



May 3, 2022

[www.urbanapreservation.com](http://www.urbanapreservation.com)

EPD Solutions, Inc.  
Attn: Meaghan Truman  
2 Park Plaza, Suite 1120  
Irvine, CA 92614

RE: Historical Resource Summary | 200 West Redlands Boulevard, Redlands, CA.

Dear Ms. Truman:

At the request of EPD Solutions, Inc. (EPD), Urbana Preservation & Planning, LLC has evaluated the building at 200 West Redlands Boulevard, in Redlands, California, for eligibility under the criteria of the California Register of Historical Resources (CRHR) in order to identify whether the building meets the definition of a historic resource pursuant to the California Environmental Quality Act (CEQA). Urbana's conclusion is that the property is not eligible for the inclusion on the CRHR and thus, it is assigned a CRHR status code of 6Z. The property is documented and evaluated on Department of Parks and Recreation (DPR) 523 series forms (attached) with our findings summarized below.

Under CRHR Criterion 1, the building at 200 West Redlands Boulevard represents the commercial development of the City of Redlands during a time of rapid suburban growth following the postwar population boom in California. It is one of many commercial buildings constructed in the area between 1950 and 1980. While 200 West Redlands Boulevard is associated with this period in Redlands' history, the site lacks sufficient significance to be found eligible under Criterion 1. The building was not identified as maintaining an association with the lives of persons significant in national, state, or local history, and does not appear eligible under CRHR Criterion 2. The building was constructed in 1975 as a furniture showroom, and has not been significantly altered since that time, but its design and construction is very common for the period, and it does not exhibit any distinguishing features or design elements. Therefore, it is found ineligible under CRHR Criterion 3. Further study of the building is not likely to yield information important in prehistory or history of the local area. It is not eligible under CRHR Criterion 4.

The building is in its original 1975 location and has not been moved since that time; therefore, the property retains integrity of **location**. The building was built in 1975, when the City of Redlands was growing suburban community, and its construction coincided with the development of Redlands Mall and other similar commercial buildings; therefore, the property retains integrity of **feeling, setting, and association**. As the building has not been significantly altered since its construction, it also retains integrity of **materials, design, and workmanship**.

Because the building is ineligible for inclusion on the CRHR, it does not meet the definition of an historical resource pursuant to Section 15064.5 of the CEQA Guidelines. Please refer to the attached DPR forms for additional property history and contact the office with any questions or comments.

Respectfully Submitted,

Scott Solliday, MA

State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial: \_\_\_\_\_  
CRHR Status Code: 6Z  
Other Listings: \_\_\_\_\_

Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_  
Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 1 of 22

**P1. Other Identifier:** 200 West Redlands Blvd.

**\*P2. Location:** ☐ Not for Publication ☒ Unrestricted

**\*a. County** San Bernardino and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

**\*b. USGS 7.5' Quad** Monterey **Date** 2018 **T**   ; **R**   ;  ☐ of  of **Sec**       ;  **B.M.**

**c. Address** 200 West Redlands Blvd. **City** Redlands **Zip** 92373

**d. UTM:** (Give more than one for large and/or linear resources) **Zone** 11, 482930 **mE/** 3768566 **mN**

**e. Other Locational Data:** (e.g., parcel #, directions to resource, elevation, decimal degrees, etc., as appropriate)

The subject property is sited on West Redlands Blvd. on Lots 1, 2, 3, 4, and a portion of Lots 5 and 6, Block C of the Fairbanks and Wilson's Subdivision, and Lot 20 and a portion of Lots 16, 18, 22, 24, 26, 28, 30, Block D of Central Townsite Lugonia. It is identified as San Bernardino County Assessor's Parcel Number 0169-28-130-0000, the property is located south of downtown Redlands and north of the Smiley Park Historic District in Redlands, California.

**\*P3a. Description:** The address of the subject property is 200 West Redlands Boulevard. The property consists of a commercial building constructed in a common commercial architectural style that was popular in the 1970s. The property is sited on a roughly rectangular parcel of approximately 1.50 acres, located on the north side of West Redlands Boulevard between Eureka and 3<sup>rd</sup> streets. The building has one large showroom and a smaller retail unit on the east end. **See Continuation Sheet for additional description.**



**\*P3b. Resource Attributes:** (List attributes and codes) (HP6) 1-story Commercial Building

**\*P4. Resources Present:** ☒ Building ☐ Structure ☐ Object ☐ Site ☐ District ☐ Element of District ☐ Other (Isolates, etc.)

