8d**  
Assessor’s Building Record for Assessor’s  
Parcel Number 317-232-22 (page 2)  
The Big Stone Lodge Project
Figure 6.0–9
Sketch Map of Howell’s Gas Station
(Taken from the Assessor’s Building Record)
The Big Stone Lodge Project
Figure 6.0–10
Sketch Map of Big Stone Lodge
(Taken from the Assessor's Building Record)
The Big Stone Lodge Project
Big Stone Lodge today.

The entrance to Big Stone Lodge today.
The gas station building today.

The restroom building today.
Portion of the original Topsy's Roost today.

Fireplace section (expanded by 1953) at Topsy's Roost today.
A portion of the original windows on the front of Big Stone Lodge today.

Big Stone Lodge stage today.
The Big Stone Lodge fireplace today.

Fireplace in expanded Topsy's Roost.
The Bait Shop today.

One of the cottages today.
Members of a country band play at the Big Stone Lodge, where they played in the 1950s.

Happy birthday

POWAY — The Big Stone Lodge went back in time Monday afternoon to help an old friend celebrate his birthday.

Troy Powell, who owned the country western bar and restaurant nearly 40 years ago, returned to the lodge Monday for a surprise party to mark his 69th birthday.

And as an extra gift, Powell’s wife, Levene, reunited members of the country band that played in the lodge in the 1950s for a special engagement to help her husband celebrate the occasion.

Levene Powell, left, and Troy Powell, right, join the lodge’s current owners Mr. and Mrs. Long.

Photography by WALDO NILO

TUESDAY, MARCH 22, 1994 B3

Figure 6.0–11: Big Stone Lodge reunion newspaper clipping from 1994.

Courtesy of Lavene Powell.
7.0 DISCUSSION

The evaluation of Big Stone Lodge consisted of a historic architectural evaluation of the existing lodge complex and the documentation of the construction and use of the structures through the 20th Century. The historical study utilized a chain of title, acquisition of the Assessor’s Building Record, informant interviews, and archival research for information and photographs of project structures and related features. This effort included field visits to measure the features and to map their relationship to each other, photo document the buildings, and to evaluate the present integrity. The goals of the study were to:

- Determine the extent of historic structural elements remaining within the Big Stone Lodge complex presently owned or controlled by the Poway Redevelopment Agency.
- Determine the historical significance of each structure and the relationship of the structures to the Big Stone Lodge complex development.
- Identify the dates of construction, and the dates and extent of modifications to the existing structures.
- Make a determination of historic significance of the structural elements.
- Make recommendations for a target period for restoration of the historical structures.
- Monitor and make recommendations during the demolition and restoration process.
- Make recommendations for alternate uses of the restored structures.

The Big Stone Lodge structures were constructed between approximately 1925 and 1933. The Howell family owned the complex for approximately 30 years during the majority of the early historic period of Big Stone Lodge use. Historical structures presently on the property consist of the original gas station building without the pump islands and canopy, the original lodge building, a separate restroom building, and the restaurant and bar designated Topsy’s Roost by Minnie Howell. The restaurant and bar building has undergone extensive alterations and was connected to the original Big Stone Lodge in 1974 to form a single building. The separate restroom building has a covered serving area attached. The restroom structure is considered to be a contributing element to the Big Stone Lodge complex. The parcel also contains a large parking area that is irregular in shape and covered with decomposed granite.

The four historic buildings—gas station, lodge, restaurant and bar, and the restroom building had been built by a local resident who was also responsible for the design. The complex was originally built as a roadside rest along Highway 395 when that route followed Pomerado Road from Miramar to Lake Hodges. All four original buildings are considered architecturally and historically significant. The lodge complex is designated Poway Historic Site Number 16. The significance of these structures lies in the unusual architectural style, the unique use of natural materials, and the association of the structures with persons and activities notable in the
history of Poway. For these same reasons, this complex may very well qualify for designation as a State of California Historic District. The historic district designation would allow for the subsequent addition of the campground to the south as well as the remaining cabins and the old campground supply store called the “Bait Shop.”

The historical research conducted for this project has resulted in a collection of information, photographs, maps, interviews, and recollection data that facilitates the following discussion of the research hypotheses stated in section 4.0.

**Hypothesis:** Big Stone Lodge has not always been a rowdy nightclub.

It is the case that the lodge has not always been a rowdy nightclub. Newspaper articles and eyewitness accounts agree that while the lodge did have rowdy periods, most notably during World War II when military personnel clashed and later for a brief period when the motorcycle crowd overwhelmed the other customers, the majority of historical use had been for weekend dances with no significant problems. This information was obtained from a newspaper interview with longtime operator of the restaurant and bar Elwood “Redbird” Copeland (Evening Tribune June 4, 1981).

**Hypothesis:** The Big Stone architectural style was born out of a need to make a design statement.

Although it would be optimal to have a first-hand account or good documentary evidence identifying the purpose of the Big Stone architectural style, this was not located. A recent review on roadside rests of the early automobile touring period (1920-1970) documents a desire to get the attention of the motorist through the use of unusual architecture or signage (Website: Roadside Peek: An Adventure in Time). Because it took considerable labor to acquire the granite boulders for the construction of the Big Stone buildings and because the location was rural, it seems logical to assume that a rustic appearance was felt to attract attention to the structures. Constructed first was the gas station, which stood alone on the property in 1925. Construction on the lodge was started that year but not completed until about 1930. On the long trip from San Diego to Escondido the Big Stone architecture would have been as effective if not more so than a billboard at conveying the message “here is an oasis in the rustic rural community known as Poway.” The success of Camp Big Stone may be linked to the design statement made by Big Stone architecture.

Another element in this line of inquiry is the use of Big Stone architecture along old Highway 395 north of the Mojave Desert (Brian Smith, personal communication 2004). It would be interesting to identify the construction dates of these structures to see where along Highway 395 the oldest Big Stone structure is located. This might lead to a cause and effect hypothesis.
**Hypothesis:** Big Stone Lodge occupied a traditional location used in the early years as a stage stop.

While not on the exact spot as two earlier stage stops, it was located between the stage stops known as the 20-Mile House and the Halfway House. Stopping to rest and eat on a trip from San Diego to Escondido had become a tradition that carried over to early automobile travel. Picnics and even camping overnight were a normal part of early automobile travel, and Camp Big Stone was located in the traditional spot near the foot of old Poway Grade.

**Hypothesis:** The high point of popularity is the optimal target period for restoration of Big Stone Lodge.

Although accurate attendance statistics were not available, popularity was inferred from newspaper articles, personal interviews, and events that tended to isolate the lodge from the mainstream north-south traffic. The high point of popularity would seem to be the immediate post-WWII period. Old Highway 395 was in use as the main highway until it was realigned in 1951 to approximately where Interstate Highway 15 is today. The gas station, Big Stone Lodge, Topsy's Roost, the campground, and cabins were still being used as originally planned and no major renovations had yet taken place.

**Hypothesis:** The success of Big Stone as a location was dependent on its proximity to a main thoroughfare.

The record of owners is complete, but a gap exists in the chain of operators between 1960 and 1990. This gap coincides with a single owner, but the only operators identified were the Pattersons and their tenure has not been bracketed. The Pattersons enjoyed a good business according to a 1981 newspaper article (Evening Tribune June 4, 1981), but as a western-themed dine and dance spot frequented by mostly local patrons. After the realignment of Highway 395 in 1951 the Big Stone area continued as a popular wayside stop because Pomerado Road still carried local traffic. The realignment of Pomerado Road and the subsequent abandonment of Old Pomerado Road in 1971 reduced traffic even further. Major alterations in 1973 incorporated Topsy's Roost into Big Stone Lodge. This renovation may have been an attempt to increase patronage. Live music was still limited to weekends, but the jukebox was likely sufficient for dancing on other nights of the week. By the time Scripps Poway Parkway was opened in October 1997 and Big Stone Lodge was left on a cul-de-sac, business declined to a point that even the most dedicated operators found the lodge a poor investment.
Hypothesis: Roadside rests as a cultural phenomenon underwent significant change from the period of stagecoaches, through the early automobile travel, to today’s freeway travel.

In the days of stagecoaches, the leg of a journey was determined by the stamina of the team. Hills or grades greatly reduced the distance a team could travel without rest. Early automobile travel was slow by today’s standards and the custom of stopping for a picnic or even a snack and a visit to a restroom developed from the earlier travel tradition. Today’s freeway travel is fast by comparison and rest stops are usually only found outside cities on major routes. Today’s rest stop often consists of stopping for fuel and a snack or using the restroom at a rest stop and resuming the trip while eating or drinking along the way.

Hypothesis: Physical changes at the lodge through time reflect the economic success of the enterprise.

An interview with Elwood “Redbird” Copeland in 1981 covered his long tenure in which he characterized the changes that had taken place at the lodge since it was originally constructed. He noted that the popularity has decreased through the years. Attempts to restore the customer base included renovating the property to cope with changes in attendance and to stimulate renewed interest. But the lodge as an enterprise finally collapsed and even a catering business found it hard to succeed at the now isolated location. The abandonment of the original Highway 395 alignment in 1951 left the lodge on a local travel route. The realignment of Pomerado Road in 1971 left the lodge on a side road and the construction of Scripps Poway Parkway in 1997 left the lodge on a cul-de-sac. There was an apparent time lag between the episodes of traffic changes and activities at the lodge that suggest a gradual rather than an instantaneous effect on business. Nevertheless, there was a gradual decline in business as indicated by interviews and in newspaper articles.

Hypothesis: Past alterations to the Big Stone Lodge complex have not eroded the historical significance of the buildings.

The remaining structures have been assessed for historic significance. While it is the case that several changes have taken place, those changes do not adversely effect the evaluation of the four structures as historically significant. The four significant historic structures can be restored to their historic appearance. Restoration will successfully convey the historic period and purpose of Big Stone Lodge.
8.0 MANAGEMENT CONSIDERATIONS

The purpose of the historical research and structure assessment of Big Stone Lodge is to provide the Poway Redevelopment Agency with a history of the structure complex, an evaluation of the historical significance of the structures, and to recommend options to preserve, restore, and emphasize the historically important elements of Big Stone Lodge. The Poway Redevelopment Agency predicts the public will benefit from restoring this local landmark. By opening Big Stone Lodge to public functions, a part of Poway’s historic past can be on display to all who use the facility.

The historical research and analysis has resulted in the following findings or recommendations:

A) The Big Stone Lodge and associated structures are locally important as a historic structure complex.
B) The historic complex meets the criteria of CEQA as a significant resource, although the alterations over time have compromised the integrity of the resource to some extent.
C) The Lodge complex and other historically related structures in the near vicinity may constitute a historic district.
D) The prominent historic period of Big Stone Lodge is between 1925 and the very early 1970s, when the lodge complex evolved as a significant local social center and rest stop on old Highway 395.
E) Restoration of one or more of the structures at Big Stone Lodge to the post-World War II era is achievable through use of the remaining elements identified on-site, building records, and some photographs to assist with restoring missing or modified structural components. The early post-war restoration target will serve to illustrate the architecture and culture that is a large part of the historic significance of the structures within the complex.

The findings and recommendations summarized above are discussed in more detail below. Prior to taking any action at the Big Stone Lodge complex, it is recommended that the Poway Redevelopment Agency, as lead agency, investigate the agency’s legal responsibilities under CEQA and the City of Poway Municipal Code Section 17.45. The Big Stone Lodge complex is categorized as a Class A historic property under the Poway Municipal Code 17.45.

