

**PENNSYLVANIA HISTORIC RESOURCE SURVEY FORM – PHOTO/SITE PLAN SHEET**  
**Pennsylvania Historic and Museum Commission, Bureau of Historic Preservation**  
**Commonwealth Keystone Building, 2<sup>nd</sup> Floor, 400 North Street, Harrisburg, PA 17108-1026**

Survey Code / HR #:	66-075	Historic / Other Name:	Model Type #6, California Ranch
Tax Parcel:	66-1R-56	Address:	Thornbury Estates
County:	Chester 029	Municipality:	Thornbury Township

**Thornbury Estates**  
**Model Type #6,**  
**California Ranch**

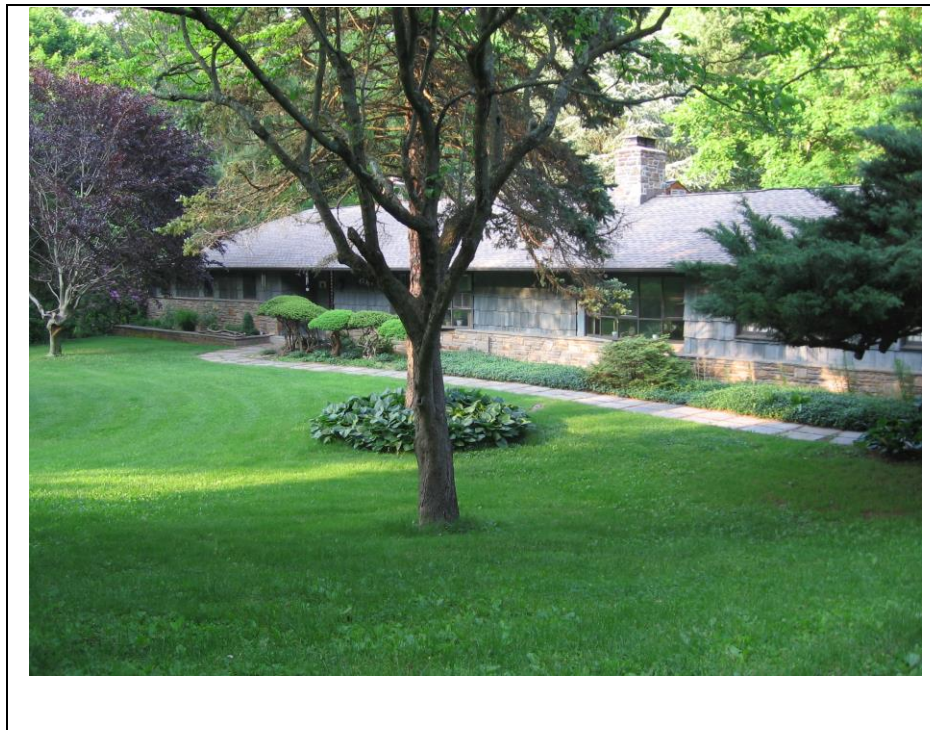
**Photographs**

Photo 1: HR #66-075  
 238 Green Tree Dr.