**P5b. Description of Photo:** View of front (south) elevation, looking northwest

**\*P6. Date Constructed/Age and Source:**

☒-Historic: 1975 / San Bernadino County Assessor

**\*P7. Owner and Address:**  
VantageOne Real Estate  
Investments IV LLC  
200 West Redlands Blvd.  
Redlands, CA 92373

**\*P8. Recorded by:**  
Scott Solliday, M.A., Historian / Architectural Historian  
[www.urbanapreservation.com](http://www.urbanapreservation.com)

**\*P9. Date Recorded:** April 2022

**\*P10. Survey Type:** Historical Resource

Review

**\*P11. Report Citation:** (Cite survey report and other sources or enter "none.") None

**\*Attachments:** ☐ NONE ☒ Location Map ☒ Continuation Sheet ☒ Building, Structure, and Object Record ☐ Archaeological Record ☐ District Record ☐ Linear Feature Record ☐ Milling Station Record ☐ Rock Art Record ☐ Artifact Record ☐ Photograph Record ☐ Other (List):

## BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # \_\_\_\_\_

HRI# \_\_\_\_\_

CRHR Status Code: 6Z

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA

Page 2 of 22

B1. Historic Name: McEwen's Furniture Galleries

B2. Common Name: N/A

B3. Original Use: Commercial, furniture store B4. Present Use: Commercial, retail stores

**\*B5. Architectural Style:** Late 20<sup>th</sup> Century Neighborhood Strip Center

**\*B6. Construction History:** Property construction history is based on San Bernardino County records, historic and current aerial photography, and regional newspaper articles of the subject property. Building permits were not provided by the City of Redlands Office of the City Manager.

The building was constructed in 1975 by an unknown builder. One building permit was located, Permit B12-08232, for partial re-roofing (less than 50%) of the building in 2012. The building appears in its current footprint on a 1980 aerial photograph. There does not appear to be any significant alterations to the building since the time of its construction.

**\*B7. Moved?** ☒ No ☐ Yes ☐ Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

**\*B8. Related Features:** No related features.

B9a. Architect: Unknown / Not Identified b. Builder: Unknown / Not Identified

**\*B10. Significance:** Theme N/A Area N/A Period of Significance N/A Property Type Commercial

**Applicable Criteria** NRHP and CRHR Ineligible

**NRHP/CRHR/Criterion A/1: Association with events that have made a significant contribution to the broad patterns of our history.**

Based on historical research and aerial imagery, the subject property was constructed in 1975. Located on Block C of the Fairbanks and Wilson's Subdivision and Block D of the Central Townsite Lugonia, the property was located near the original business district of Redlands. The property is associated with retail commercial business in Redlands, California, through the late 20<sup>th</sup> century and early 21<sup>st</sup> century. It is a typical example of commercial development during the postwar population boom that extended beyond the 1970s, but it does not clearly convey any significant events or patterns in history. Urbana determined the property is not individually eligible under Criterion A/1.

**See Continuation Sheet for eligibility and integrity analysis.**

B11. Additional Resource Attributes: N/A

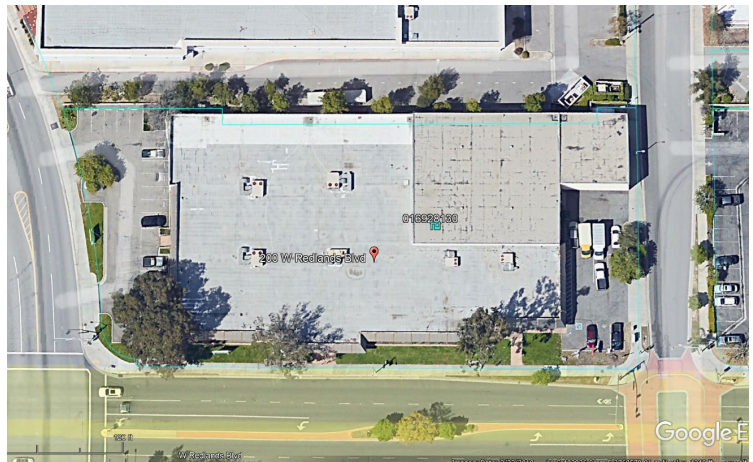
**\*B12. References:** N/A

B13. Remarks: None

**\*B14. Evaluator:** Scott Solliday, M.A., Historian / Architectural Historian

Urbana Preservation & Planning, LLC

**\*Date of Evaluation:** April 2022



(This space reserved for official comments)