8.1 Evaluation
The findings of the historical research and significance assessment have provided a foundation from which to evaluate the Big Stone Lodge as a significant historical site associated with a distinct architectural format and noted as a prominent center for locals and travelers to
dine, dance, socialize, and camp. The complex is locally significant and, on a regional scale, represents an important example of rural highway wayside development in southern California. Moreover, the lodge complex is associated with persons important in Poway’s history; it represents distinctive characteristics of construction method and materials, and represents the work of a creative individual. For the lodge complex to be eligible for inclusion on the California Register of Historical Resources it must (Appendix II):

1) Be associated with events contributing to the broad patterns of the State’s history and culture;
2) Be associated with historically important people;
3) Embody distinctive characteristics of a type, period, region, or construction method, or represent the work of a creative individual; or
4) Have the potential for yielding important information about California’s history or prehistory.

**Historic Designation**

Based upon the results of research and analysis, it is recommended that the Poway Redevelopment Agency consider Big Stone Lodge as part of a historic district, which would include Big Stone Lodge along with the original gas station, a restaurant/bar developed from Topsy’s Roost, and the old campground including the “Bait Shop” and the cabins. The City may consider registering the historic district with the State Historic Preservation Office as an officially recognized State Historic District. This would require the consent of each property owner. Structures such as the old Sportsman’s Inn to the north of the gas station could be added as a contributor to the historic district with the consent of the present owner.

**8.2 Recommendations**

The City of Poway purchased the Big Stone Lodge complex to save the historic site for the citizens of the City. To promote the property and reinstate its function as a public gathering place, the City has proposed the renovation of structures. Based upon the findings of the historic evaluation, the Big Stone Lodge complex does qualify as a historic site worthy of preservation. However, the various periods of use and modifications complicated any straightforward recommendations regarding restoration of structures and future use. Therefore, recommendations for preservation will focus upon those intrinsic characteristics cited as key elements of the significance evaluation, coupled with considerations for future public uses.

The recommended target period for historic restoration of the Big Stone Lodge complex is the post-war period before the alterations of the early 1970s. This period is recommended because it represents the high point of various uses that form the basis of the historic significance. Whether or not restoration is conducted in phases, the long-term goal should be to
restore the entire complex. Acquisitions of additional contributing properties such as the “Bait Shop,” the cabins, and the campground are recommended to provide a community park for a variety of activities, while restoring a classic historic roadside rest stop in southern California. Specific recommendations are provided below:

(1) Big Stone Lodge

Big Stone Lodge was the second building constructed on the property and has achieved the most notoriety (Plate 8.0–1). The lodge is generally seen as the most important historic structure at this location. However, the lodge building has been joined to the old café/tavern (restaurant/bar) building by a patio. In order to expose the original big stone structural elements, which are the hallmark of the building’s architectural significance, the lodge building and the restaurant/bar should be separated, and the patio should be removed (Figure 8.0–1). The interior restoration will encounter some construction challenges dealing with problems related to the sinkhole in the retrofitted bar area and the replacement of the dance floor. Suggested repairs for these issues would include avoiding reconstruction of the dance floor over dirt floors, and placing a concrete foundation to support the restored dance floor. The original windows and doors should be restored, which would be facilitated by using a combination of photographs and remaining historic fabric as guides (Figure 8.0–2 and 8.0–3). Presently, there is a row of posts supporting the roof. This row of posts was not in place during the 1951-1953 Powell tenure (Lavene Powell, personal communication 2005) but may be a necessary element for structural stability.
Figure 8.0–1
Big Stone Lodge Restoration Plan
The Big Stone Lodge Project
(2) The Restaurant/Bar (Topsy’s Roost)

The recommendation for the restaurant/bar is to restore the building to its post-war condition. However, the restaurant and bar restoration is problematic because the extent of changes to the original building is masked by recent wood construction (Figure 8.0–1). Also, the only known photograph, which dates to the early 1930s, covers only a small portion of the building façade. Sometime prior to 1953, the building, as shown on the 1953 aerial photograph, had been enlarged using big stone architectural elements mostly consistent with the original construction. The pre-1953 enlargement was carried out using large stone for the walls and cobblestone trim for the inside of the fireplace. The new fireplace facing was constructed with small cobblestones and is quite different than the original fireplace in Big Stone Lodge, but is consistent with the style of stonework in the cabins at the old campground.

To effect the restoration of the restaurant and bar, careful demolition of recent, non-historic elements would be required; specifically, the wood wall expansion and the covered patio. Once the non-contributing additions are removed, the condition and extent of the big stone elements can be assessed. Following that assessment, a plan of action can be prepared in concert with the historic restoration architect and the City to create a technical approach for preservation of the contributing elements. A kitchen should be included in the restoration because of the historic function of the stone portion of the structure. A kitchen could also be added as a non-historic facility on the rear of the building. American Disability Act (ADA) compliant restrooms could be developed behind (on the east side) this building to serve both Big Stone Lodge and the restaurant/bar. Any such ancillary buildings should be constructed of materials that are clearly not historic so as to separate what is historic at the site and what is not historic.

(3) The Gas Station

Restoration of the gas station is an important factor in the overall Big Stone Lodge project (Figures 8.0–4 and 8.0–5). The sheds on the property should be removed. A substantial crack in the masonry along the south side of the gas station building should be repaired in such a manner that it will not recur or spread. Underground storage tanks are not necessary but the islands and gas pumps should be replaced along with the canopy from the dwelling to the first pump island. This restoration is a key element in conveying the historic function of this feature to visitors. Finally, the wood frame additions at the rear interior appear to be of sufficient integrity to be preserved, and preservation of these additions would not appreciably detract from the overall appearance of the restored gas station.
(4) The Restroom Building

Restoring the restroom building should not be difficult as the alterations are limited to exterior additions (Figure 8.0-6). The roof has been extended northward to cover a homemade steam table for food service. Removal of the roof extension and steam table would be easy to accomplish without disturbing the historic fabric of the building. The building could be used for storage or any other purpose deemed suitable by the City, because it is the architecture that conveys the historic period to visitors. Placing a separate modern facility on the premises would resolve the issue of compliance to today’s restroom requirements including ADA access and would not significantly detract from the historic significance of the restroom structure.

8.3 Options for Restaurant at Big Stone Lodge

The restoration process will result in the revival of the Big Stone Lodge complex circa 1955. While the function of this facility evolved over time from a roadside stop to a restaurant and social events center, the restored facility can be designated for various civic and private events. The following options provide possible functions and courses of action for each building and the complex as a whole. Recommendations are based on previous function, present condition, and the stated needs of the City.

Option 1

This option maximizes the existing floor space within the combined lodge and restaurant/bar buildings, including the present entrance/patio. In many respects, this option would reflect the largest configuration of the lodge during its historic use, and would include the restaurant/bar building and the lodge as a single large venue for community functions. Selection of this option should conform to the restrictions on demolition of historic fabric established by the City in Poway Municipal Code 17.45. It is also important from a historic preservation standpoint that non-historic fabric (that is post-1955 materials and features) be clearly distinct from the historic lodge and restaurant/bar. Delineation of new versus old would include a new structure connecting the two buildings and any new construction of a kitchen and/or restrooms behind the restaurant/bar building. The specific elements in Option 1 include:

**Big Stone Lodge and the Restaurant/Bar (Topsy’s Roost):**

- Assess the original fenestration for conformity with present building codes and restore it to the post-war period as faithfully as those codes and the new use will allow.
- The present one-building configuration could be retained to maximize the floor space provided the post-1955 additions are reconstructed in such a way as to be clearly not part of the historic fabric.
- Remove the retrofitted bar feature from inside the lodge.
• Remove the retrofitted enclosed patio on the west façade of both buildings.
• Remove the frame additions on the rear of the restaurant/bar building to provide the necessary room for construction of the possible exterior kitchen and ADA compliant restrooms for both the restaurant/bar and the lodge.
• Add a kitchen to the exterior to accommodate catering for sizable events. This may be located behind the restaurant/bar building.
• Add ADA compliant restrooms to the exterior. These may be located behind the restaurant/bar building.
• Retain the original stage and fireplace in the lodge building.
• Return the buildings to their original function, as a venue for community events.

The Gas Station:
• Reconstruct the gas pump islands and canopy in order to convey the historic function of the station to visitors.
• Construct signage based on that visible in the circa-1930 photograph (Plate 6.0–3).
• Remove the ancillary portable structures from the property.
• Use as a residence perhaps for a caretaker of the property; or,
• Use as a museum, including Camp Big Stone as an example of a roadside rest of the automobile-touring era.

The Restroom Building:
• Remove the roof that extends northward to cover a homemade steam table for food service.
• Remove the steam table.
• Restore any signage that would indicate historic use such as “men” and “women” signs.
• The building could be used for storage or any other purpose deemed suitable by the City, because it is the big stone architecture that conveys the historic period to visitors.

Option 2
This option is a faithful restoration of the structures to their circa-1955 condition. The function at that time was a lodge for scheduled dances that drew patrons from the entire county and beyond. The restaurant/bar building was open daily and served food and drink to the public at nominal prices. This target period does not ignore the later use as a country-western night club and later a barbecue restaurant. Rather, it focuses on historic uses of 50 years ago; those uses being consistent with the facility’s uses since the original buildings were built. The following descriptions are presented as a general guide for the restoration:
Big Stone Lodge:
- Assess the original fenestration for conformity with present building codes and restore it to the post-war period as faithfully as those codes will allow.
- Separate the lodge from the restaurant/bar to allow use of the two buildings independently. This would entail removing the present entrance patio.
- Remove the retrofitted bar feature in the lodge building.
- Remove the retrofitted enclosed patio on the west façade of the building.
- Retain the original stage and fireplace in the lodge building.
- Return the building to a venue for scheduled community events.

Restaurant/Bar (Topsy's Roost):
- Retain the expanded building configuration constructed in the big stone tradition.
- Restore a kitchen consistent with the expanded floor plan.
- Remove the covered patio on the west façade.
- Remove the frame additions on the rear to provide the necessary room for construction of a possible exterior kitchen and ADA compliant restrooms for both the restaurant/bar and the lodge.
- Construct ADA compliant restrooms at the rear using materials that are clearly not historic.
- Restore the building to the post-war state by removing the present entrance and patio; this would reduce the amount of floor space, but the frame additions appear to be substandard and would likely have to be removed anyway.
- Dedicate use for community functions along with Big Stone Lodge to provide options for more than one event at a time or for a dual venue for larger events.

The Gas Station:
- Reconstruct the gas pump islands and canopy in order to convey the historic function of the station to visitors.
- Construct signage based on that visible in the circa-1930 photograph (Plate 6.0–3).
- Remove the ancillary portable structures from the property.
- Use as a residence perhaps for a caretaker of the property, or
- Use as a museum for the whole complex; the Camp Big Stone roadside rest of the automobile-touring era.

The Restroom Building:
- Remove the roof that extends northward to cover a homemade steam table for food service.
- Remove the steam table.
• Restore any signage that would indicate historic use such as “men” and “women” signs.
• The building could be used for storage or any other purpose deemed suitable by the City, because it is the big stone architecture that conveys the historic period to visitors.

