

## Cultural Resources Nomination Application

☒ City Landmark

☐ Structure of Merit

*Please check the Designation for which you are applying*

### IDENTIFICATION

1. Common name: \_\_\_\_\_
2. Historic Name: The Harbor
3. Street address: 3014 Pine St.  
City Riverside State CA Zip 92501
4. Assessor Parcel number: APN 207104001
5. Present Legal Owner: Cliff Cooper and Lori Stephenson  
City Riverside State CA Zip 92501
6. Present Use: Private Residence
7. Original Use: Private Residence

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Date form prepared: September 2018

Preparer: Lori Stephenson

Sponsoring Organization (if any): \_\_\_\_\_

Address: 3014 Pine St.

City, State and Zip: Riverside, CA 92501

Phone: 

## DESCRIPTION

8. Legal property description: Por Lots 14, 15, 16 Blk 8a MB001/046 Fairmount Heights 4  
\_\_\_\_\_  
\_\_\_\_\_

Include approximate property size (in feet): Street Frontage 137 ft. Depth 50 ft.

9. Architectural Style: French Normandy Revival
10. Construction Date: Estimated \_\_\_\_\_ Factual 1931  
Source of Information: Assessor's Records ☒ Building Permit Sanborn Map  
☒ Publications Oral Interviews
11. Architect's Name: Henry L.A. Jekel Builder's Name: J.V. Philbrick
12. Condition: ☒ Excellent ☐ Good ☐ Fair ☐ Deteriorated  
☐ No longer in existence
13. Alterations: The kitchen was remodeled by the previous owner in the late 60's and both the master bath and guest bath were remodeled within the last year. Other than those renovations the house has been kept in original pristine condition.  
\_\_\_\_\_  
\_\_\_\_\_
14. Surroundings:  
☐ Open Land ☐ Scattered Buildings ☒ Densely Built-Up
15. Use type:  
☒ Residential ☐ Industrial ☐ Commercial ☐ Civic  
☐ Other
16. Is the structure on its original site?  
☒ Yes ☐ No ☐ Unknown  
If moved, approximate year \_\_\_\_\_
17. Related features and/or out-buildings: There is a wood pavilion situated on the west side of the property in the garden.  
\_\_\_\_\_

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## SIGNIFICANCE

18. Historical Attributes:

- |   |  |  |
|---|--|--|
| <input type="checkbox"/> Unknown                          | <input type="checkbox"/> Government Building                 | <input type="checkbox"/> Folk Art                  |
| <input checked="" type="checkbox"/> Single Family         | <input type="checkbox"/> Educational Building                | <input type="checkbox"/> Street Furniture          |
| <input type="checkbox"/> Multiple Family                  | <input type="checkbox"/> Religious Building                  | <input type="checkbox"/> Landscape Architecture    |
| <input type="checkbox"/> Ancillary Building               | <input type="checkbox"/> Railroad Depot                      | <input type="checkbox"/> Trees/Vegetation          |
| <input type="checkbox"/> Hotel/Motel                      | <input type="checkbox"/> Train                               | <input type="checkbox"/> Urban Open Space          |
| <input type="checkbox"/> Bridge                           | <input type="checkbox"/> Rural Open Space                    | <input type="checkbox"/> Canal/Aqueduct            |
| <input type="checkbox"/> Farm/Ranch                       | <input type="checkbox"/> Industrial Building                 | <input type="checkbox"/> Dam                       |
| <input type="checkbox"/> Military Property                | <input type="checkbox"/> Public Utility Building             | <input type="checkbox"/> Lake/River/Reservoir      |
| <input type="checkbox"/> CCC/WPA Structure                | <input type="checkbox"/> Theater                             | <input type="checkbox"/> Ethnic Minority Prop.     |
| <input type="checkbox"/> Engineering Structure            | <input type="checkbox"/> Highway/Trail                       | <input type="checkbox"/> Civic Auditorium          |
| <input type="checkbox"/> Amusement Park                   | <input type="checkbox"/> Woman's Property                    | <input type="checkbox"/> Monument/Mural/Gravestone |
| <input type="checkbox"/> Cemetery                         | <input type="checkbox"/> Hospital                            | <input type="checkbox"/> Stadium                   |
| <input type="checkbox"/> Mine                             | <input type="checkbox"/> Community Center/Social Hall        |  |
| <input type="checkbox"/> Commercial Building, 1-3 stories | <input type="checkbox"/> Commercial Building, over 3 stories |  |
| <input type="checkbox"/> Other:                           |  |  |

