

INFORMATION  
& RESOURCES

*presented by*

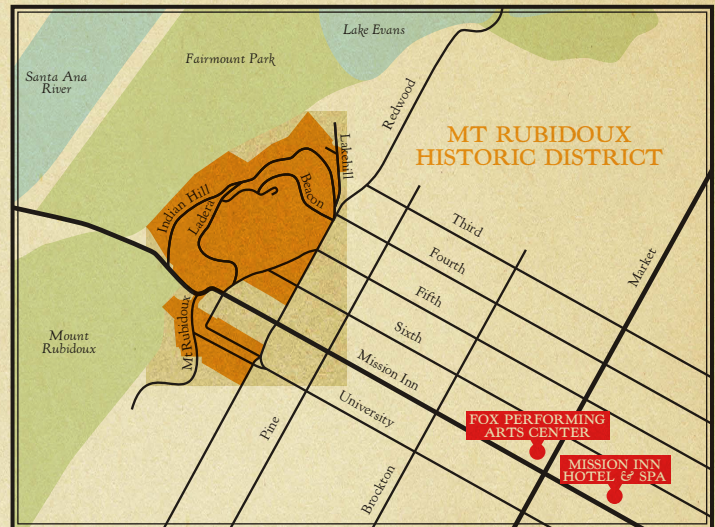




## MOUNT RUBIDOUX HISTORIC DISTRICT

*Built 1903 to 1935; bounded by Redwood Drive, University Avenue, Mount Rubidoux Drive, & Indian Hill Road*

The design of this neighborhood, west of downtown, was intended to enhance the natural features of Mount Rubidoux. In addition to bankers and financiers, the area was home to those made rich by Riverside's burgeoning citrus industry. Notable local architects including Franklin Burnham, G. Stanley Wilson, Robert H. Spurgeon and Henry L. A. Jekel, who designed houses in Craftsman, Spanish Colonial Revival, Tudor Revival, and Norman Revival styles. The neighborhood enjoyed proximity to the Seventh Street streetcar line which provided easy access to downtown.



### What is a Historic District?

The City of Riverside boasts thirteen Historic Districts: geographically-defined areas with a significant concentration of historic resources. An important part of what makes Riverside a special place to live is its history, and preservation of historic resources fosters civic and neighborhood pride while building community character.

### Why Preserve Historic Homes?

Many residents of Riverside appreciate historic and architectural character as being essential to cultural, social, economic, and environmental sustainability. Historic resources are key ingredients in neighborhood livability and quality of life, minimizing negative impacts on the environment and yielding economic vitality and reward. A historic home that retains its character inside and out typically commands a higher resale value than a comparable home that has been stripped of original features. Many residents and businesses are also drawn to historic districts because the quality and richness of design, construction, craftsmanship, and materials are typically very high when compared to contemporary construction methods.

### Home Renovation Standards

Before any work begins, construction or alterations to a historic resource must be approved by the Cultural Heritage Board or by Planning staff. On approval, a permit known as a Certificate of Appropriateness will be issued. Minor additions and alterations can be reviewed over the counter at a staff level. These include reroofing, in-kind replacement of some elements, fences, landscaping, and other less significant changes. Please visit the city's website at [riversideca.gov/historic](http://riversideca.gov/historic) for more detailed information and design guidelines.

### The Mills Act

The Mills Act provides property tax relief averaging 50% per year to owners of historic properties to help offset the expense of restoration and maintenance. To qualify, a historic property must be listed on a national, state, county, or city register. Participants enter into a perpetual 10-year contract with the City, automatically renewed each year and transferred to new owners when the property is sold. The City accepts applications during the month of June every year. For more information contact Scott Watson, Associate Planner at (951) 826-5507.

## COMMUNITY RESOURCES

**Cultural Heritage Board** is a nine-member volunteer citizen body appointed by the Mayor and City Council. Their primary responsibilities are to provide design review and guidelines for alterations to historic properties and to identify and recommend historic resources and districts for City designation. The CHB meets on the third Wednesday of each month at City Hall's Art Pick Council Chamber to review historic preservation matters under its jurisdiction.

**Old Riverside Foundation** is a non-profit civic organization founded in 1979. They are dedicated to the recognition, appreciation, and preservation of the built environment throughout Riverside. They encourage the conservation of historic neighborhoods, sponsor educational programs, provide information on tax advantages and grants, and assist homeowners and contractors with preservation techniques and requirements. To learn more, visit [oldriverside.org](http://oldriverside.org).

**Riverside Historical Society** is dedicated to learning about Riverside's history and to preserve records of it for future generations. The Society meets for a local history-related program on the last Sunday in January, and then the first Sundays of April, June, October, and December. The Riverside Historical Society publishes an annual journal dedicated to original research into the history of Riverside. To learn more, visit [riversidehistoricalsociety.org](http://riversidehistoricalsociety.org).