8.4 Summary
As part of any renovation project, it is important to consider the structural integrity of the historic buildings during the preliminary planning process. A structural engineer and a thorough pest inspection should be conducted as a prelude to any restoration effort. This is important as a means of identifying the nature and extent of any work to be done by a contractor. The service of an architect that specializes in historic restoration is critical. It is also important to select a contractor that has historic restoration experience. In this way, cost overruns and errors in selecting historic and non-historic fabric can be reduced and will ensure an accurate restoration/conversion to modern use.

The whole property, after restoration is complete, could be furnished with period materials and photographs depicting the history of Camp Big Stone and of the Big Stone architectural tradition. This could be approached in such a way that use for community events and as a museum would not be mutually exclusive. The lodge and restaurant could be decorated with historic photos and memorabilia of Poway and photographs of the activities at Big Stone Lodge during the period from the 1920s through the early 1970s. Using the gas station as quarters for a caretaker or as a historic museum would not detract from the community use functions of the lodge and restaurant/bar.

Restoration of historic buildings is an important function of City agencies that results in the preservation of the common history of a community and presents a link to sustain the public’s interest in their heritage. Big Stone Lodge is a perfect example of a local focal point from the past that retains historic architectural significance and potential for future public use. Whichever option for preservation is selected, the public benefit will be ensured for many decades to come.
9.0 PERSONNEL

Larry J. Pierson personally conducted the field survey, the historic research, informant interviews, and prepared this report. Nicole Benjamin-Ma assisted with research at the Poway Historical Society. Scott Mattingly assisted Mr. Pierson with preparing the measured map of structures on the property. Kyle Guerrero and Dylan Amerine were responsible for report production and scheduling. Brian Smith and Nora Collins edited the manuscript, and Robert Hernandez, Clint Callahan, and Damien Tietjan prepared the graphics. NETR Real Estate Research provided the historical chain of title to BFSA. The study was conducted in accordance with the requirements of CEQA, the City of Poway Redevelopment Agency, and specifically stated requirements for this project. All project field notes, photographs, and maps will be curated at the laboratory facilities of BFSA in Poway, California.
10.0 **CERTIFICATION**

The information provided in this document is correct, to the best of my knowledge, and has been compiled in accordance with CEQA and the guidelines of the City of Poway.

[Signature]

Larry J. Pierson, RPA  
Principal Investigator  

[Date]
11.0 REFERENCES

California Office of Historic Preservation

California Rancher

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1993 Paleontological Resources, County of San Diego. Department of Paleontology, San Diego Natural History Museum.

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ND Letter from Fenton L. Stuck to Jerry Long.
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   Great Register of Voters.
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   Vertical Files.
   Biographical Files.
   Historical Interviews.
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Smith, Brian F.
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Stein, Lou
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van Dam, Mary
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Appendix I

Site Record Forms
Assessor’s Building Record
Chain of Title
Research Offprints
August 11, 2004

South Coastal Information Center
4283 El Cajon Boulevard, Suite 250
San Diego, CA 92105

Dear Sirs:

Enclosed please find two copies each of the Primary and BSO DPR forms with attachments for a building located in the Big Stone neighborhood of the City of Poway, California. This property was identified during a study of the Big Stone Lodge project and is located on the appropriate Poway quadrangle map section. Please assign a permanent trinomial and notify us of the result.

If there are any questions about this request or any other aspect of the project, please do not hesitate to call Brian Smith or myself.

Sincerely,

Larry J. Pierson, RPA
Senior Archaeologist and Historian
State of California — The Resource Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Page of

P1. Other Identifier: Big Stone Lodge

P2. Location: a. County San Diego
   b. Address 12237 Old Pomerado Road
   c. USGS 7.5" Quad Poway
   d. UTM: (Give more than one for large and/or linear resources) Zone 11, 493958 mE, 3644484 mN
   e. Other Localational Data (e.g., parcel #, directions to resource, elevations, etc., as appropriate):

   This project is located on Assessor’s Parcel Number 317-232-22 in the southwestern part of the town of Poway in San Diego County, CA. Specifically, this complex of structures is located at 12237 Old Pomerado Road at an elevation of 520 feet above mean sea level.

   P3a. Description (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries):
   Big Stone Lodge presently consists of three stone buildings with wood frame roofs. This complex dates to about 1925 and is made up of a gas station/residence, a restaurant and bar, and a lodge/dance hall. Attendant to the present property are several ancillary outbuildings including storage sheds, refrigerators, and a restroom building original to the lodge. Termites have caused extensive damage to the wood elements of the structures.

   P3b. Resource attributes: (List attributes and codes) HP45 HP39 Roadside Rest Complex

   P4. Resources Present: ☐ Building ☑ Structure ☐ Object ☐ Site ☐ District ☐ Element of District ☐ Other (isolate, etc)

   P5a. Photograph or Drawing (photo required for buildings, structures, and objects.)

   P5b. Description of Photo: (view, data, accession #) Front elevation 2004

   P6. Date Constructed/Age and Source: ☑ Prehistoric ☐ Historic ☐ Both 1925

   P7. Owner and Address:
   Poway Redevelopment Agency
   P.O. Box 1030
   El Cajon, CA 92020

   P8. Recorded by (Name, affiliation, and address): Pierson, Larry
   Brian Smith & Assoc., 14010 Poway Rd.
   Suite A, Poway, CA 92064

   P9. Date Recorded: June 2004

   P10. Type of Survey: (Describe) Historic Evaluation

   P11. Report Citation (Provide full citation or enter "none."): “A Historical Evaluation of Big Stone Lodge” Pierson, Larry, June 2004

   *Attachments: ☐ NONE ☑ Map Sheet ☐ Sketch Map ☐ Continuation Sheet ☐ Building, Structure, and Object record ☐ Archaeological Record ☐ District Record ☐ Linear Resource Record ☐ Milling Station Record ☐ Rock Art Record
   Artifact Record ☐ Photograph Record ☐ Other (List):
B1. Historic Name: Big Stone Lodge
B2. Common Name: Big Stone Lodge
B3. Original Use: Dance Hall
B4. Present Use: none
B5. Architectural Style: Big Stone Tradition
B6. Construction History: The lodge building was originally built between 1925 and 1930. The property now consists of three major and one minor structures. The original Camp Big Stone gas station consisted of two islands with two gas pumps each and a house. Next came Big stone lodge, a dance hall with a band stand. Then a restaurant and bar was constructed in between the gas station and the lodge, all before 1930. In the 1970s the restaurant/bar and the original lodge building were connected together with a common entrance. A small restroom building was constructed about the end of WWII to the south of the lodge. Since the 1970s several alterations have taken place inside and outside the structures. The present owner, Poway Redevelopment Agency, wishes to undertake a restoration and has engaged our firm to conduct a historic study and make recommendations for restoration and use of the property.
B7. Moved? XNo □Yes □Unknown Date: Original Location:
B8. Related Features: Nearby are a picnic area in a large oak grove along Beeler Creek. A store and several cabins constructed with cobblestone trim used to be a part of the larger roadside rest along Highway 395 in southwest Poway, California. The picnic area, store building, and cabins are not part of the present study and are privately owned today.
B9a. Architect: Daniel W. Stuck
B9b. Builder: Daniel W. Stuck
B10. Significance: Theme: Big Stone Architectural Tradition
   Period of Significance: 1920s-1950s
   Property Type: commercial
   Applicable Criteria: California Register Criteria 1-3
   (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
   The significance of Big Stone Lodge is couched in the unusual use of large undressed boulders for wall and fireplace construction. This was exhibited in the three initial buildings and copied into later structures in the immediate vicinity. The masonry portion of the structures is basically sound, but the wood framed roofs have been compromised by termite damage. While additions have been made to the exterior and changes have taken place on the interior, these are not irreversible. The restroom building replaced outhouses and was also constructed in the big stone tradition. The Lodge and associated features served as the rest stop of choice for travelers on Highway 395 between San Diego and Escondido. Saturday night dances at the lodge served as a gathering place for local citizens as well as for people from surrounding communities from about 1930 until well into the 1950s. In later years the facilities were transformed into a sometimes rowdy country and western dance and dance bar. After highway 395 was realigned, then later replaced with interstate highway 15, roadside traffic diminished and the operators found it increasingly difficult to maintain enough patronage to be profitable. The realignment of Pomarado Road bypassed the lodge and left the complex on a dead end street. The property has been idle for the past few years and the City of Poway Redevelopment Agency bought it with a view to restore the buildings. It is hoped that the buildings can be put to alternative uses that will serve the community again.
B11. Additional Resource Attributes: (List attributes and codes)
B12. References: The source material for this investigation is innumerable in the references cited section of the report.
B13. Remarks: The community of Poway has been very generous in sharing personal files and memories regarding Big Stone Lodge. They anticipate the preservation of the big stone tradition and the memories of Big Stone Lodge as an element in the community’s historic fabric.
B14. Evaluator: Larry J. Pierson
Date of Evaluation: June, 2004
Project Location Map
The Big Stone Lodge Project
USGS Poway Quadrangle (7.5 minute series)
Thomas Guide Location Map
The Big Stone Lodge Project
Thomas Guide San Diego County 2002

Figure 2.0-1
HISTORICAL CHAIN OF TITLE REPORT

BIG STONE LODGE
12237 OLD POMERADO ROAD
POWAY, CALIFORNIA

Submitted to:

BRIAN F. SMITH AND ASSOCIATES
14678 Ibex Court
San Diego, California 92129
(858) 484-0915

Attention: Larry Pierson

Project No. N04-0561

Wednesday, April 14, 2004

NETR- Real Estate Research & Information hereby submits the following ASTM historical chain-of-title to the land described below, subject to the leases/miscellaneous shown in Section 2. Title to the estate or interest covered by this report appears to be vested in:

POWAY REDEVELOPMENT AGENCY

The following is the current property legal description:

All those certain pieces or parcels of land being a portion of the Northwest ¼ of the Southwest ¼ of Section 23, Township 14 South, Range 2 West, according to the United States Government Survey approved September 11, 1879, lying and situate in the City of Poway, County of San Diego, State of California.