19. Architectural Description

20. Statement of Significance

21. Bibliography

22. Photographs

23. Letter from property owner (if other than applicant)

## 19. Architectural Description

Located in the North Hill Historic District, the property sits on a nearly half acre (0.48) corner lot at Pine St. and Houghton Ave. with a frontage of 137 feet on Pine St. and 153 feet along Houghton Ave. The French Normandy-style home was designed by renowned architect Henry LA Jekel and built by contractor J.V. Philbrick. It is a two story, "U" shaped, wood framed stucco structure with high cross gable roof lines and a two story mock silo round tower with a spire atop a conical shaped roof situated at the front entrance. The arch shaped solid wood front entry door is equipped with a 10 inch glass porthole that can be opened to greet visitors while the 2 vertical black wrought iron bars adorned with a black wrought iron letter "H" keep residents safe. The second story bedroom has french doors that open up to a Juliette balcony on the front of the house. The building surrounds a center courtyard accessible from each room of the house that faces the courtyard through double French doors. The north wing houses the original servants quarters and an attached two car garage. In keeping with the French Normandy rustic barn house theme there is a faux hayloft complete with a hay bail rope pulley system in the small gable over the garage.

The home, known as "The Harbor", was built in 1931 for the Parker family, of Cape Cod Massachusetts, who's love of the sea inspired them to incorporate several nautical features throughout the home. It has several small porthole shaped windows, elaborate sailing ship motif shutters and a weathervane in the shape of a ship atop the north wing roof over the garage. A replica of Mr. Parkers father's sailing ship was made into art glass and set into a porthole window in the living room in such a way that sunshine strikes it by day and an electric light shines upon it from the outside by night. The original signature Jekel leaded glass windows, solid wood doors with black iron hammered knobs, and decorative over-sized hinges, hardwood floors and copper gutters have all been historically maintained. The detail of the nautical theme was even incorporated into the solid iron flag pole that sits on the south side of the property, which is an actual ships mast.

The grand living room has a massive floor to ceiling stone fireplace that encompasses the entire south-westerly great room wall, large hewn timber ceiling trusses, original electric iron chandelier and a two story high ceiling. The formal dining room is covered in hand carved Oregon pine wood paneling and has a built-in buffet & dry bar. There are three en suite bedrooms. The private master suite with separate parlor sitting room located on the first floor occupies the south wing of the home. Up the grand wooden staircase is a landing overlooking the great room. There is a small room situated inside the turret at the front of the house with a leaded glass window overlooking the front yard. There is also a guest bedroom, bathroom & large cedar lined closet with a small porthole inside. There is an additional 450 SF (approx.) finished basement that is accessed from the outside down a flight of concrete steps at the end of the south wing of the home through a full sized solid wood door. The property has beautiful mature landscaping, flagstone patio courtyard and a rock waterfall that once flowed into what was originally a built in swimming pool and jacuzzi but sometime later filled in and covered with additional flagstone, grass and concrete. There is a large wooden gazebo on the south lawn, a groundskeeper's 1/2 bathroom attached to the garbage and a small mature citrus orchard in the back of the property. Designated as City Structure of Merit #206.

## 20. Statement of Significance

The residence at 3014 Pine St. is significant as the home of Mr. and Mrs. NBH Parker, of Cape Cod, Massachusetts, who lived there from its construction in 1931 until 1938. It is significant for its contribution to the history, development and architectural diversity of the historic North Hill Area of Fairmount Heights. The residence is eligible for designation as a City Landmark in accordance with the Cultural Resources Ordinance (except) Title 20 of the Riverside Municipal Code, as it meets the following criteria:

1. Exemplifies or reflects special elements of the City's cultural, social, economic, political, aesthetic, engineering, architectural, or natural history.
2. Embodies distinctive characteristics of a style, type, period or method of construction, or is a valuable example of the use of indigenous materials or craftsmanship;
3. Represents the work of a notable builder, designer, or architect, or important creative individual;

Nathaniel Boone Hall Parker was born in 1866 in Hyannis Cape Cod, Massachusetts. He spent much of his youth on his father's sailing vessels. In 1850 Mr. Parkers father sailed a packet that carried passengers between New York and Boston, approximately 880 miles. That was before the Cape Cod Canal was built and could take anywhere from 2 days to 2 weeks depending on the weather. NBH Parker married Phoebe Cromwell, also of Hyannis Cape Cod. Mrs. Parkers father also owned a ship, a square rigger, and Mrs. Parker's childhood was spent sailing to places like Bombay and Calcutta. The two remained on the east coast until Mr. Parker retired from the lumber and shipping business and moved west to Riverside, Ca. They lived at the Mission Inn Hotel for several years while they drew up the plans for the home they had dreamt about for many years. During NBH Parkers time in Riverside he was president of the Chamber of Commerce and also sat on several city boards.