**State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

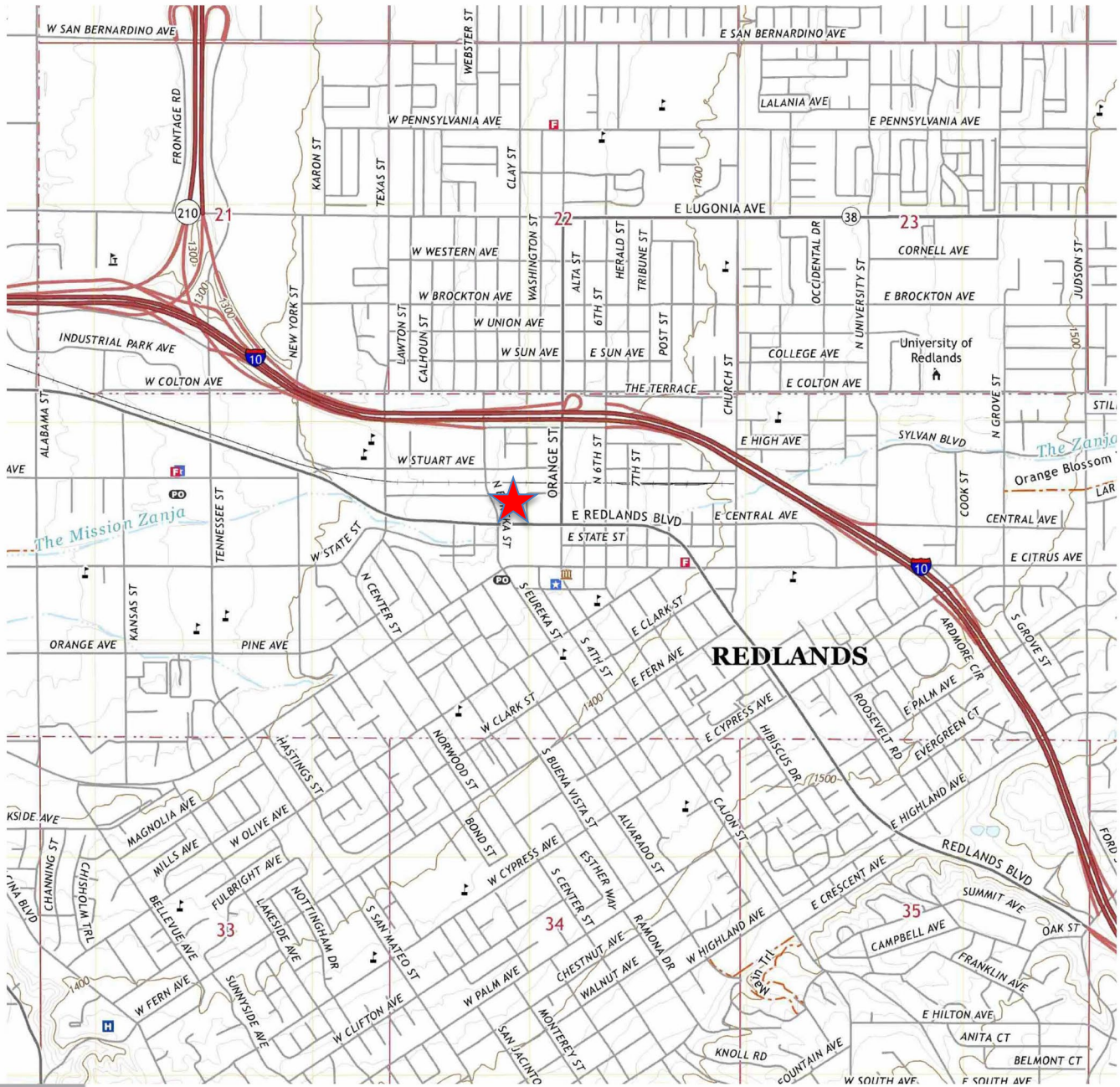
**Resource Name or #:** 200 W. Redlands Blvd, Redlands, CA

Page 3 of 22

\*Map Name: Redlands

\*Scale: 1:24,000

\*Map Date: 2021



URBANA PRESERVATION &amp; PLANNING LLC

Google Earth





**P3a. Description (Continued from page 1):**

The surrounding area is composed of commercial buildings of various types and ages, including the Redlands Mall (built in the late 1970s) across the street on the south side of Redlands Blvd.

**200 West Redlands Boulevard Architectural Description**

The 200 West Redlands Boulevard property is an example of a late 20<sup>th</sup> century Neighborhood Strip Center.<sup>1</sup> The building has a roughly rectangular plan with a small loading bay wing extending east from the northeast corner. It is built on a slight grade, sloping down from east to west. The front half of the building has large window walls separated by concrete block piers, with a flat-topped mansard roof sheathed with metal panels. The rear half of the building has concrete block walls with three loading bays and no windows; it has a flat roof with parapet. Due to the grade of the property, the entry to the retail store on the east end and the handicapped entry for the main showroom are at grade but other entries near the centers of the south and west elevations have concrete steps leading to the entry. The main entry on the south elevation has a porch with concrete block columns supporting a mansard roof. A 30-inch-high concrete block planter runs alongmost of the south elevation