Assessor's Parcel Number: 317-232-22
1. HISTORICAL CHAIN OF TITLE

1. PATENT:
   RECORDED: 06-22-1899
   GRANTOR: United States of America
   GRANTEE: Eleanora P. Dodson, et al
   INSTRUMENT: Bk 9, Pg 334

2. GRANT DEED:
   RECORDED: 08-11-1899
   GRANTOR: Lucy A. Judkins, et al
   GRANTEE: Eleanora P. Dodson, et al
   INSTRUMENT: Bk 281, Pg 150

3. GRANT DEED:
   RECORDED: 07-29-1901
   GRANTOR: Frank W. Bennett, et ux
   GRANTEE: Lucy H. Judkins, et al
   INSTRUMENT: Bk 398, Pg 409

4. GRANT DEED:
   RECORDED: 07-29-1901
   GRANTOR: Eleanora P. Dodson, et al
   GRANTEE: Frank W. Bennett
   INSTRUMENT: Bk 311, Pg 432

5. GRANT DEED:
   RECORDED: 05-15-1903
   GRANTOR: Lucy H. Judkins, et al
   GRANTEE: Dana S. Luce, et al
   INSTRUMENT: Bk 329, Pg 111

6. GRANT DEED:
   RECORDED: 05-28-1903
   GRANTOR: Dana S. Luce, et al
   GRANTEE: H. L. Chenowith, et ux
   INSTRUMENT: Bk 324, Pg 330

7. GRANT DEED:
   RECORDED: 10-15-1908
   GRANTOR: H. L. Chenowith, et ux
   GRANTEE: George S. Barnes, et al
   INSTRUMENT: 4771
8. GRANT DEED:
   RECORDED: 09-08-1910
   GRANTOR: George S. Barnes, et al
   GRANTEE: Poway Ranch Company
   INSTRUMENT: 4470

9. GRANT DEED:
   RECORDED: 09-08-1910
   GRANTOR: Poway Ranch Company
   GRANTEE: J. M. Cavins, et ux
   INSTRUMENT: 4468

10. GRANT DEED:
    RECORDED: 08-28-1911
    GRANTOR: J. M. Cavins, et ux
    GRANTEE: J. G. Merrill, et ux
    INSTRUMENT: 7051

11. GRANT DEED:
    RECORDED: 06-06-1913
    GRANTOR: J. G. Merrill, et ux
    GRANTEE: Ed Fletcher, et ux
    INSTRUMENT: 17000

12. GRANT DEED:
    RECORDED: 08-09-1926
    GRANTOR: Ed Fletcher, et ux
    GRANTEE: Bank of Italy National Trust and Savings Association
    INSTRUMENT: 48069

13. GRANT DEED:
    RECORDED: 11-15-1929
    GRANTOR: Bank of Italy National Trust and Savings Association
    GRANTEE: Homer A. Hansen, et ux
    INSTRUMENT: 65704

14. GRANT DEED:
    RECORDED: 11-15-1929
    GRANTOR: Homer A. Hansen, et ux
    GRANTEE: Harold W. Watson, et ux
    INSTRUMENT: 65717
15. TRUSTEE'S DEED:
   RECRODED: 11-14-1932
   GRANTOR: Security Title Insurance and Guarantee Company
   GRANTEE: Pacific Coast Building and Loan Association
   INSTRUMENT: 53109

16. GRANT DEED:
   RECRODED: 10-17-1938
   GRANTOR: Pacific Coast Building and Loan Association
   GRANTEE: Earl W. Howell
   INSTRUMENT: 56571

17. GRANT DEED:
   RECRODED: 06-25-1952
   GRANTOR: Earl W. Howell
   GRANTEE: Earl W. Howell, et ux
   INSTRUMENT: 77240

18. GRANT DEED:
   RECRODED: 02-26-1960
   GRANTOR: Earl W. Howell
   GRANTEE: Jacob C. Yearicks, et ux
   INSTRUMENT: 39452

19. GRANT DEED:
   RECRODED: 04-30-1990
   GRANTOR: Louise L. Yearicks, widow
   GRANTEE: Pomerado Club, Inc.
   INSTRUMENT: 90-233672

20. GRANT DEED:
   RECRODED: 08-15-1994
   GRANTOR: Big Stone Lodge Corporation, formerly known as Pomerado Club, Inc.
   GRANTEE: BSL Real Estate Partnership
   INSTRUMENT: 1994-0492799

21. QUITCLAIM DEED:
   RECRODED: 02-28-1996
   GRANTOR: BSL Real Estate Partnership
   GRANTEE: Amaro, Inc.
   INSTRUMENT: 1996-0097380
22. CORPORATE GRANT DEED:
RECORDED: 10-01-1997
GRANTOR: Amaro, Inc.
GRANTEE: R. J. Enterprises, LLC
INSTRUMENT: 1997-0489004

23. GRANT DEED:
RECORDED: 02-03-1998
GRANTOR: R. J. Enterprises, LLC
GRANTEE: Poway Redevelopment Agency
INSTRUMENT: 1998-0055604

24. GRANT DEED:
RECORDED: 01-06-1999
GRANTOR: R. J. Enterprises, LLC
GRANTEE: Poway Redevelopment Agency
INSTRUMENT: 1999-0005868

25. GRANT DEED:
RECORDED: 07-10-2000
GRANTOR: R. J. Enterprises, LLC
GRANTEE: Aida Shihadeh
INSTRUMENT: 2000-0361335

26. GRANT DEED:
RECORDED: 11-07-2000
GRANTOR: R. J. Enterprises, LLC
GRANTEE: Aida Shihadeh
INSTRUMENT: 2000-0603813

27. INTERSPOUSAL TRANSFER DEED:
RECORDED: 10-24-2003
GRANTOR: Muaid Shihadeh
GRANTEE: Aida Shihadeh
INSTRUMENT: 2003-1304224

28. GRANT DEED:
RECORDED: 10-24-2003
GRANTOR: Aida Shihadeh
GRANTEE: Poway Redevelopment Agency
INSTRUMENT: 2003-1304225
2. LEASES AND MISCELLANEOUS

1. No leases or environmental liens were found of record.
3. LIMITATION

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Country-western dance lessons draw a crowd at Poway's Pomerado Club, for years known as the Big Stone Lodge.

Historic Honky-Tonk
Roaring '20s Club Still Going Strong

By NANCY RAY
TIMES STAFF WRITER

Dust devils swirl in the parking lot and sometimes gust through the open double doors of the Pomerado Club, once known as the Big Stone Lodge and soon to again bear that historic name.

A little dust seems right at home in this ranging wooden structure with its supporting columns of boulders brought from the surrounding Poway hills. The rungs of the wooden bar stools are scuffed from decades of cowboy boots, the historic pictures on the walls are flecked with beer foam and an occasional hole from an errant dart. The corners host cobwebs and the walls and ceiling, according to old-timers, bear at least a dozen bullet holes.

It's a place that leads one to wonder: If those walls could talk.

Big Stone Lodge claims the title of "the county's oldest continuously operating honky-tonk," according to its new owner, Jerry Long, who bought the old Poway building about five months ago and plans to make it a restaurant and dance spot with a decidedly western theme.

Long discovered that it had been a roadhouse and dance hall since the mid-1920s when Dr. Homer Hansen had the namesake boulders brought down to building near the site of the Twenty Mile House, an adobe way station and drinking establishment where drivers
Continued from B1 on the San Diego & Escondido Stage Line had once obtained fresh horses for their daily run. Area historians are unsure if the Twenty Mile House was still operating when the Stone Lodge was built.

But Delora Powers, a Poway Historical Society member who came to Poway in 1925, remembers when the Stone Lodge was new.

"It was built after I moved here," Powers recalls. "It must have been in the 20s that it was built."

Powers remembers how Hansen and his partners at first planned to build a motel—called a tourist court in those days—on Metate Lane. But the project "went belly up," so the developers moved over to Pomarodo Road—then the main artery between San Diego and Escondido—and built the Big Stone Lodge.

"When I was a teenager, I just didn't go in that place," Powers said. "I just couldn't stand the idea of having to hold up my partner all around this dance floor. It was a wide place in those days.

"I remember the wonderful hardwood dance floor there," she recalled. "It was so wonderfully smooth."

Arie DeJong emigrated from Holland to Poway in 1943, along with his parents and nine brothers and sisters. They were sponsored by his father's brother-in-law, Uncle Sam, to work on his 800-acre dairy farm and they lived in several small stone houses in Wyoming Pine Cone Grove, south of the Big Stone Lodge.

"I didn't speak a word of English," DeJong said. "Every morning my brother and I would get up about 2 a.m. to go out the door to the dairy for the milking."

"The time limits were from 3 a.m. to 7 a.m."

"I was off limits to us, of course," he said. "Probably a wise thing, considering the English vocabulary he might have picked up at the rowdy roadhouse."

But even before Big Stone Lodge earned its reputation as a wild, western dance hall in the 1920s, the site on a bend of Old Pomarodo Road was a well-known watering hole for man and animal. Back in the 1880s and 1890s, the Twenty Mile House was in its heyday.

This historic photo shows the site across from the Big Stone Lodge in Poway in 1913 when it was a way station on a stagecoach line.

According to Ernest Cravath, who interviewed Poway pioneers in 1913, one old-timer told Cravath about how, back in the 1880s, Daniel Dodson shot Henry Feeler dead in the Twenty Mile House, which Dodson ran.

"The story went like this: Dodson's "stepdaughter was a handsome blond girl who started going with Feeler and Dodson became jealous," Feeler walked into the Twenty Mile House bar and Dodson shot him through the heart with a rifle.

Dodson pleaded self-defense. He claimed Feeler started to pull a gun."

At the coroner's inquest, the prosecuting attorney had the dead man's heart brought in as evidence. He hoped to demolish the self-defense plea by showing the direction of the bullet through the heart.

"He kept the ball in the ante-room, intending to produce it as a surprise, but lugs got into the room and devoured the heart," Dodson was set free.

Over the years and under many names, the Big Stone Lodge has kept the reputation of its predecessors as a rough-and-tumble tavern with a country-western flavor. That flavor is something that Jerry Long hopes to preserve, but without the rowdiness.

"It's been five or 10 years now since there's been any problem here," Long said. "But back then, a bunch of bikers, Hell's Angels, discovered the place and took it over for a while."

Two years ago, the roadhouse became a roadhouse when the city of San Diego annexed a huge chunk of unincorporated land to the south of the Pomarodo Club and closed the road as unsafe and not up to city street standards.

A new modern road, built to meet modern highway safety standards, is due to open any day now, but it won't help the Big Stone Lodge because it bypasses the former highway to the east, leaving the former stage route and federal highway a quiet cut-off.

Long had 20 years experience in food service with Service America Corp, the firm that brought sushi to San Diego Jack Murphy Stadium, raising its vice president in charge of operations in the western United States.

"One thing I learned was, don't make something into what it's not," he said.

He plans to reopen the restaurant at the roadhouse, but it won't be a fancy place. Just good, wholesome food like steaks, chicken-fried steak and hamburgers. No white tablecloths or maître d', Long said. "We're going to keep it simple and authentic."

Long already has made many changes in the aging Big Stone and hired his former owners, the Savary brothers, to provide live music. The Savary band is ranked at the top of the charts locally by country-western fans. Long bragged, "and brings in fans from all over the county, from Imperial Beach and Ramona, Lakeside and Escondido." The new owner plans some incentives to bring in the people, including concerts and free dance lessons, "something for everyone, all age groups, but only in authentic country-western style."

He also plans to "maybe expand on the history of this place" by building old-time western storefronts on the hill. A blacksmith shop, for instance, and a little wedding chapel over by the creek.

"I've got 3.5 acres here, with a beautiful stream down there that runs year-round," he said. But mainly, Long is banking on over 100 years of history to fashion his new, old, honky-tonk. As he puts it: "Go with what you've got."
The old Sportsman's Inn, one of the oldest bars in the Big Stone at Kennesaw Road, now is the office headquarters for Barstow Property Co.

Story by
VERN GRIFFIN
The Tribune staff writer

Photos by
JERRY WINDLE
The Tribune staff photographer

Big Stone just rocked 'round the clock.

w/t
EDDBIRD can tell you a lot about Poway's back door.

Redbird is Elwood Copeland, a 58-year-old Poway resident who still sports the thatch of red hair that gave him his nickname years ago.

Poway's back door is a winding stretch of road that leads to Poway from the Miramar-Scripps Ranch area.

Today, it's called Pomerado Road.

It serves a steady stream of traffic to and from Poway's shopping centers.

But it used to be the main drag into Poway — old U.S. 395.

It was along here that an area known as Big Stone developed on the old, narrow route between San Diego and Escondido.

Big Stone still exists today, and you can see the cluster of old native stone houses and other buildings on the east side of Pomerado Road as you drive into Poway.

Much of the wooded countryside in the area has changed little over the years. A tributary to Poway Creek still meanders along Pomerado Road with old fire rings and water wells serving as reminders of a past era.