According to an article printed in the Riverside Daily Press May 6, 1931 the construction contract for the home, to be erected on a lot at the corner of Pine St. and Houghton Ave., was awarded to contractor J.V. Philbrick of Riverside. Henry L.A. Jekel was chosen as the structural architect that drew up the plans for the house and would also be overseeing the construction as well as landscaping of the grounds.

On the morning of May 7, 1931 the first spade full of dirt was turned on the project by Mrs. Parker in a ceremony attended by Riverside's high society. The residence, which calls for a frontage of 137 feet on Pine St. and 153 feet on Houghton Ave., would emphasize many outstanding architectural features of the French Normandy style. The half acre lot was nestled into the North Hill neighborhood of Fairmount Heights overlooking Lake Evans in Fairmount Park. This area is home to several other residences built by Henry L.A. Jekel.



The French Normandy architecture is reminiscent of a true French Chateau and is named for architecture found in the Normandy province of France. At the time, people in Normandy and the Loire Valley of France attached their farm silos to the main living quarters instead of to a separate barn. During the 20' and 30's, an American revivalist movement romanticized the traditional French farmhouse, constructing buildings that take their cues from ancient French rural residences. Many plans include a small round tower topped by a cone-shaped roof, resembling the grain silos of the ancient Normandy style. After World War I, Americans romanticized the traditional French farmhouse, creating a revival style known as French Normandy. With a growing middle class population in America, French chateaus became a model of inspiration in building their homes on a smaller scale, thereby creating a more affordable French styled home that came to be known as French Normandy.

The Parker's home was be two stories high, with high pitched cross gable roofs and a mock silo round tower topped with a spire atop a conical shaped roof at the front entrance of the home. Mr and Mrs. Parker's love of the seas is evident in the nautical themes present throughout the home. The residence, christened "The Harbor", features several small porthole shaped windows, elaborate sailing ship motif shutters as well as a ship weathervane on the roof. "The primitive simplicity and strength of the seas and of the early Norman Vikings, whose crude ships were staunch and whose hearts and muscles were strong, are preserved in our home" the Parkers exclaimed. Large hewn timber beams cross the two story high ceiling in the great room, where the massive floor to ceiling stone fireplace spans the entire southwesterly wall of the room. In a 1932 New Years day story that ran in the Riverside Daily Press Mr. and Mrs. Parker remarked "The fireplace is just as Norman as a fireplace can be unless you choose to hang the hams and bacons near its flame to catch the full flavor of the smoke." Temptations to add this final touch was resisted, the builders contenting themselves with duplicating old Norman implements and devices instead.

When the bids were open for work on "The Harbor" at the Jekel studio, located at 5063 Magnolia ave., the electric work was awarded to the Electric Supply Company; plumbing, Lee Bush; interior tile, H.J. Meenahan; fireplace, chimney and stone work, W.G. Ehlert; lath and plastering, W. A. Hancock; painting, H.W. Pricer; art glass, Deluxe Art Glass Company, Los Angeles; oak floors and linoleum, Smith-Grubbs Company; copper, lead and sheet metal, R.A. Klamt; roll screens, chamberlain metal, Weatherstrip company; wire fence, American Fence and Construction company; interior carved paneling, Fred B. Martin Company, Los Angeles; roofing, Fisk & Mason, Pasadena; sand and gravel, Service Gravel Company.

On January 1, 1932 the Riverside Daily Press newspaper ran an article titled "Riversiders faithful to Norman styles in construction of homes; Style of architecture adds distinct touch to new Parker home." The article featured Mr and Mrs. Parker explaining the simple Norman style as well as the nautical themes incorporated into the home. A photograph of the newly completed residence accompanied the article.

In a letter to Henry L.A. Jekel, famed Riverside architect, who designed and supervised construction of his home, Mr. Parker penned this tribute on Tuesday December 23, 1931:

"The Harbor, for all intents and purposes, is technically finished. It represents to Mrs. Parker and to me a lot of things. We are proud to call it our home and thankful beyond measure to the Great Ruler over the destinies of the universe that with both anchors ahead we may ride safely and securely within it's calm shelter."