**B10. Significance (continued from page 2):**

**NRHP/CRHR/ Criterion B/2: Association with the lives of persons significant in national, state, or local history.**

McEwen's, a family-operated furniture store that was in business in three different buildings in Redlands over a period of 80 years, was founded in 1929 by Daniel F. McEwen. McEwen and his wife, Marguerite H. Yingst McEwen, moved to Redlands, California, in about 1928. Dan McEwen worked as a sales manager at Chandler Furniture Company for about a year, and in 1929, opened his own furniture store at 318 Orange Street. By 1936, he moved to a larger store at 17-19-21 West State Street. The McEwens did not have any children, but the store became a family business with the employment of members of Marguerite's family, including her brothers, Earl William Yingst (c.1936) and Charles A. Yingst (c.1942-1954), and her nephew, James V. Geissinger, Jr. (c.1954-1980). McEwen's, Inc. was incorporated on December 26, 1957.<sup>2</sup>

Dan McEwen passed away in 1971. The family business continued under the management of James V. Geissinger Jr. The furniture store on West State Street had been open for about 40 years, but in 1975 it was acquired by the Redevelopment Agency of the City of Redlands and demolished for construction of the Redlands Mall. McEwen's Furniture Store reopened in a new building at 200 West Redlands Boulevard. When James Geissinger retired, his son, Jim Geissinger, took over management. The store closed in 2009.<sup>3</sup>

Research does not indicate that the subject property qualifies for designation under Criterion B/2. Daniel F. McEwen, founder of McEwen's, Inc., appears to have been a very prominent businessman in Redlands for about 40 years, but this building was constructed by other family members after his death. None of the later occupants appear to rise to a level of importance such that the property would be eligible for its association with the lives of persons significant in national, state, or local history. Therefore, the subject property does not qualify under Criterion B/2.

**NRHP/CRHR/ Criterion C/3: Embodies the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or represent a significant and distinguishable entity whose components may lack individual distinction.**

To designate a property under Criterion C/3, the subject dwelling must possess the distinctive characteristics of a type, period, or method of construction that has not been substantially altered. Built in 1975, the property

is a good example of a late 20<sup>th</sup> century Neighborhood Strip Center. Commercial development in the 1970s was dominated by the Suburban Shopping Center and the smaller Neighborhood Strip Center; the latter was generally of brick or concrete block masonry with large expanses of window walls and a flat roof. These rectangular buildings usually had 1–5 retail stores with a common parking lot with walkways to each storefront. However, this architectural style is so common, it is, in fact, a ubiquitous type, and like the equally common residential Ranch House, it must possess particularly distinctive features or outstanding design, or exhibit the hallmarks of an important construction method to be individually eligible under Criterion C/3.

The mansard-roofed subtype of late 20<sup>th</sup> century commercial architecture was a short-lived design element of the 1960s and 1970s. This late revival was not a true mansard roof, like that associated with Second Empire style architecture of the late 19<sup>th</sup> century, which had a shallow hipped roof on the top and steeper hipped eaves usually extending to the bottom of the upper floor. The 1960-1980 mansard roof was flat on top and usually clad with wood shingles or metal roofing panels. It is sometimes seen in two-story residences, but its use in commercial buildings is more often for small chain restaurants and shops built during the period. This style of roof did not attain popularity for residential or commercial design and is not a distinctive feature of the Neighborhood Strip Center style.<sup>4</sup> Additionally, the property has not been identified as the work of a notable builder or architect. For these reasons, Urbana determined the property is not individually eligible under Criterion C/3.

**NRHP/CRHR/Criterion D/4: Potential to yield information important in prehistory or history.**

The subject property is not eligible under Criterion D/4 as it is unlikely to yield information important in prehistory or history.

**Integrity**

Evaluation of integrity must always be grounded in an understanding of a resource's physical features and how they relate to historic significance. To retain historic integrity, a resource will possess several, and usually most of the following seven aspects of integrity: location, materials, design, setting, workmanship, feeling, and association. If it is determined that a resource is eligible for designation because it meets one or more of the adopted designation criteria, the integrity of the resource must be evaluated. Integrity is the ability to convey its significance. Only after the historic significance of the resource is fully established can the issue of integrity be addressed.

**1. Location**

Location is the place where the historic property was constructed or the place where the historic event occurred. In rare cases, a moved resource can be eligible for designation. For example, a resource that is eligible under Criterion C/3 as one of the few remaining examples of an architectural style and that retains most other applicable aspects of integrity might not be negatively affected by the loss of integrity of location. Integrity of location was assessed by reviewing historical records and aerial photographs in order to determine if the building has always existed in its present location or if it has been moved, rebuilt, or its footprint was significantly altered. Research reveals that the 200 West Redlands Boulevard property was built in its current location in 1975. Therefore, the subject property retains integrity of **location**.

**2. Materials**

Materials are the physical elements that were used and combined, during a particular period of time and in a particular pattern or configuration, to form a historic resource. The use of particular materials reveals the preferences of those who created the resource and indicates the availability of particular types of materials and technologies. Integrity of materials was assessed by determining the presence or absence of original building materials and the possible introduction of materials that may have altered the architectural design of the building. Over the years very few alterations were made to the subject property. No later contemporary

materials were introduced that would alter its historic 1975 appearance. Therefore, the property has good integrity of **materials**.