Many of the stone structures date back to the 1920's — and the history around some of them is as thick as their massive-arched walls.

Big Stone has long been a favorite watering spot for travelers, according to Copeland.

He said Big Stone has been a lot of things, including the site of one of the rambunctious night spots in the county.

"The Big Stone Lodge was built there in the early 1920's, and it became pretty notorious during the war," said Copeland, a former operator of the lodge and another bar in the area.

"It was a dance hall as well as a bar, and people came from all over to go there.... There were problems sometimes in keeping the sailors and marines apart.

But Big Stone's colorful past goes back before World War II when it was a vital transportation link in the inland north-south route.

The area was on the stage line from San Diego to Escondido. Outtimers remember when teams of horses for the coaches used to be changed at a Poway stage stop at the turn of the century.

Later, it became a quiet family resort area. Cottages, picnic and camping grounds offered cool, shady relief to visitors and residents during the summer.

See STONE, Page 2.
Oldtimers, however, said that as crowded as it gets today, it's still a lot quieter than it used to be.

Paterson said the lodge was built in 1929 and called Topsy's Roost. A dance hall was built there in 1930. There also was a service station but they moved into a home where her son, Pete Molinar, lives.

There are photographs of the early lodge hanging inside the Panorama. She said the old bar and the dance hall were moved into a home where her son, Pete Molinar, lives.

Paterson said the lodge was the favorite place of many. "There used to be a lot of small rooms for the kids and you can still see where they were if you look," she said.

Copeland, former operator of the lodge and the stone building that was called the Sportsman, said his business has moved into Poway "because the community was growing."

"But I've always been kind of sorry I left the lodge," he said.

"You know, it's fun. When the freeway went in, a lot of people thought the Big Stone was going to make it anymore. But it has done just fine."

"It has a different name now, but it always was the Big Stone to me."

The lodge on the west side of Big Stone probably has changed the most. According to resident Bill Etter, it has been moved from the Big Stone to a place to grow up, and his family still uses one of the old buildings.

See STONE, Page 4

MS

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The face of a Big Stone area residence looks as if it could speak of the history of Poway since the stones were melted in unusual architecture soon after World War I. The present Pomerade was originally built as Topsy's Roost, shown in this San Diego Historical Society photo, and later became Big Stone Lodge. — Tribune photo by Jerry Wineka.

The Stone
CONTINUED FROM PAGE 1

water wells.

"The family home off Stage Stop Drive is one of several in the area that have been remodeled and added to through the years, and Cervantes said kids in the neighborhood today still play around the old resort camping spots just like he did years ago."

"There's a lot of history around here," said Cervantes.

But some change is bound to come, according to Bill Burch, who now owns the old Sportsman's Inn. He uses it as an office for Burch Construction Co.

"For Sale" signs have begun appearing on many of the undeveloped parcels of land in the area, and Burch said he has been hoping to develop his property there for years.

His property lies off the intersection of Stage Stop Drive and Pomerado Road, and he said the biggest change that could come to Big Stone will happen if improvements are made on that section of Pomerado Road.

There have been many bad accidents on the narrow and winding road, he said.
Mr. Norman Rauch, President  
Poway Chamber of Commerce  
Post Office Box 34  
Poway, California  92064

Dear Mr. Rauch:

Regarding your request that Poway be more clearly identified on the highway, I am happy to tell you that District Engineer Jake Dekema has issued an installation order for two supplemental mileage signs.

The enclosed plan shows where they will be located and how they will read.

1. The sign facing northbound traffic on I-15 (395) will be located just north of the junction of I-15, 163 (395, 103).

2. The sign facing southbound traffic will be located just south of the Escondido City Limit.

Since these signs will be just past a major highway junction (I-15, 163 and 78, I-15), the message "POWAY" will have the greatest exposure. I believe that these added signs will benefit both Poway and people desiring to visit your delightful city.

If I may be of assistance in the future, please do not hesitate to contact me.

Sincerely,

John Stull, Assemblyman  
80th District

JS/sy
Enclosure
NEWS RELEASE

Westbound motorists on Poway Road traveling towards the downtown San Diego area will be the first to use the new U.S. 395-Poway Road overcrossing, said State Highways District Engineer Jacob Dekema. This westbound to southbound movement through the new interchange will be placed in operation Tuesday, June 8, 1965 at 2:30 p.m.

Dekema said that some construction activities will still be underway and motorists should use caution through the area. This initial movement, however, will be placed in effect to expedite and ease traffic flow at this critical spot at the earliest time. Other traffic flow will continue as at present except for minor modifications.

The $3.8 million freeway project extends from 1.7 mile north of Pomerado Road to 1.4 miles north of Poway Road, a distance of 3.6 miles. It is under contract to O. K. Mittry and Sons and G. A. Smith is the Resident Engineer for the State Division of Highways. Completion of the project is expected early in July barring any unforeseen difficulty, Dekema concluded.

* * *

THE 3.6 MILE PROJECT LIES BETWEEN 1.4 MILES NORTH TO 2.2 MILES SOUTH OF POWAY ROAD IN AND NEAR SAN DIEGO. IT WILL PROVIDE FOR THE GRADING OF EIGHT LANES AND PAVING THE INITIAL FOUR FOR A DISTANCE OF THREE MILES FROM THE NORTHERLY LIMIT OF THE PROJECT AND GRADING AN ADDITIONAL .6 MILE AT THE SOUTHERLY END.

ALSO INCLUDED IN THIS PROJECT ARE THE CONSTRUCTION OF AN INTERCHANGE AT POWAY ROAD, AN UNDERCROSSING AND AN OVERCROSSING TO COORDINATE WITH FUTURE CITY STREETS, A BRIDGE FOR SOUTHBOUND TRAFFIC ACROSS LOS PENASQUITOS CREEK, AND FRONTAGE ROADS.

MR. DEKEMA STATED THAT THE BIDS ARE UNDER CONSIDERATION BY THE DIRECTOR OF PUBLIC WORKS.
HIGHWAY 395 STILL GROWING

Southern California's highways are still growing apace. Highway 101 bypassing the business districts of Oceanside and Carlsbad is coming along nicely, and the four-tracking of the section above Del Mar is also being pushed rapidly. In the South Bay area, rapid progress is also being made on the Montgomery Freeway to the International Border.

One of the greatest boons to ranchers and people of the cities inland has been the good work done on Highway 395, leading north from San Diego country. In 1950 it was completed to near Temecula, and late in 1951 several miles bypassing Murrieta were completed and opened. The Poway road, running from Highway 395 to Poway Junction of Old 395, also was opened in December 1951. This gives Ramona and Julian a quick, safe road to San Diego, bypassing Lakeside, El Cajon and La Mesa.

Highway 395 is gradually being extended to Perris, where it will join the already four-laned highway from Riverside to Hemet, thus saving many miles and much driving time between San Diego and Riverside or San Bernardino. The old highway between Elsinore and Corona is also to be rebuilt and made into a four-way road, eventually to give a short cut inland to Los Angeles.

The photos shown herewith are through the courtesy of the California Division of Highways, and show the new bridge over Los Penasquitos Creek and a stretch of new Highway 395.
TO: Hon. William A. Craven  
Chairman, Board of Supervisors  
(149)
FROM: County Engineer  
(332)

SUBJECT: Pomerado Road - Letter from Mrs. Bette Bendixon

We have received your letter of April 22, 1971 requesting information in order for you to respond to Mrs. Bette Bendixon regarding the status of Pomerado Road in the Poway area.

As Mrs. Bendixon has stated, the Board of Supervisors did instruct this Department to re-survey and study an alternate alignment for that portion of Pomerado Road extending across Penasquitos Creek through the oak grove, and hence to join with the existing adopted Specific Plan to the north.

Mrs. Bendixon is concerned about the apparent lack of action to date. Our Department has re-surveyed the area, re-studied the alignment through the area, and prepared two alternative alignments with a cost comparison and a complete documentation of damage to trees, properties and existing improvements.

The County Engineer Department submitted to the Planning Commission on March 12 the completed study, with a request for a Planning Commission public hearing and to report on this study and our recommendation. The Planning Commission has scheduled this public hearing for May 14, 1971 at 9 a.m., at which time the report and all documentation will be presented.

The County Engineer recommendation, after careful consideration of all values involved with each of the alignments, is that the adopted alignment be retained as the Specific Plan center line for Pomerado Road.
NOTICE OF SPECIFIC PLAN HEARING

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the County of San Diego will hold a public hearing on August 17, 1971, at 2:00 p.m. in Room 310, Board of Supervisors North Chamber, County Administration Center, 1600 Pacific Highway, San Diego, California, for the purpose of considering an amendment to the adopted Specific Plan for Pomerado Road.

The adopted Specific Plan provides for the future widening and realignment of Pomerado Road from U. S. Highway 395 at Miramar to Poway Road in Poway. The amendment to be considered at subject hearing involves that portion of the adopted route which begins at a point approximately 1,300 feet south of the intersection of existing Pomerado Road and Beeler Creek Road and then extends northerly a distance of 0.7 mile to a point approximately 1,000 feet south of the intersection of existing Pomerado Road and Boulder View Drive.

Said hearing will be held pursuant to a proposal to adopt the above mentioned amendment, a copy of which is on file and available for public inspection in the office of the Clerk of the Board of Supervisors, Room 306 of said Administration Center. At the hearing any interested person may appear and be heard.

The County Planning Commission, after holding the hearing required by law, has recommended that the proposed plan be adopted.

PORTER D. CREMANS
Clerk of the Board of Supervisors

By Lenelle Doyle
Deputy

July 21, 1971
Dear Mrs. Toone,

I am glad there is a Poway Historical Society. Just getting the newsletter brings back memories of school days, roaming those dry grass hills, and the people I knew. Thank you for the maps. The area has developed so I can hardly correlate anything with the Poway I knew. I am sending a couple of pictures. I know the members and visitors are interested in Poway history. If there might be someone who got a kick out of an old picture like this, please feel free to edit my Poway memories if necessary, as needed for the purpose of the society. Sincerely,

Fenton L. Stuck
In my very first memory of Poway, My father, Daniel W. Stuck, and I were standing on the top of a small hill, in the middle of a vineyard. Father was calling Mother, Pearl Jennie (Brace) Stuck. I was fascinated by the echoes. Pearlee! Pearlee-lee-lee--. We lived temporarily in a little gray house on that hill. Years later I picked grapes there for George Javelli. We moved down into the valley between Gus and Mabel Kear and the Rasmussen’s. There was a small vineyard next to the road, then the house, then the outhouse and barn, and an orchard in back. My favorite trees were the Bartlett pears. Nothing I have gotten in the store has equalled the luscious pear smell, the even more luscious pear taste, so juicy it ran down to the elbow when I bit into one of those pears, ripe from the tree. Beside me, there were Daniel Wier Jr., Carl, James, Eugene and Fern. We had moved from Roscoe, in San Fernando Valley.

When still a small child, I saw my first moving picture, a cartoon of Mutt and Jeff, in the community hall building near the grammar school. Later the Christian Science Church met there. Then woodpeckers made holes in the siding, and honey bees took advantage of the access to swarm in the walls in such numbers that one could hardly approach the building. When the bees were killed, they were in drifts all around the walls.