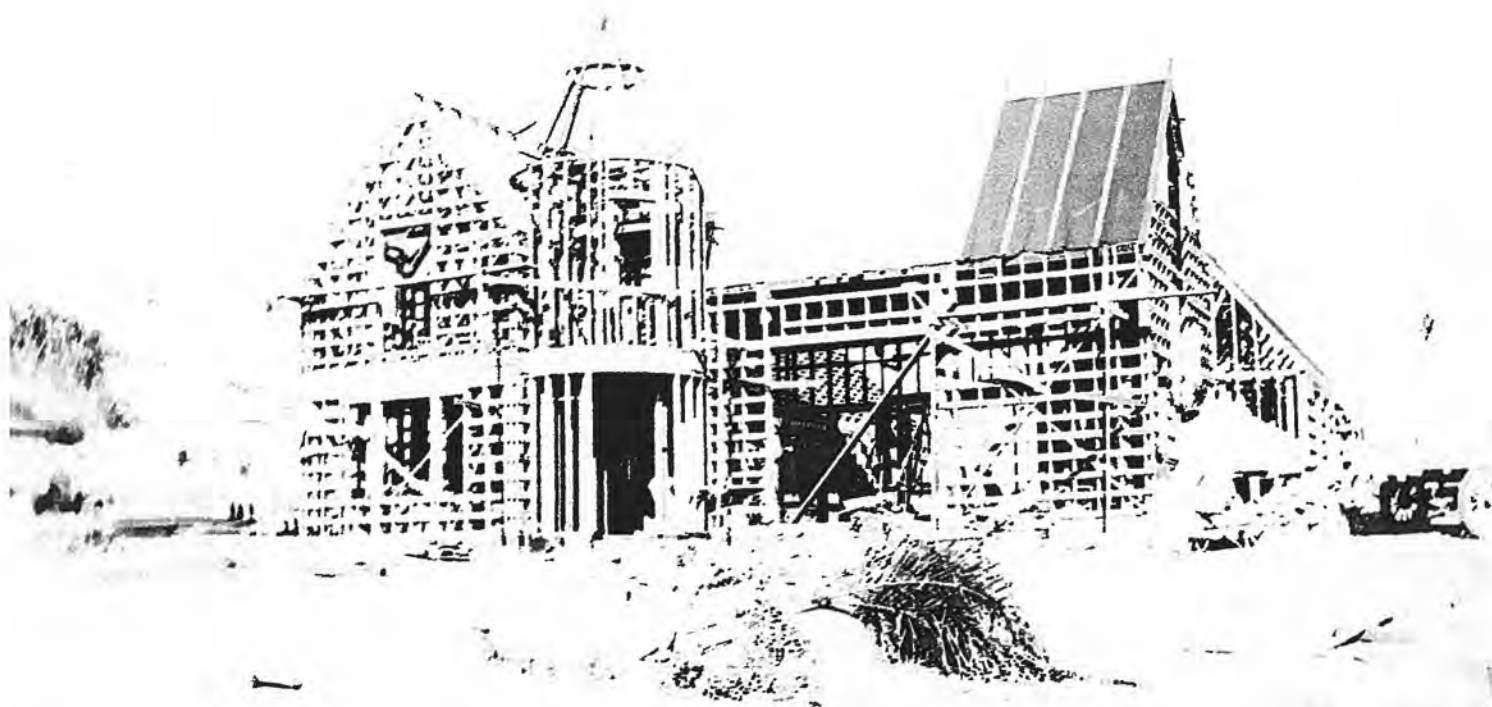
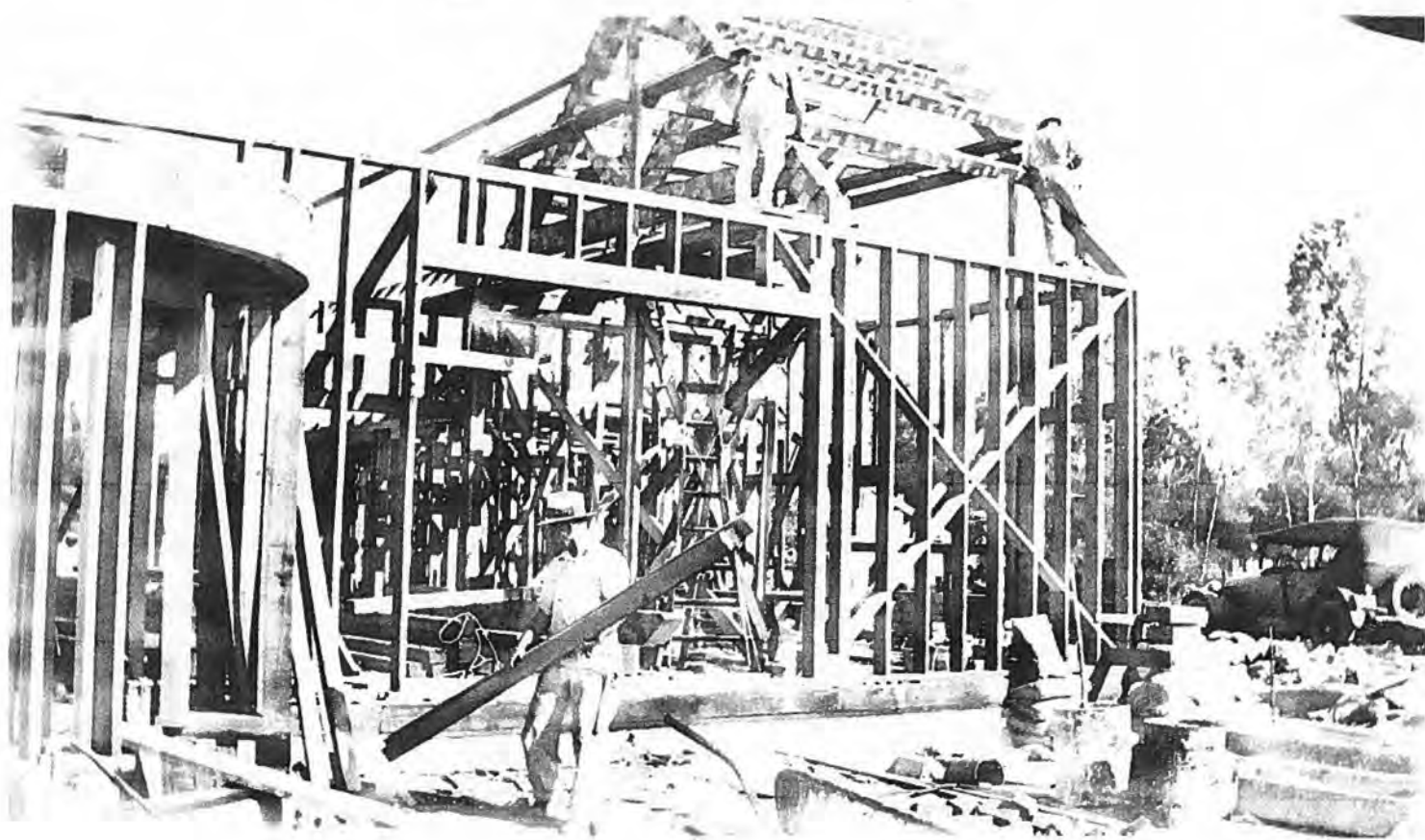
Mr. and Mrs. Parker lived in The Harbor only 7 years before they sold their dream home and moved into a condominium at The Riviera tower, overlooking the ocean, in Long Beach, Ca. The move was made presumably due to the failing health of Mrs. Parker.

