

HISTORIC RESOURCES INVENTORY

Ser. No. \_\_\_\_\_  
HABS \_\_\_\_\_ HAER \_\_\_\_\_ NR 3 SHL \_\_\_\_\_ Loc \_\_\_\_\_  
UTM: A 10/508740/4277500 B \_\_\_\_\_  
C \_\_\_\_\_ D \_\_\_\_\_

IDENTIFICATION

- 1. Common name: Pitts Ranch
- 2. Historic name: Rodgers Ranch
- 3. Street or rural address: 1830 Dry Creek Road  
City Healdsburg, CA Zip 95448 County Sonoma
- 4. Parcel number: 089-030-16
- 5. Present Owner: Auradou, C.E. & Bernice Address: 400 2nd Street  
% Auradou Estate  
City Healdsburg, CA Zip 95448 Ownership is: Public \_\_\_\_\_ Private X
- 6. Present Use: Residential Original use: Residential

DESCRIPTION

- 7a. Architectural style: Queen Anne
- 7b. Briefly describe the present physical description of the site or structure and describe any major alterations from its original condition:  

This one-story home has a hip-roof with a gablet as well as a front gable to the left and a gabled bay on the left side. The cornice is boxed and the frieze is plain. The front gables have segmented windows surrounded with cut shingles. The barge boards have flared ends with round medallions. The gable braces do not match. The windows are double-hung and several are in pairs. The siding is channel rustic.



- 8. Construction date:  
Estimated \_\_\_\_\_ Factual 1893
- 9. Architect \_\_\_\_\_
- 10. Builder \_\_\_\_\_
- 11. Approx. property size (in feet)  
Frontage \_\_\_\_\_ Depth \_\_\_\_\_  
or approx. acreage 45.8
- 12. Date(s) of enclosed photograph(s)  
2 Apr 83 39/25

13. Condition: Excellent \_\_\_ Good X Fair \_\_\_ Deteriorated \_\_\_ No longer in existence \_\_\_
14. Alterations: \_\_\_\_\_
15. Surroundings: (Check more than one if necessary) Open land \_\_\_ Scattered buildings X Densely built-up \_\_\_  
Residential \_\_\_ Industrial \_\_\_ Commercial \_\_\_ Other: \_\_\_\_\_
16. Threats to site: None known X Private development \_\_\_ Zoning \_\_\_ Vandalism \_\_\_  
Public Works project \_\_\_ Other: \_\_\_\_\_
17. Is the structure: On its original site? X Moved? \_\_\_ Unknown? \_\_\_
18. Related features: Falsefront hay barn built circa 1910

**SIGNIFICANCE**

19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)

This Queen Anne cottage was completed in 1893 by Jonathan L. Rodgers, a native of England, born in 1837. In 1866 Rodgers immigrated to the U. S. and by 1877, he had settled on this ranch, and engaged in a large fruit-growing and drying operation on 110 acres until his death in 1919. Rodgers also owned several properties and houses in Healdsburg. The falsefront barn was also built by Rodgers. In the 1920's, the ranch was operated by Harry Pitts.

This Queen Anne has many classic details such as gable braces, cut shingles, and colored glass.

20. Main theme of the historic resource: (If more than one is checked, number in order of importance.)  
 Architecture 1 Arts & Leisure \_\_\_  
 Economic/Industrial \_\_\_ Exploration/Settlement 2  
 Government \_\_\_ Military \_\_\_  
 Religion \_\_\_ Social/Education \_\_\_

21. Sources (List books, documents, surveys, personal interviews and their dates).  
 Trib: 7/13/1893, 11/2/1899, 1919  
 So. Co. Atlas, 1877, 1888

22. Date form prepared August 15, 1983  
 By (name) Langhart Museum (clm)  
 Organization City of Healdsburg  
 Address: 133 Matheson Street  
 City Healdsburg, CA Zip 95448  
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