On my first day of school, Mrs. Schlagle, the principal had some of the eighth grade girls line the newcomers up on benches outside, and see if we could count to ten and recite the alphabet. Those who could went inside to class. Any who could not were rehearsed until they could. I passed on the first try, (most did), and was disappointed that there wasn’t more to it. I wanted to show off a little. I had learned to read at home, which got me sent home for a year because I got impatient for my turn and drummed my feet on the leg of my desk when the others were reading. On the school year I was six, I was allowed to go back to school. The old wood frame one room school house had been moved from near the community church to the new school yard. We children played in it at recess and lunch.

The next summer Father loaded the family into the Model T, drove to the old 395 Highway, turned left on the highway for about a half mile, cut a barbwire fence and made a gate in it, and we were in what is now called Poway Grove. Father dug a fire pit, and we barbecued a chicken. A tall, white haired man, George Adams, came by. There was an old barn on Mr. Adams’ property. With help from a friend Father tore it down and built a three room cabin on some acreage he had bought across the creek from where the Poway Lodge now stands.

There was a service station on the east side of the road, and a refreshment stand on the west side. My oldest brother Dan ran the service station, and the next brother, Carl, ran the refreshment stand. Then a tall thin young man, Cliff Welch, bought the service station. Next a couple with a boy my age had it. Somewhere during this time, a Doctor Hanson, my father, and others, formed a group to build a community hall, a swimming pool, and there was even talk of building a college. Those were the late twenties, times were good, and nothing seemed impossible. We called the area Big Stone. Father ran the actual building of the Lodge. I was fascinated as the huge granite boulders were put in place, but was sent home out of the way. The lodge got finished, but the swimming pool only got excavated, and the project fell victim to the crash of twenty nine. Later Leonard Watson built a house on a level spot next to the swimming pool excavation.

By this time Bertram Howell had taken over the service station and the lodge. A Mr. Curtis and Mrs. Mayes had the refreshment stand, which by now was a small roadside restaurant. Mr. Howell built a restaurant and beer tavern, which Mrs. Howell named Topsy’s Roost. Weekly dances were held in the lodge, and many Saturday evenings we Stuck children went to sleep to the throb of Bob and Bud McFeron’s saxophones, punctuated by the thump of the bass drum, wafted to us on the quiet air.

Not until I talked to my oldest brother, shortly before he died a few years ago, did I realize what caused the resentment between my father and Mr. Howell. As part of a package deal when Mr. Howell bought the service station and the lodge, he evidently was supposed to get a reliable water supply. Doctor Hanson, the main financier of the Big Stone project, had pulled out. My father had no money, and Mr. Howell did not get the water he expected. He apparently held my father responsible, whether rightly or wrongly I do not know. All I knew during my childhood was that they were not happy with each other. I thought Mr. Howell was a little grumpy with us children, but he was a fair and honest man. Apparently he somehow got water, because he operated the lodge and Topsy’s roost and the service station as long as I lived in the area.
Big Stone Lodge got quite a reputation over the years, but to us boys, it was just the way things were. It was prohibition time, and there was a government lock on the front door of Joe Iavelli's winery, but there were plenty of back door customers, and quite a few jugs found their way to the vicinity of Big Stone Lodge on Saturday nights, where they were hidden in bushes on the hillside, because when Mr. Jones, who drove the Poway school bus for Escondido high, and was a deputy sheriff on dance nights, saw a jug in a car, it got smashed. We boys probably triggered some of the fights there, as we would sneak up the hill and swipe the jugs. We would taste the stuff, but no more. I was very afraid of getting intoxicated. I saw enough of it to know how stupid and dangerous it was.

Father built a store building up next to the highway. He intended to sell dry goods there, but ran out of money. Since our house had three rooms, and there were eleven siblings, we boys slept in the store building when it was not occupied by a rent paying business, usually a beer tavern. At those times, we slept in a tent with a wood floor. We attended the little community church in Poway. I mention that because one pastime we younger boys had after "repeal" was collecting bottle caps, from pop and beer, in the park by Mr. Curtis's lunch stand and beer parlor. We took them home and threw them "Frisbee" style. Consequently the yard was always glistening with bottle caps, to the distress of any members of the congregation who happened to visit us.

On weekends One of our favorite pastimes was hiking. In the course of our wanderings we ran across the old stagecoach road, and noted that it was still passable, except for a wooden bridge, which had many timbers missing, probably for lumber for private use. I was told that the stage line "halfway house" had been located where we lived.

I graduated from Pomerado Union Grammar School in 1935, went on To Escondido High, quitting in my Junior year to work for Bill Kent. After that, odd jobs and farm work, and a stint at Consolidated Aircraft in SanDiego, leaving the area for Bakersfield when I was twenty. Two years later I went back for my father's funeral. He is buried in the cemetery in Poway.

It is O.K. To add explanations such as:

The Knights Templar building now.

Regards,

Fenton Stuck
This is as near as I can remember. 60 years ago is a while. Especially I am not sure where the Nelson's lived.
we learned some Christmas carols.

After Thanksgiving we began to plan and prepare for the Christmas play. We were to perform the play on Friday. The dresses and costumes were all made by the mothers. Our school was divided into three groups: the boys, the girls, and the infants. The boys were to play the parts of the soldiers, the girls the parts of the angels, and the infants the parts of the shepherds.

Every morning we would meet in our classroom and practice our lines. We would sing Christmas carols and play games. The play was to be held in the school gymnasium.

The play was a great success. The audience was very pleased. We sang songs and sang Christmas carols. The audience was very enthusiastic. The play was a great success.

We had a Christmas party afterwards. We sang songs and played games. We had a great deal of fun. The party was a great success.

The next day was Christmas Day. We had a big breakfast in the school. We had eggs, bacon, and toast. We had a lot of fun. The day was very special.

In the fall of 1923, I was six years old. I had just started school.

Chapter IX

Poway Valley

The Sticks

Hayward
We walked across the field from the grove because we had to clear out the weeds and grass. In early spring we had to clear out weeds and grass. In the spring and fall, we checked around the stadium in the grove, and near the creek. I looked for weeds and I looked for firewood.

Some of the kids milked the cow and I looked for firewood. Morning and evening, ice cream was packed in ice and salt and had to be replaced. The street where we sold candy, soda pop and ice cream, the store where we sold candy, soda pop and ice cream. There was also a small building in the creek across the street. There was a small building in the creek across the street.

I was fascinated with the building process; this was all the rest of the day and into the night. I kept a log of the day and into the night. I also learned about a country's history and had some ideas. I found this most interesting. I found a country's history and had some ideas. I found this most interesting. I found a country's history and had some ideas. I found this most interesting.

When we were done, we lived on Old Stone, Barn and I. A fire a stone's throw away.

Another had been born in Poway Valley, Fred came.

Do I really live in this place? I found lots of fun things to do in the creek. I found lots of fun things to do in the creek.

There was no electricity in the area so no getting pumped. There was no electricity in the area so no getting pumped. There was no electricity in the area so no getting pumped.

The school took on the hillside. This was one of the first schools. There were several small swimming holes in the creek bed. There were several small swimming holes in the creek bed. There were several small swimming holes in the creek bed.

In spite of all this, we found time for fun. We explored the same school as before.

The cars who wanted to sleep with us.

Then only to the town in the darkness, to continue with the magazine.
The second semester was starting, and we never heard them again. The second semester was a whole new experience. It was different, and we enjoyed it. The building was larger, and the classrooms were bigger. The teachers were friendlier, and we felt more comfortable with them. In 1936, we moved to a new building.

In the early 1930s, the school was undergoing the Great Depression. We did what we could to help. There were fewer resources, and the students had to work harder. The teachers were sympathetic, and they did what they could to make it easier for us. We all pulled together, and we made it through.

We missed our friends from the old building, but we were happy in the new one. The teachers were great, and we enjoyed our classes. We made many new friends, and we had a great time. It was a wonderful experience, and we'll always remember it.

Chapter XI
INTERVIEW WITH

James E. Reading 1898 -

March 8, 1978 &
May 2, 1979

INTERVIEWER  Lee McCumber
out through Encanto, Lemon Grove, La Mesa, El Cajon, Lakeside and up to Foster, where the San Vicente Dam is now. That has always been quite active an quite successful. It was a steam train for many years and then they continued to use steam to haul freight, but they obtained a gasoline powered passenger car, a self-propelled car, to take passengers.

LMcc: Did they make many trips on those lines?

JR: Back in the days before there were very many automobiles, why they made quite a few trips every day. It was very active. Another railroad ran out to Old Town-- I think they called it the "San Diego and Old Town"--then it was later extended out to the horse race track at Pacific Beach and still later....

LMcc: Was there a horse race track out there? Tell us about that.

JR: Oh, yes, very much so. As a matter of fact--I believe it was the "101 Motel"--took over part of the grounds of the race track and they obtained the judges' stand from the race track and incorporated that into the central building of this motel. The judges' stand formed sort of a cupola over the top of the office of this motel.

LMcc: I never knew that. I knew Mission Beach had an amusement park, but of course that come on much later.

JR: Then they extended it (the rail line) on out later to La Jolla, and changed the name each time. That service was abandon in 1919. And then in 1925, over a new route past Point Loma, the shore end of Point Loma, and over to Ocean Beach and up through Mission Beach to La Jolla. The trolley car usually ran in trains out to Mission Beach. They had as much as four-and-five-car trains--individual cars coupled together. They were very proud of a trick device they had developed, so that as they approached Mission Beach, one spur of the track ran up into the heart of the Mission Beach business district and they would uncouple that car on the run. The separate motorman on that car would stop the car till the rest of the train was gone and then he would push a button that would throw a switch so that his car would turn off into Ocean Beach.

LMcc: Well, anything else now that you can recount?

JR: Yes. When I was four years old--oh, dad--I'm going to back up to the stage coaching now. The first job dad got when he came to San Diego in 1888--they were advertising for a driver, down at about 100 to 150 miles down below the border, to drive a stage coach from Ensenada up into the mountains, into what they call Vallecitos--just where that is now, I don't know.

LMcc: This would be in Baja, California?

JR: Yes, Baja. He didn't know a word of Spanish, but he got the job and learned a little Spanish and managed. Then the San Diego Mountain Water Company, which was later owned by John D. Spreckels, was looking for a meter reader who had to be a combination man: he had to read the meters, repair the water meters and act as a public relations man handling complaints and special services. He held that job with the water company--that is the company that supplied all the water to all the City of San Diego--he held that job for about ten years.
LMcc: Did he ever mention any particular experiences he had as a stage coach driver? Anything like any holdups, or anything like that?

JR: No, no problems at all.

LMcc: Just an uneventful trip back and forth. But I suppose the roads down there were pretty bad. Mud must have been a problem in the rainy seasons.

JR: Terrible roads. He mentioned there were times when the road was washed out and the ranch where he went would send a wagon to pick up the people. They would get them across the streams where the was-outs were and the wagon would pick them up and take them the rest of the way. Then he would turn back.

LMcc: How long did he drive stages down there, do you remember?

JR: I think about a year—not more than a year.

LMcc: And then right after that he took that job with the water company. And did he have just a particular area in San Diego to read meters in and on, or did he have more?

JR: The San Diego Mutual Water Company. He had all of it. There was very little beyond Laurel Street to the north, very little beyond about 24th or 25th to the east, and in the Logan Heights area, nothing beyond 32nd Street. So it was rather a compact area. He held that job for something like ten years. In the meantime he had gotten interested in the problems connected with water. He took an International Correspondence School course in water supply and hydraulic engineering. It got so that he knew more than some of his bosses about handling water in various ways. Then he took a course in stationary steam engineering and as a result of that the Sante Fe hired him to go over to Ashfork, Arizona, and handle their pump there which supplied water and the water supply for the steam locomotives. He was able to solve his own problems and the officials became aware of him, so that when they had trouble at one of the other stations, he acted as sort of a specialist to solve their problems—take care of breakdowns on pumps and that sort of thing. So he would up supervising the pump operators at Williams, Flagstaff and Winslow, and I think Holbrook (all in Arizona).