The Harbor House has only had 4 owners to date. The longest inhabitants, The Washburn family, resided there for over 50 years. That reign came to an end when the home was last sold in the summer of 2017.

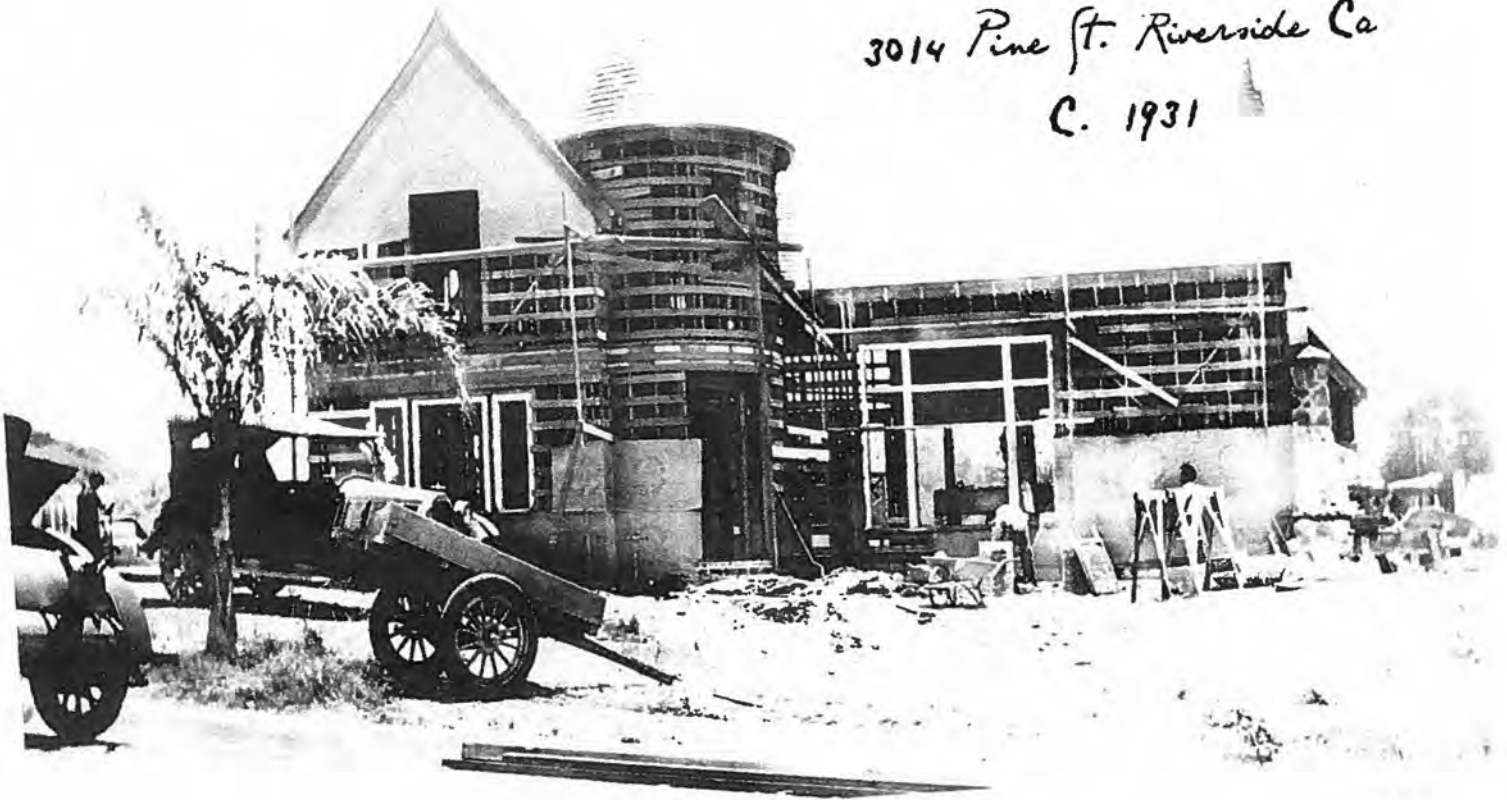
## 21. Bibliography

- A. "Adobes, Bungalows and Mansions of Riverside, California Revisited" By Esther Klotz & Joan H. Hall
- B. article, "Riversiders faithful to Norman style architecture"; Riverside Daily Press, January 1, 1932
- C. article, "Contractor named on Parker project"; Riverside Daily Press, May 6, 1931
- D. article, "NBH Parker called to death"; Riverside Daily Press, date unknown
- E. website; Riverside County Assessors Office
- F. Documents preserved by original owners and passed down to each successor; i.e. Original building plans, building permits, contracts, bills of sale, photographs, etc.
- G. Oral history; 50+ year resident of 3014 Pine St., Doris Washburn





3014 Pine St. Riverside Ca  
C. 1931



P18-0673, Exhibit 2 - Application





opened yesterday

## AWARD CONTRACT FOR N. B. H. PARKER HOME

General contract for the construction of a pretentious home for Mr. and Mrs. N. B. H. Parker at Houghton avenue and Pine street, has been awarded to J. V. Philbrick of Riverside, it was announced today.

Mrs. Parker will turn the first spadeful of dirt when actual construction on the project gets under way tomorrow morning. Henry L. A. Jekel, the structural engineer who drew the plans, will supervise the construction and landscaping.

The residence, which calls for a frontage of 137 feet on Pine street and 153 feet on Houghton avenue, will emphasize many outstanding architectural features. Of the Normandy type, the home will be two stories high. Completion of the residence has been specified for September 24.

When bids were opened at the Jekel studio, 5063 Magnolia avenue, the electric work was awarded to the Electric Supply company; plumbing, Lee Bush; interior tile, H. J. Meenahan; fireplace, chimney and stone work, W. G. Ehlert; lathing and plastering, W. A. Hancock; painting, H. W. Pricer; art glass, DeLuxe Art Glass company, Los Angeles; oak floors and linoleum, Smith-Grubbs company; copper, lead and sheet metal, R. A. Klamt; roll screens, Chamberlain Metal Weatherstrip company; wire fence, American Fence and Construction company; interior carved paneling, Fred B. Martin company, Los Angeles; roofing, Fisk & Mason, Pasadena; sand and gravel, Service Gravel company.

The heating and ornamental iron awards have not yet been let, Jekel reported. Plans are on file in the office of City Engineer R. E. Brown.

**Freiburg Passion Players**



tion and the road now a part of a broad highway extending from a valley to the sea, via Hemet, Elmore, Colorado.

county road crews on Riverside county's improvement of the road, which lies on the San Bernardino county of Tulare. The improvement of two miles of the road is jointly by Riverside and San Bernardino county.

on Pines-to-Palms the Pines-to-Palms highway is the County Highway No. 10. It will afford one of the most scenic drives in the state.

of public roads superintending 10.3 miles of the county has already been from the road near to the stretch which is building and will be miles from the Palm road to where it connects with the federal link. The stretch is to have a "roughed out" also.

is now engaged in re-aligning the Sunkist road to Blythe. Many in this highway will be the distance between Blythe and the consideration. One of the great be eliminated will be a way of Shaver to new road will start a part of Shaver's Wells almost on a bee line to

been going on for the building of the Orange from Elmore across the mountains to San Juan. Miles of the Elmore side of the have been "roughed out". It is expected that the work will be completed by 1 and the road will be, although it will be years before the entire is completed.

