

HISTORIC RESOURCES INVENTORY

Ser. No. _____
HABS _____ HAER _____ NR 3 SHL _____ Loc _____
UTM: A 10/511850/427440 B _____
C _____ D _____

IDENTIFICATION

1. Common name: Sunset Manor
2. Historic name: Patchett House
3. Street or rural address: 410 Matheson Street
City Healdsburg, CA Zip 95448 County Sonoma
4. Parcel number: 002-231-11-6
5. Present Owner: Holtzen Sunset Manor Inc. Address: 410 Matheson Street
City Healdsburg, CA Zip 95448 Ownership is: Public _____ Private X
6. Present Use: Commercial Original use: Residential

DESCRIPTION

- 7a. Architectural style: Non-Specific with Neo-Classic Features
- 7b. Briefly describe the present *physical description* of the site or structure and describe any major alterations from its original condition:

The large two-story house has a hip roof with a wide boxed cornice with sawn brackets set in pairs. The upper floor windows are double hung rectangular and the lower floor window are either large fixed sash or double hung, both having a segmented multi-paned sash over. The architrave on the front entry porch becomes a belt banding where it meets the main structure. There are two exterior chimneys, one on each side of the house and these as well as the entire structure is sheathed in stucco. The entry porch and the porte Cochere to the left are supported by large fluted columns with ionic capitals atop large square pedestal base.



8. Construction date:
Estimated _____ Factual 1921
9. Architect _____
10. Builder _____
11. Approx. property size (in feet)
Frontage 131 Depth 220.9
or approx. acreage _____
12. Date(s) of enclosed photograph(s)
08/16

13. Condition: Excellent Good _____ Fair _____ Deteriorated _____ No longer in existence _____
14. Alterations: Wheelchair ramps and fire escapes
15. Surroundings: (Check more than one if necessary) Open land _____ Scattered buildings _____ Densely built-up _____
Residential Industrial _____ Commercial _____ Other: _____
16. Threats to site: None known _____ Private development _____ Zoning _____ Vandalism _____
Public Works project _____ Other: _____
17. Is the structure: On its original site? Moved? _____ Unknown? _____
18. Related features: Wooded and many shrubs

SIGNIFICANCE

19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)
This unusual structure was built in 1921 for prominent Alexander Valley hop rancers, Charles and Rosa Patchett. Following a local custom that dates back to the 1870's, the Patchetts built this large, prestigious home after selling or passing on their ranch lands, signalling to the community an achieved economic level through early retirement. The Patchetts had sold their 1600 acre hop ranch to the well known Grace Bros. Brewery in Santa Rosa in 1919.

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 _____
Government _____ Military _____
Religion _____ Social/Education 2

21. Sources (List books, documents, surveys, personal interviews and their dates).

Ent: 5/17/19

Int.: Waldo Iverson 12/82

22. Date form prepared August 10, 1983
By (name) Langhart Museum
Organization City of Healdsburg
Address: 133 Matheson Street
City Healdsburg, CA Zip 95448
Phone: (707) 433-4717