That went on for quite a while and then people who knew about his ability with horses begged him to come back to San Diego in the dual capacity. He had been riding as a jockey in races and made a little bit of a name for himself, so the owner of the San Diego and Escondido Stage Line employed dad to drive one of their stages with the stipulation that he could be made free to accept assignments as a jockey here and other places—moonlighting, as it were, as a jockey. That went on for a while and then they found that it was just an impossible thing for the horses to handle the entire distance to Escondido. It was just killing the horses, so they established a half-way station about a quarter of a mile beyond the foot of the old original Poway grade. For those who are familiar with the Big Stone Lodge, it is about half a mile toward the foot of the grade from Big Stone Lodge.

LMcc: What was the Big Stone Lodge?

JR: That was a resort—sort of a night club, restaurant and they had dancing and a bar.

LMcc: This would be what, early part of the 1900s?
JR: No. The Big Store Lodge wasn't established, I think, until the 1920s. That came along much later.

LMcC: Then this would have been the period that you dad was driving the stage? Just before the '20s.

JR: No. When dad drove the stage was 1905--that is when/started driving the stage and shortly after that they decided to establish a half-way station.

LMcC: Did you and the family move out there? And where did you live?

JR: Yes, we moved out to Poway Valley. We lived at the half-way station. As a matter of fact, they made a contract with dad to operate the half-way station. Mother served meals. Stages going both ways stopped there at noon and while mother served meals to the passengers and the drivers, dad changed horses.

LMcC: That must have been an interesting life. You must have met an awful lot of people.

JR: Not too many people. The stages only had room for eight passengers, not counting children and babies and that sort of thing. But it really taxed mother on many occasions to accomodate everybody.

LMcC: Did you help a little bit every once in a while?

JR: No, I was too small. Dad was the busy one, though. Usually the stages had four horses. Once in a while if they had a heavy load, they had six, but normally they had four horses. So he had to have eight horses ready to put in to each stage when they got there. He had the harnesses on them all ready, so he just had to put them in and hook them up. Then he had to take the horses, feed them and groom them, water them and have them taken care of to rest up for the next day. It was quite a task--drawing water by hand out of a well to water all of those horses.

LMcC: Did they have a hand pump, or did they have to draw it up.

JR: Draw it up with a pulley, and a pail. It was a tremendous undertaking. The water was quite a ways away. He had to lead the horses four at a time across the road and about a couple of hundred feet beyond the road on the other side in order to water them. So that was quite an undertaking. In addition to that, he cleaned and oiled the harness, repaired it. He had a garden to raise a lot of the things that mother needed to serve the meals. He started about a four-acre orchard there. Of course the station was abandoned a few years later and that went for nothing.

LMcC: How long was the station in operation, do you remember?

JR: I would say from 1905 to about 1907 or '08--only four or five years at the most. What happened there was that they had heard that automobiles were becoming quite successful for that sort of thing and the Granville Brothers who owned the line--they were so sold on buying a French limousine to take care of the passengers. That meant they didn't have to have any half-way station any more. It could make the run, very successfully, the round trip in a day.

LMcC: Did they do that, do you know?
JR: Yes, they did. However, fortunately, they hadn’t sold the horses or the stages yet. They got along fine for about six months—I think they rented out the teams and stages—got along fine for six months and then this limousine broke a crank case. They had to wait for five months to get a replacement from Paris, France. So it was shut down all that time. And they had to put the stages back in service again. And they had quite a time finding somebody to operate the half-way station because dad had gone into something else in the meantime. They repaired the limousine and put it back in service, but it was turning out to be quite expensive. It required a lot of difficult maintenance and they finally bought a couple of Model-T Fords. They only had a capacity of four or five passengers, but they ran day after day in all kinds of weather with no trouble to speak of at all. Outside of occasional tire trouble, why the Model-Ts did a perfect job.

Now talking about the station reminds me of a few incidents that occurred there. For example, dad raised chickens and the coyotes and wildcats were getting at them so he had to have them fenced in. That kept out the coyotes, but not the wildcats—they could climb over. He fixed up the chicken coop so that it could be closed up at night, completely closed, so the wildcats couldn’t get at them. In the meantime he paid for them as much as he could. He shot one coyote. The wildcats they came around at night and (he) was never able to catch them. But he took a scrawny little chicken that wasn’t developing very well, put honey mixed with strychnine under its wings and staked it out about a hundred yards away in the brush. He took me out there the next morning and about 20 feet away was the wildcat dead. So that took care of that problem.

Dad was missing eggs, and it happened, not by coincidence—it happened that some men—a survey party—was working through there surveying a line for I think a change in the telephone line. About that time dad was missing eggs—the production of eggs wasn’t normal—and he found some broken egg shells. He finally figured out what was happening and laid for the guy and caught him breaking open the end of the egg and sucking the contents out. So that ended that.

Another incident that occurred could have had rather tragic consequences. A band of gypsies came through—that was a fairly common occurrence, for most every year, at least one band of gypsies, maybe with three or four wagons, would come through. Dad was about a quarter of a mile away across the creek cutting wood and mother gave a signal to him—I think she waved a sheet or something like that to attract his attention and motioned to him to come over. The gypsies had stopped there and they were looking over the harness and fingering it with very covetous ideas, quite obviously. He came to the house, got his revolver and went out and confronted them. It was pretty tense I guess for about ten or fifteen minutes. They finally decided they wouldn’t try to take anything and they went on their way.

A man ran out of gasoline—I forget the name of the car, I think it was a Rambler, but I am not sure. The middle of the back seat was open and there were steps to get up into the back seat from the middle of the rear. I know that because I went down there with him. We had no gasoline, but we did have kerosene. He bought some and it worked. He started his car with kerosene and brought me back home and then went on his way.

LMCO: It was quite a sight in those days to see and automobile. It must have been when?

JR: It was 1905. The stage carried the mail. That was one thing that I think saved them on a number of occasions—the fact that it was a Federal offense to interfere with the stage in any way. After they discontinued that service, then there was the Star Route
mail service originating in Escondido that delivered mail along the way and delivered it to the post office in Pauay (The Spanish spelling of Poway) to be distributed locally in Poway Valley. That man had a Brush automobile. I think it was one cylinder, cranked it on the side.

There were two tragic events that occurred in connection with the stage. At noon one day the stage from Escondido had not arrived yet. Dad was expecting the one from San Diego and here came a horse with no harness on, all by itself--I don't even believe it had a bridle on--and dad recognized it right away. It came tearing down the road, wild eyed and turned into the corral. Dad knew something was wrong. He took his harness horse and harnessed it and hitched it to the buckboard and went back up the grade. About two-thirds up the grade he found the stage, over the bank upside down with the driver underneath it and with the other three horses all tangled in harness and all with one or more broken legs. He always carried his revolver. The horses were struggling, so the first thing he did was to shoot all three horses. That was a sad enough experience. Then he took the broken wagon tongue and used it to pry the wagon off of the driver and got him out. He made him as comfortable as he could and was afraid that he was about gone. After he had made him as comfortable as he could, about that time there come the passengers. An elderly man and a young woman with a baby and they said that about 100 yards down from the head of the grade, the driver realized that the brake rod was broken--he had no brakes. He shouted to them to get off and told them what to do. He urged the old man to get off first and try to run along so as to take the baby from the mother and then help her off. He got the baby but he wasn't able to help her so she jumped and fell, and got bruised a little bit. But all three of them came through all right. So then he hurried back down to the station. The stage from Escondido was in and he asked mother to hurry them through their meal just as quickly as possible. He got a lot of straw and made a bed for the other driver underneath the seats. So they hurried on up there and loaded him in; took him to St. Joseph's Hospital which used to be what preceded Mercy Hospital. At that time it was on the north side of University Avenue, I believe it was between 6th and 7th, called St. Joseph's Hospital. The report came out that he had, I think, about 27 or 28 broken bones. About five months later he was back on the job. It was just fantastic.

LMcC: He must have been a rugged individual.

JR: Very much so. His name was Fred Blum. At this point I am going to show you a picture of two of the stages. The driver sitting in the driver's seat on the near stage is Fred Blum, the one that suffered that accident.

LMcC: What year were these taken, do you remember?

JR: I believe...How old would you say the little kid is, about seven or eight. The boy sitting on the burro?

LMcC: I am looking, but it is hard for me to say.

JR: I think I was about seven at the time, so that would be 1905, or 1906.

LMcC: Not over that. You ought to annotate the dates on there, and anything else you know about it, even if you just put it on the back.
JR: By the way, I gave that to Title Insurance (and they) made copies—they have copies in their files, and I believe the Serra Museum has copies of both of those.

LMcc: But just for your own family's sake.

JR: Yes, we've all had copies of them and I think the notes are on some of them.

LMcc: Now is this a picture of the stage and the half-way station? That is right on the road at the Poway grade there....

JR: Yes, that's the station. About a quarter of a mile beyond the foot of the old Poway grade. The present grade doesn't reach the foot until it gets almost to the creek. And the creek is near where the so-called Big Stone Lodge is—or was. Those are nothing like the Concord coaches. They called those "mud wagons". They were more efficient in some respects—they were spring wagons.

LMcc: They have one of those over in the Seeley Stables (in Old Town) don't they—a mud-wagon?

JR: Yes, those are mud-wagons; these are spring wagons, so that made them much easier riding, because all the Concord coach has is so-called "sway-braces," made of leather. They would let it (the coach) rock, but they didn't ease the jolts very much.

So that tells you briefly about the accident to the stage. In 1906 there was a cloudburst, some in Poway Valley, but mostly in what they call Beeler Canyon (on the map), (it should be Buchler) which extended south and east from the area of the half-way station. That occurred at noon when both stages were in. It washed out culverts, about 200 yards away in one direction and 300 yards the other—washed out the culverts—and with the water rushing down there both stages were marooned overnight. Couldn't get out at all. It was still raining and there was just no chance to make any repairs to the road whatever. That created a little bit of a situation. Mother and dad only had two double beds, one for my sister and me and one for mother and dad. So it was practically impossible to accommodate very many of the people. The men; the two drivers and dad and the men passengers sat around the dining table and played cards and had some refreshments, and the men talked in the kitchen for a while and they went to bed. Mother was able to accommodate them fairly well in beds.

There was an interesting situation developed. One of the ladies was an outstanding leader in the WCTU and she lectured the men quite severely about their drinking and playing cards, really worked them over good. Then she and the others went to bed. After the other lady got to sleep, I guess it was around 11:00 o'clock, or thereabouts, mother telling about it later, this temperance lady slipped out to the kitchen and asked mother if she could have a little nip. She said that every so often, that was the only way she could get to sleep. Mother accommodated her. The name can't be repeated at all because her descendants are still around.

However the next morning one of the drivers and dad took axes and chopped brush and they threw this brush into the two washouts. The rain had stopped and with rather a thick matting of brush, there wasn't too much water, and they and the other men shoveled dirt into the brush and they were able to work out a passable crossing at both washouts, so the stages could go on their way again. At that time there was no telephone communication, so (the) people at both ends—all they could do was hope that everything was all right.