### 3. Design

Design is the combination of elements that create the form, plan, space, structure, and style of a resource, and results from the conscious decisions made during the original design or planning process. It also applies to the way in which buildings, sites, or structures are related with respect to special relationships, visual rhythms, and layout. Integrity of design was assessed by evaluating the special arrangement of the building and any unique architectural features present. The 200 West Redlands Boulevard property was constructed in the Neighborhood Strip Center style. There have been no notable alterations made to the design of the property. Therefore, the property has good integrity of **design**.

### 4. Setting

Setting is the physical environment of a historic property and refers to the character of a place, such as topography, landscape, and relationship between buildings. In this way, setting differs from location, which places importance on the specific place that a resource was constructed. Integrity of setting was assessed by inspecting the elements of the property, which include topography and landscape. The 200 West Redlands Boulevard property spans a relatively short block and retains much of its original landscaping, which includes a grass lawn, shrubbery in the planters across the front of the building, and mature trees. The property retains integrity of **setting**.

### 5. Workmanship

Workmanship is the physical evidence of an artisan's labor and skill in the construction of a building, structure, object, or site. Workmanship practices such as carving, joinery, and other details or construction methods provide evidence regarding the technology of a craft and illustrate the aesthetic principles of a historic period. Integrity of workmanship was assessed by evaluating the quality of the architectural features present in the building. The workmanship of the masonry, the window walls, and the metal roof has not been impacted. Therefore, the property has good integrity of original **workmanship**.

### 6. Feeling

Feeling is a property's expression of the aesthetic or historic sense of a particular period of time. It results from the presence of physical features that, when taken together, convey the property's historic character. Integrity of feeling was assessed by evaluating whether the building's features, in combination with setting, convey a historic sense of the property.

Although there was infill development of commercial properties in the 1970s, such as the Redlands Mall, this occurrence is essential within the same period when the subject property was built. The property also retains its function as a commercial strip and continues to exhibit the original style of architecture. As such, the 200 West Redlands Boulevard property retains integrity of **feeling**.

### 7. Association

Association is the direct link between an important historic event or person and a historic resource. A resource retains association only if it is the place where the event or activity actually occurred and is sufficiently intact to convey that relationship. The 200 West Redlands Boulevard property was used as a furniture store by the McEwen/Geissinger family for 34 years. The Mattress Brothers store, which occupies the smaller retail unit on the east end of the building has been operated in that location for approximately 25 years. Therefore, the property has good integrity of **association**.



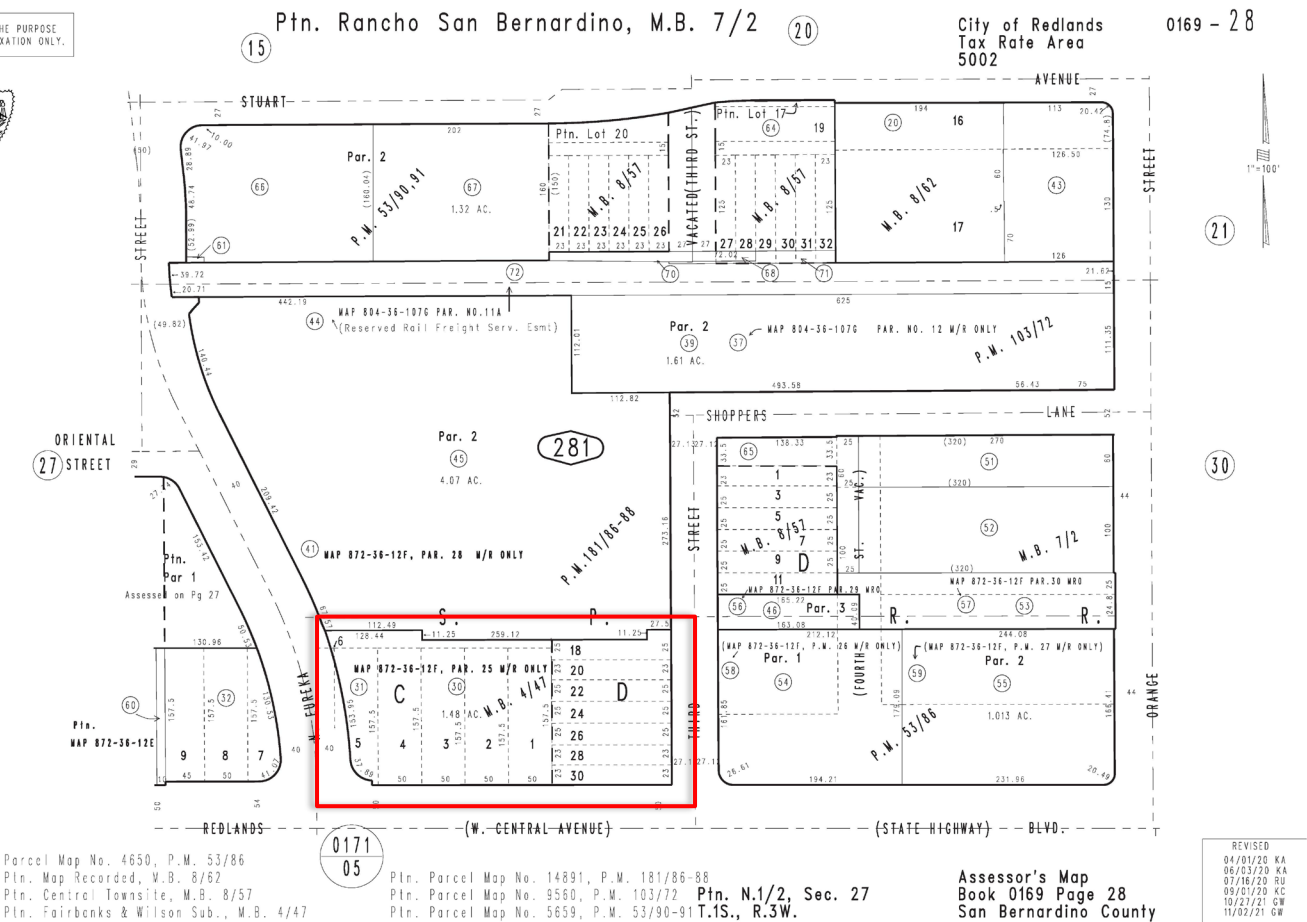
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 7 of 22