\$500,000 will be spent on which is one of the attempted in California county will pay its part of the work. Only \$100,000 and the \$400,000. In addition, Orange has already spent

will provide a junction at highway and inland between Riverside and When completed it of the most scenic state. Each of the 32 Elmore to San Juan is of interest to the more are many engineers to meet before the shed.

## Normandy Style of Architecture Adds Distinct Touch to New Parker Home



### Riversiders Faithful to Norman Styles in Construction of Home

By BOB PATTON

Mr. and Mrs. N. B. H. Parker who have built a new home at Houghton Avenue and Pine streets, spent many days of their youth on their father's sailing vessels. They love the sea. The primitive simplicity and strength of the seas and of the early Norman Vikings whose crude ships were staunch and whose hearts and muscles were strong, are preserved in their home.

The two Riversiders who have lived at the Mission Inn for the past several years are as pleasant as their home is comfortable. They prefer to talk about the new house to talking about themselves although they like to recall the times when sailing vessels were the transports of the seas.

In 1890 Mr. Parker's father mailed a packet that carried passengers and cargo between Boston and New York. Approximately 380 miles. The trip took from two days to two weeks, depending upon the weather. That was before the Cape Cod canal was built. A copy of an oil painting of his schooner, the Plymouth Rock, has been made in art glass and set into a porthole of the living room in such a way that sunshine strikes it by day and an outside electric light shines upon it by night.

Mrs. Parker's father owned the bark, Annie Reed, a square rigger on which, as a girl, Mrs. Parker sailed to Bombay and Calcutta. A painting of this ship and one of the schooner, Maggie G. Hart, are hung on the living room walls, one set into the stone above the fireplace.

The living room is large. The ceiling is high and peaked and supported by heavy timbers as strong as the beams that the Vikings cut for their ships. These heavy timbers are braced at the ends by "ship's knees" which, in ship building, support the deck carlings.

A deep rug, antique gold in color with a greenish cast, like ocean water in the dim sunlight, has the design of a Viking's ship in the center. The rug was hand made in Austria. Perhaps that is why it expresses a stalwart personality just as do the furniture and the great fireplace.

"The fireplace," as Mr. and Mrs. Parker remarked, "is just as Norman as a fireplace can be unless you choose to hang the horns and hocks near its flame to catch the full flavor of the smoke." Temptation to add this final touch was resisted, the builders contenting themselves with duplicating old Norman implements and devices.

The Normans, one gathers, after spending pleasant minutes in the Parker home, realized the beauty and strength of simplicity. They expressed this simplicity in their building of ships and building of homes. Mr. and Mrs. Parker truly appreciate this strength and have made it a part of their home.

The dining room is paneled with carved Oregon pine, the wood that has adventured on the seas bravely for centuries. Much of the furniture is made of this same wood giving it an appearance of being old and strong.

Mrs. Parker's room alone, departs from the Norman treatment. She has remembered the setting of her girlhood and has made the room attractive by introducing into it the charm and dignity of New England.

The strength and spicy zest of the elements were considered by the Parkers when they drew up their plans for the home of which they dreamed for many years. The house is so constructed that its owners may enter easily an inner court that joins the grounds to the rear.

The grounds are being landscaped with characteristic simplicity. A solid sheet of water flows from a fountain and at night this sheet of water has a silvery sheen that reminds you of treasure trove—makes you think of thrilling deeds and high adventure that the Normans knew; thrilling deeds and strength of the primitive that modern life has sacrificed.

## AMAZED OVER TUNNEL

(Continued from Page 1)

springing into full-fledged in the brief time of a few

The principal interest of the people in the activities of the dam results from the construction at the project of speed is made possible of the fact that the power is being furnished by the Sierras Power company and Nevada-California Power from their hydro plants and the Mono basin, and principal place of business of the former company is in Riverside joining the Press office on street.

The story of the construction of this line from San Bernardino the dam site has been told in recent months, and at the time of its dedication, when power was turned on for the first time, new substations were dedicated prominent officials of the companies, the federal government, Nevada state officials, and a half dollars are referred to in an account of the department of the power for 1931, appearing elsewhere in this issue.

### AN EPOCHAL PROJECT

International attention focused on Riverside during the dedication of the Buena Vista Drive with trees, during the time of the International Relations session here. The construction of this westerly entrance to the dam will make a memorable one in the municipal improvements.