Those were just a few highlights.
SAN DIEGO HISTORICAL SOCIETY

ORAL HISTORY PROGRAM

an interview with

FRANK A. MEGGET 1912 -

February 6, 1992

This interview was conducted by Leora Susan Elazar
Completed by San Dieguito River Valley Office
Final typed by Polly Baker
FM: I was born in 1912, and I remember my dad and I and my sisters was going to Judsons - Charley Judson had an area there in San Pasqual - we had two horses and a buggy and we got as far as that river could go, no further. My uncle and Charley Judson, they had a team of horses, and they brought the team of horses swimming, and they hooked onto the front end of my dad's horses, and took us across. Boy, that water was running! That was during the flood. I thought at any minute that that water was going to tip that buggy over, but it didn't. At that time I didn't see a car in the road. Well, a car couldn't make it. What I remember about the lake down there where the bridge is now, way up to the housing project, there's where we used to cross, just a little water, and there's where they had to have the horses pull them up.

LE: You said your mother washed with a washboard. How did she cook? What kinds of things did she cook?

FM: She cooked with an old wood stove. There's still a few around; people still cook on them. But we had running water, no sink, from that windmill, and the wood stove right there, and all the fuel; my dad would go out chopping - that's the wood - because there were always trees, and oaks, and anything you want; you didn't buy nothing hardly. Like I say, you'd go to town with a horse and buggy, and load up on groceries, not every week like they do now,
or every other day, but once a month. And I still can't understand how my dad and the fellow that was partner with him most of the time, Charley Sadler, they did all their own butchering. Pigs and cows. And that meat would keep. They'd hang it under that big tank in the windmill with gunny sacks, and (it would be) dripping from the water tank, and that's the same way we kept the butter and the milk. No refrigerator. And boy, we used to eat good. My mother, all she used to do was cook and take care of the garden. She always had a garden. They knew how to make shortcuts. They made their own bread; used to get there and start pounding away, because we'd have hot bread and biscuits for breakfast, and you know, my two oldest sisters, they can do it, but they won't do it. The whole bunch of kids, living that way in the morning when it was cold, that wood stove would heat that kitchen, so there's where we'd be waiting for breakfast. And everyone of them girls turned out to be good cooks. Boy, they watched my mother and pretty soon they were good cooks.

LE: What about when it was time for you to get married? How did you go courting?

FM: When I was there, I was still working for Daley down there in Rancho Bernardo. And we'd go to Big Stone Lodge. Big Stone is still down there in Poway.
LE: What is the Big Stone Lodge?

FM: It was a dance hall. It still is a dance hall. It was built out of bits and rocks and stuff. Anybody who wanted to dance went there, even from Oceanside. By then, it was cars, and somehow we managed to get a ride down there. That's the way I met my first wife; met her at the dance. I didn't want to get married because things were pretty tough then, but I went ahead and got married anyways.

DP: How old were you when you got married?

FM: I was 23.

LE: How old was your wife?

FM: She was going on 17.

LE: You said things were tough. Why were they tough?

FM: Well, at that time I was still working for a bigwig; I wasn't in no union or anything; I was still working for cheap wages. That's why I got away from the farming then, because I couldn't see, working for Daley fifty dollars a month, how I could get married on fifty dollars a month. I had to leave Daley first. After I left Daley, I was always interested in building roads and stuff like that.
Appendix II

California Register of Historical Resources: Questions and Answers
California Register of Historical Resources: Questions and Answers

The California Register of Historical Resources is an authoritative guide to the state’s significant historical and archeological resources.

The State Historical Resources Commission has designed this program for use by state and local agencies, private groups and citizens to identify, evaluate, register and protect California’s historical resources.

The California Register program encourages public recognition and protection of resources of architectural, historical, archeological and cultural significance, identifies historical resources for state and local planning purposes, determines eligibility for state historic preservation grant funding and affords certain protections under the California Environmental Quality Act.
What protection does listing in the California Register offer?

Listing in the California Register, or any other registration program in California, does not guarantee that a resource will not be demolished. Projects which will affect historical resources may be subject to review pursuant to the California Environmental Quality Act (CEQA). All projects carried out by public agencies are subject to environmental review (require preparation of an environmental impact report) as are projects involving privately owned properties when a permit or review is required. For questions related to a specific resource and CEQA review, please contact the local government or state agency with jurisdiction over the project.

How does a resource become listed in the California Register?

Resources may be added in three ways.
1) Some are listed automatically, including California State Historical Landmarks from number 770 onward and all properties listed on or formally determined eligible for the National Register of Historic Places through either the nomination process or through Section 106 project review.
2) State Historical Landmarks below number 770 and State Points of Historical Interest will be individually evaluated and recommended for listing on the California Register based on procedures to be developed by the State Historical Resources Commission.
3) Other resources can be nominated to the Register by local governments, private organizations or citizens; these include individual resources, historical resources contributing to the significance of an historical district, resources identified in an historical resources survey with a significance rating of 1 to 5 and resources designated as local landmarks or listed by city or county ordinance.

How does the California Register define a historical resource?

For the purposes of listing, a “historical resource” includes, but is not limited to, “any object, building, structure, site, area or place which is historically or archeologically significant, or is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military or cultural annals of California.” Historical resources of local, state and national significance may be eligible for listing in the California Register if they satisfy the criteria established by the State Historical Resources Commission for this program.

What are the criteria for listing a resource in the California Register?

While the significance criteria for the California Register are similar to those used by the National Register of Historic Places, this new California Register will document the unique history of the Golden State. The resource must:
1) Be associated with events contributing to the broad patterns of the state’s history and culture;
2) Be associated with historically important people;
3) It must embody distinctive characteristics of a type, period, region or construction method, or represent the work of a creative individual; or
4) It must have the potential for yielding important information in California’s history or prehistory.

How do we interpret historical resources survey information?

Historical resources inventories are the product of a survey process which identifies historical resources within a specific geographic area under defined parameters such as architectural style or historic context. Surveys that are over five years old should be updated to include more recent information. Categories 1-5 refer to the National Register Status codes, a reference code used to indicate potential eligibility for the National Register of Historic Places. DPR form 523 will be used as the standard recordation form for the California Register.

Questions regarding the planning and interpretation of historical resources surveys should be directed to Jan Wooley, Coordinator of the Historical Resources Survey and Inventory Program, Office of Historic Preservation.
What is the relationship of the California Register to the California Environmental Quality Act?
The California Register serves as the authoritative guide to resources that are to be considered under CEQA. However, simply because a resource is not currently listed in the California Register does not mean that it is not an historical resource and is not subject to CEQA environmental review. Two technical bulletins, CEQA and Historical Resources and CEQA and Archeological Resources, provide assistance to local governments in evaluating historical resources and project impacts. These publications may be purchased from the Governor's Office of Planning and Research in Sacramento for $3.00 each. Or they can be accessed on the Internet at http://ceres.ca.gov/topic/env_law/ceqa/more/tas.

How are local governments involved?
Local public agencies may assist in the nomination of resources to the California Register and may comment on nominations that originate from private groups or individuals within their jurisdictions. Applicants must inform local governments of resources within their jurisdictions that are being nominated for listing on the California Register.

Does the California Register affect property rights?
Historical resources nominated to the California Register may not be listed over the written notarized objection of the property owner. However, resources whose owner objects to the listing may still be formally determined eligible for the California Register. Property owners must be notified, sent a copy of the nomination and provided the opportunity to comment upon the nomination.

What are the benefits of being listed in the California Register?
Local ordinances may provide benefits to property owners of listed resources, such as Mills Act local property tax incentives. Additionally, the State Historical Building Code mandates that reasonable

For more information on,

☐ California Register Implementing Regulations
☐ California Register: The Listing Process
☐ Instructions for Nominating Historical Resources to the California Register . . .
☐ Information on California's other registration programs
☐ List of Information Centers
☐ Information on Historical Resources Surveys
☐ Other

Name

Address

City/State/Zip

Clip or photocopy and send to:
Department of Parks and Recreation
Office of Historic Preservation
California Register Program
Post Office Box 942896
Sacramento, California 94296-0001
(916) 653-9432 phone/(916) 653-9824 fax
alternatives be applied when the use of the Uniform Building Code threatens the historical integrity of a resource.

**How do we evaluate archeological resources?**

Archeological resources are historical resources pursuant to the California Register and may be eligible for listing. For the purposes of the California Register, DPR form 523 and its supporting documents will be considered in determining potential historical significance. Archeological resources should also be included in all new or updated surveys of local historical resources. Whenever a reference is made to “historical resource” it also includes archeological resources.

Where do I get more information on local historical resources?

Regional Information Centers serve as branches of the California Historical Resources Information System under contract with the Office of Historic Preservation to provide information on historical resources. Each Center maintains a variety of survey and project files on historical and archeological resources and may also provide research, training and technical assistance on a fee for services basis. Information on archeological sites may be restricted under state or federal law in order to protect the resource. A description of this program and list of Information Centers is included in the *Instructions for Nominating Historical Resources to the California Register*.

How can I get more information on the California Register of Historical Resources?

Contact the Information Center that serves your county or the Office of Historic Preservation, Department of Parks and Recreation, P.O. Box 942896, Sacramento CA 94296-0001, phone: (916) 653-9432, fax: (916) 653-9824; email: calshpo.jenan@quiknet.com.

Department of Parks and Recreation
Office of Historic Preservation
PO Box 942896
Sacramento CA 94296-0001
The California Register of Historical Resources is more than simply a listing of significant historical resources in our state; it is a broad program designed to help local and state government agencies, as well as private organizations and citizens, identify, evaluate, register and protect California's historical resources.

Below are answers to frequently asked questions that are particularly applicable to California's local governments.

What is the relationship between the California Register and the California Environmental Quality Act (CEQA) and how does it affect how local governments implement CEQA?

The California Register serves as an authoritative guide to resources that are to be considered when there is a discretionary action subject to CEQA. However, simply because a resource is not currently listed in the California Register does not mean that it is not an historical resource and is not subject to CEQA environmental review.

Any resource that is eligible for listing in the California Register is also to be considered under CEQA. Therefore, the lead agency on a project must determine not only if the resource is listed, but also if it is eligible for listing. Unlike the process for determining eligibility under Section 106 of the National Historic Preservation Act, the State Office of Historic Preservation has no authority to make consensus determinations for the California Register for purposes of CEQA. The evaluation of resources for eligibility is solely the responsibility of the lead agency.

Properties that are designated under a local ordinance are presumed to be eligible for the California Register unless there is a preponderance of evidence to the contrary. Additionally, resources identified in an adopted local survey may be significant resources eligible for the California Register.

In making an evaluation of a resource's significance, it is recommended that lead agencies consult the implementing regulations for the California Register, California Public Resources Code, section 4852, and National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation (the California Register criteria mirror those for the National Register and this publication very thoroughly and thoughtfully covers the evaluation process).

Additionally, two technical bulletins, CEQA and Historical Resources and CEQA and Archeological Resources, provide assistance to local governments in evaluating historical resources and project impacts. These publications may be purchased from the Governor's Office of Planning and Research in Sacramento for $3.00 each. Or they can be accessed on the Internet at http://ceres.ca.gov/topic/env_law/ceqa/more/tas.

Please understand that the California Register does not make any resource subject to CEQA that wasn't previously covered. This new program, rather, is a tool to help local governments gain a clearer understanding of what is subject to CEQA and therefore have surety and consistency in their CEQA implementation processes.