Primary# \_\_\_\_\_  
HR# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

The subject property is located on Block C of the Fairbanks and Wilson Subdivision and Block D of Central Townsite Lugonia. Source: San Bernardino County Assessor's Map

THIS MAP IS FOR THE PURPOSE  
OF AD VALOREM TAXATION ONLY.



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**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 8 of 22

**Historic Aerial Photographs**



1980 aerial photograph of the subject property and the surrounding commercial district. This view shows the original footprint of the building five years after it was built. Source: [historicaerials.com](http://historicaerials.com).

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DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 9 of 22



This recent aerial photograph of the subject property shows the building maintains its original footprint.  
Source: Google Earth.



State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: **200 W. Redlands Blvd, Redlands, CA**  
Page 10 of 22

**Chain of Title / Ownership History**

Date	Owner	Source	Relevance
1975	Redevelopment Agency of the City of Redlands	Deed 1975-8748-0709	
1975-2016	McEwen's, Inc.	Deed 1975-8748-0709	
2016-2022	VantageOne Real Estate Investments IV LLC	San Bernadino County Recorder	

**Occupancy History**

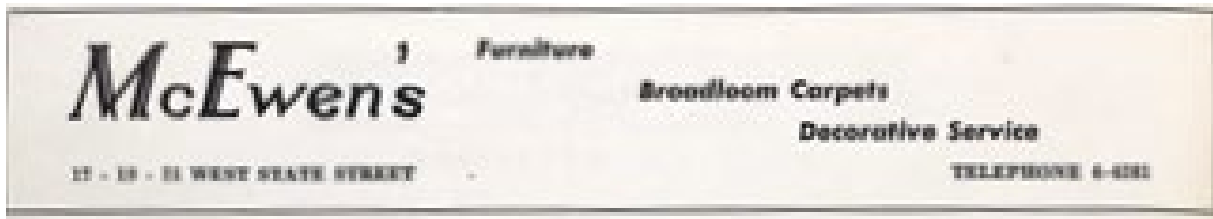
Date	Occupant	Source	Relevance
1975-2009	Main unit - McEwen's, Inc.	<i>Los Angeles Daily News</i> , January 18, 2009	Jim Geissinger, General Manager of McEwen's, Inc.
2009-2022	Main unit - Not identified		
1975-1997	East Unit - Not identified		
1997-2022	East Unit - Mattress Brothers	<i>Los Angeles Daily News</i> , January 18, 2009; current signage	Current signage indicates 25 <sup>th</sup> Anniversary

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DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 11 of 22

**Newspaper and Genealogical Database Search Results for Owners and Occupants**



1954 advertisement for McEwen's.  
Source: Redlands City Directory, 1954.