### Striking Building in Penrod



than Sorry

Time Test

Time Test

RIVERSIDE DAILY PRESS 1/1/32

THE HARBOR  
RIVERSIDE  
CALIFORNIA

May 24, 1938

Dear Mrs Clark:

You were a very splendid young lady to write us so quickly upon your arrival at Ukiah. I might say your first arrival, for I suppose by this time you have followed your usual custom and have, like the proverbial butterfly, been flitting from place to place. This message from you should have been acknowledged by Mrs. Parker long, long ago; but she has not been feeling any too good; and so I have told her that I would send a message from "The Harbor" to you. That includes all of us.

First, you want to know how everything is going at the house two doors down the street. Everything seems to be fine. The new maid is working very satisfactorily, up to yesterday at 3 P.M., when Martha came up for an hour or so and gave the latest bulletins on domestic help. It was the first time we had seen Martha for ten days, when we spent the day together, the four of us, as she has probably written you, at the Casa de Manana in La Jolla. Martha looks much better than she did awhile back, and even better than when you went away, I think. Archie is fine in every respect, as he always is.

I am dictating this in the Tea-house at about 2 P.M. The temperature yesterday was 95°. It is about the same today, but a nice breeze is blowing.

Have a good time, don't try to climb any of the High Sierras, and accept from all of us our love and best wishes.

As always,  
*Philip C. & Nat Parker*

NBHP:HH



# CHAPTER 107

## THE HARBOR: THE PARKER-WASHBURN HOUSE

3014 PINE STREET

1931

Henry L.A. Jekel designed this one-and-a-half storied house in a bold Normandy-style of architecture. N.B.H. Parker, and his wife, Phoebe, built the eight-room home in 1931.

Mr. Parker owned a successful furniture manufacturing company in New England. The couple spent several winters at the Mission Inn before deciding to retire to Riverside and make it their permanent home. Their children were grown and the mild climate of Southern California appealed to them. The Parkers purchased a large corner lot at Pine Street and Houghton Avenue and commissioned Henry L.A. Jekel to plan their house.

Both of the Parkers came from nautical families and much of their youth had been spent aboard New England sailing ships.<sup>1</sup> They made many suggestions to Jekel about the design of their house, some of which related to methods of ship construction. In May, 1931, Phoebe Parker ceremoniously turned over the first shovelful of dirt to start construction of the \$20,000 house built by contractor J.V. Philbrick.<sup>2</sup> In the fall, when the house was completed, the Parkers named it "The Harbor" because to them it represented a place of comfort and security. Jekel received a gracious letter of appreciation from the Parkers for his excellent work.

The living room, with a ceiling two stories high, is supported by



The Harbor: The Parker-Washburn House  
*Riverside Municipal Museum Collection*

1. *Riverside Daily Press*, January 1, 1932.

2. *Ibid.*, May 6, 1931.

heavy cross beams which gives the long, wide room a baronial appearance. A massive stone fireplace of Viking design dominates one wall and a dark, wooden staircase leading to an open balcony stretches across the opposite wall. Near the fireplace is an unusual stained-glass window in the shape of a port-hole depicting the sailing vessel "Plymouth Tower." In 1850, Parker's father was its skipper.<sup>3</sup> A large dining room is handsomely paneled in dark Oregon pine handcarved by Italian craftsmen. The remainder of this wing has a remodeled kitchen, servant's rooms, and the garage. Above this section is the second story with an additional bedroom and extra storage. In the south wing is the master bedroom with its own adjoining sitting room. Most of the rooms in the Ushaped house open onto a landscaped central patio which at one end has an interesting rock fountain.

Whenever the Parkers were at home an American flag flew from a flagpole in the south lawn to announce company was welcomed. The Parkers often traveled accompanied by their own chauffeur and maid. Neighbors best remember Mr. Parker with a monocle and in knee breeches.

In 1939, the Parkers moved to Long Beach and sold their Riverside house for \$19,000 to Franklyn D. Hankins, M.D.<sup>4</sup> The Hankins family lived there for several years, but after World War II sold the home to Archie A. Washburn.

Archie Washburn, his wife, Martha, and their children, Donna and Phillip, lived several houses from the Harbor and had admired it for some years. The Washburn family moved into the house and lived there for many years. In 1969, Archie Washburn moved to Hemet. His son, Phillip, took over the family citrus spraying business and purchased his father's Riverside home. Today Phillip, and his wife, Doris, enjoy the spacious home with its surrounding terraced gardens, stately flagpole, and new gazebo.

— J.H.

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3. *Ibid.*, January 1, 1932.

4. *Ibid.*, July 26, 1939.