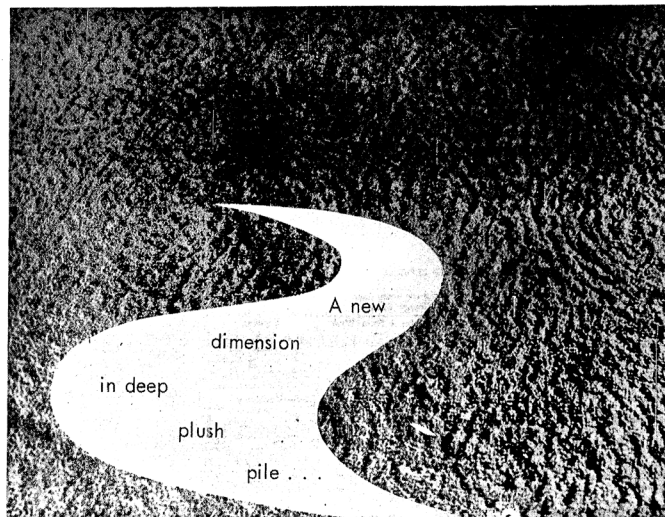
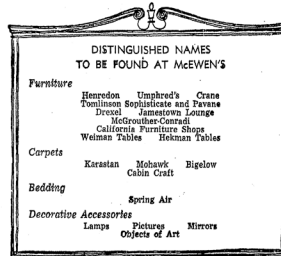
Photograph of Daniel F. McEwen  
Source: Daniel F. McEwen Family Tree (Ancestry.com).

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DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 12 of 22

**McEwen's**  
Proudly  
Presents —



ingeniously achieved with a mere whisper of patterning...

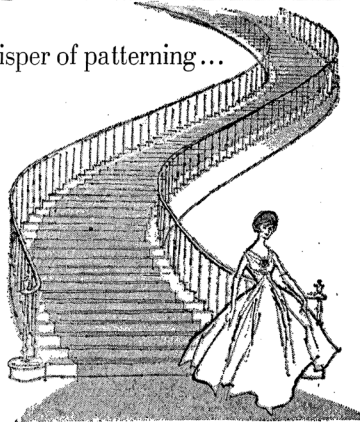
*Lanveau* by famous *Karastan*  
AMERICA'S FINEST POWER LOOMED RUG

What can be more welcoming than the deep blanketing of quiet elegance that "Lanveau" imparts to a home! Thick silky wool, so delicately traced with unending swirls. You sense only its rich depth... hardly aware there's a pattern at all.

And what deep-down sparkle this extra dimension gives to pure Karastan color! The neutral tones seem luminous; the deep tones, more brilliant. "Lanveau" comes in 16 colors — each so alive and so out of the ordinary, they'll spark a whole new adventure in color schemes.

And for all its luxury, "Lanveau" is "Kara-loc®" woven to give you still another dimension — a remarkable stamina that means years and years of enduring wear. Every tuft is locked through-to-the-back so it can't pull out. Mothproofing is permanent for its lifetime.

"Lanveau" is sumptuous for wall to wall — absolutely inspired when cut to any size for today's wanted rugs. Come see the "Lanveau" collection here at the store — or phone us to bring large color samples right to your home.



**McEwen's**  
17-21 West State Street Redlands  
Furniture — Carpeting — Accessories  
FY 3-2457

When furnishing your home, enjoy the service of a professional NSID interior decorator at no additional charge — from McEwen's staff of experienced and accomplished decorators!

1960 advertisement for McEwen's.  
Source: *Riverside Independent Enterprise*, August 28, 1960.



CONTINUATION SHEET

Primary# \_\_\_\_\_

HRI# \_\_\_\_\_

Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA

Page 13 of 22

## McEwen funeral held yesterday

Hundreds of mourners yesterday filled Trinity Episcopal church for the funeral of Dan F. McEwen, the 77-year-old dean of Redlands furniture dealers.

The Rev. Robert H. Larkin, the church rector, officiated at the afternoon service, and at private burial rites in Hillside Memorial Park. The F. Arthur Cortner Chapel had charge of arrangements.

Pallbearers were members of the families of Mr. and Mrs. McEwen: Austin Yingst, Jr., Jerry Yingst, James V. Geissinger, Antone McEwen, E. W. (Bill) Yingst, and James G. Geissinger.

Honorary pallbearers were: Dr. Harold Hill, Dr. Meredith G. Beaver, Harold Baker, Donald S. Pierson, Thomas P. Fitzmaurice, Dr. Joseph Hayhurst, Earl D. Finch, D. Glann Farquhar, J. Franklin Richardson, Cresson Smith, Louis P. Scherer and Dr. Gordon L. Witter.

Source: *Redlands Daily Facts*, February 17, 1971.

Resource Name or #: **200 W. Redlands Blvd, Redlands, CA**  
Page **14** of **22**

**NEWS**

## **After 80 years. McEwen's Furniture to close its doors**

By **DAILY NEWS** |

PUBLISHED: January 18, 2009 at 12:00 a.m. | UPDATED: August 29, 2017 at 12:39 p.m.

REDLANDS – The store that has sold traditional furniture here since 1929 and is a landmark on the corner of Redlands Boulevard and Eureka Street will close with a going-out-of-business sale starting Friday.

For almost 80 years, McEwen's Furniture Galleries, at 200 W. Redlands Blvd., has sold furniture that “will last for a lifetime,” according to Jim Geissinger, the manager and co-owner. He said customers tell him they own furniture bought by relatives back when the store was first in business.

Geissinger's great-uncle, Dan McEwen, began McEwen's in 1929 at 318 Orange St. in the Phinney Block building, now occupied by Joe Greensleeves restaurant. The business had a second location on West State Street, which was demolished in 1975 as part of the State Street redevelopment project and is now the Redlands Mall.

When the State Street buildings were condemned, the business moved to its present location in 1975.

Geissinger said the furniture business was passed down to his father because McEwen had no children, although he was not sure when his father, James V. Geissinger Jr., became the owner.

The family decided not to change the name of the business.

Geissinger has managed the store for 12 years and is a co-owner along with his sister Diana Aldama and his parents James and Helen Geissinger.

“It's a nice town to do business in,” said Geissinger, who said Redlands has a lot of nice people in it.

“Redlands is going to miss out,” said Joan Flores, 55, of Cherry Valley.

The former longtime Redlands resident was shopping in the store Friday, picking out a curio cabinet.

“This is the kind of furniture you don't throw out,” she said. “It's going to be sad because they're going to close the store.”

McEwen's may be making way for a chain drugstore. In December 2008, Walgreens spokeswoman Carol Hively said a lease has been signed with Walgreens for a storefront at 200 W. Redlands Blvd.

“Still hoping that goes through,” Geissinger said.



Geissinger feels the \$80,000 in sales taxes would benefit the city, which currently has a \$2.7 million budget deficit.

The Geissingers hired Lynch Sales Company to assist McEwen's Furniture Galleries with their going-out-of-business sale.

Geissinger believes the sale will last about six to eight weeks.

The closing on McEwen's will not affect Mattress Brothers. Located in the same building as McEwen's, Mattress Brothers rents space from the Geissingers, who own the building.

“We're going to board it up and it's going to look abandoned until the city makes a decision about Walgreens,” Geissinger said.

Source: *Los Angeles Daily News*, January 18, 2009.

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DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinominal# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 15 of 22

**Current Photographs**



View east of the primary (south) elevation looking northeast from Redlands Blvd.



Middle section of the south elevation. Note that the grade slopes upward at the right (east) end.



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DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
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Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 16 of 22



West end of the south elevation.



East end of the south elevation.



State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 17 of 22



South end of the east elevation.



North-central portion of the east elevation.



State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 18 of 22



Loading dock bay in the center of the north elevation.



West end of the north elevation.



State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 19 of 22



West elevation.



West entrance



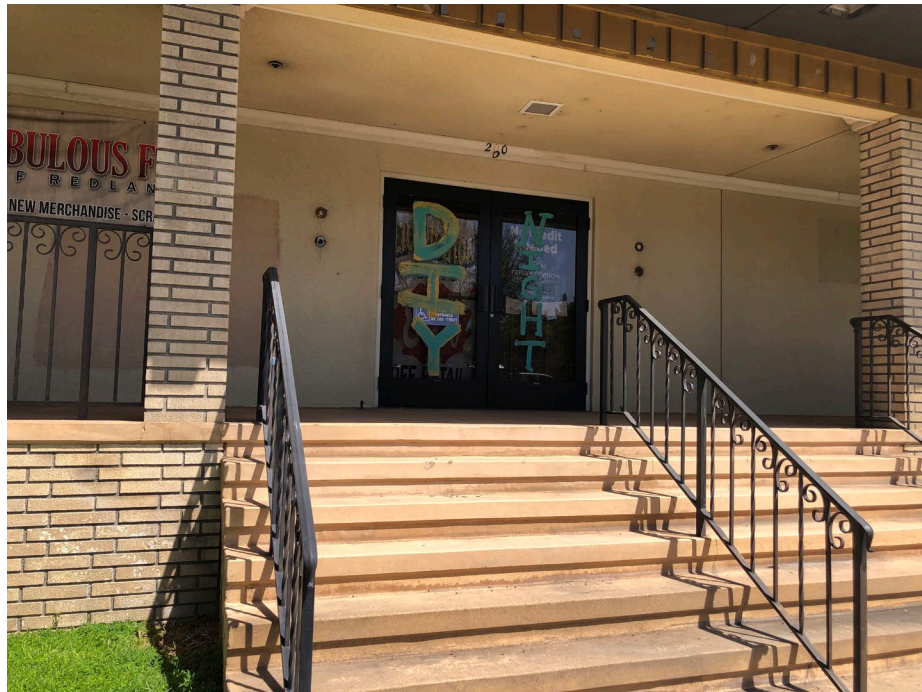
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DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 20 of 22



Looking east along the front of the building from the southwest corner of the building.



Main entrance on the south elevation.



State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: 200 W. Redlands Blvd, Redlands, CA  
Page 21 of 22



Entrance on the east retail unit and handicapped entry to the main showroom.

State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial# \_\_\_\_\_

Resource Name or #: **200 W. Redlands Blvd, Redlands, CA**  
Page 22 of 22

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