**Photographer:**  
 Richard Webster

**Date:** 5/2008

**Negative Location:**  
 Thornbury Township



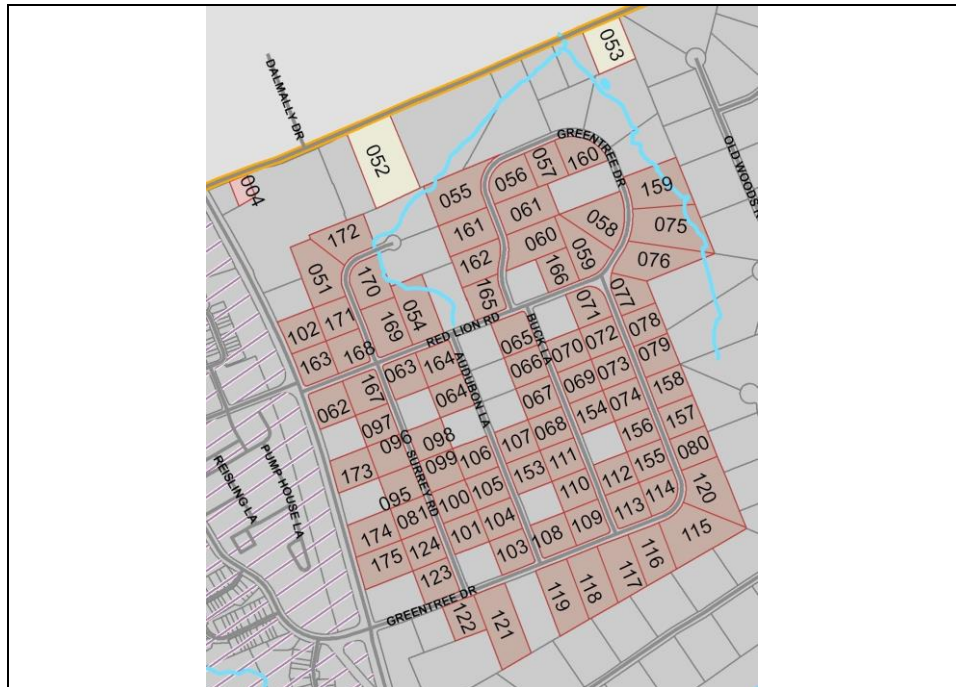
**Location Map**

Thornbury Township  
 Historic Resource  
 Inventory GIS Map, 2009

**LOOK FOR: HR #075**

**MAP KEY**

- 075 = HR Number
- Purple = Class 1
- Pink = Class 2
- Yellow = Class 3
- Med. Grey = Class 4



**PENNSYLVANIA HISTORIC RESOURCE SURVEY FORM – DATA SHEET**

Pennsylvania Historical and Museum Commission, Bureau for Historic Preservation

<b>IDENTIFICATION AND LOCATION</b>					
Survey Code/HR #	66-075	Tax Parcel No.	66-1R-56		
County	1. Chester 029	2.			
Municipality	1. Thornbury Township	2.			
Address	Thornbury Estates				
Historic Name	Unknown				
Other Name	Model Type #6, California Ranch				
Owner Name / Address					
Owner Category	<input checked="" type="checkbox"/> Private	<input type="checkbox"/> Public – local	<input type="checkbox"/> Public – state	<input type="checkbox"/> Public – Federal	
Resource Category	<input type="checkbox"/> Building	<input checked="" type="checkbox"/> District	<input type="checkbox"/> Site	<input type="checkbox"/> Structure	<input type="checkbox"/> Object
Number/Approximate Number of Resources Covered by This Form	1				
USGS Quad	1. West Chester		2.		
UTM References	A.	B.	C.	D.	

<b>HISTORIC AND CURRENT FUNCTIONS</b>			
Historic Function Category		Subcategory	Code
A.	Domestic	Single Dwelling	01 A
B.			
C.			
D.			
Particular Type	A.	Suburban Residence	
	B.		
	C.		
	D.		
Current Function Category		Subcategory	Code
A.	Domestic	Single Dwelling	01 A
B.			
C.			
D.			

<b>PHYSICAL DESCRIPTION</b>				
Architectural Classification	A.	B.	C.	
	D.	Other	Ranch	
Exterior Materials	Foundation		Roof	Asphalt shingles 63
	Walls	Stone 40	Walls	Shingle 22
	Other		Other	Metal 50
Structural System	1.		2.	
Width 7 Bays F	Depth 2 Rooms B		Stories / Height 1 A	

**HISTORICAL INFORMATION**

Year Built: X c. 1957 Additions/Alterations Dates: c.

Basis for Dating: X Documentary X Physical

Explain: Thornbury Estates was initially constructed between c. 1954 and c. 1962. This house is a good example of a late 1950s to early 1960s California ranch house.

Cultural / Ethnic Affiliation	1. N/A	2.	Associated Individuals	1. N/A	2.
Associated Events	1. N/A	2.	Architects / Engineers	1. N/A	2.
Builders	1. N/A	2.			

**MAJOR BIBLIOGRAPHICAL REFERENCES**

N/A

**PREVIOUS SURVEY, DETERMINATIONS**

N/A

**EVALUATION (Survey Director/Consultants Only)**

Individual NR Potential:    Yes    No Context(s):

Contributes to Potential District   X   Yes    No District Name/Status: Thornbury Estates Historic District/Future Potential

Class: 4

Justification: Thornbury Township has deemed these resources to have the potential in the future to contribute to the historic fabric or character of the Township; however, due to their age, it is not possible at this time (2009) to ascertain their level of significance; therefore, they fall within the Township’s definition of Class 4 resources.

**THREATS**

Threats:   1   1. None 2. Public Development 3. Private Development 4. Neglect 5. Other

Explain:

<b>SURVEYOR INFORMATION</b>			
Surveyor Name / Title	Jane E. Dorchester	Date	10/2009
Project Name	Thornbury Township VPP Historic Resource Inventory & Survey		
Organization	Jane E. Dorchester, Historic Preservation Consultant	Telephone	610-431-3737
Street and No.	19 S. Church St.		
City, State	West Chester, Pa.	Zip Code	19382
Additional Survey Documentation			
Associated Survey Codes	None		

**PENNSYLVANIA HISTORICAL RESOURCE SURVEY FORM – NARRATIVE SHEET 89C**

Pennsylvania Historical and Museum Commission, Bureau for Historic Preservation

Survey Code/HR #	66-075	Tax Parcel / Other No.	66-1R-56
County	Chester 029	Municipality	Thornbury Township
Address	Thornbury Estates	Historic / Other Name	California Ranch

**PHYSICAL DESCRIPTION:**

There is only one Model Type #6 (HR #075) located in Thornbury Estates that was constructed prior to 1960. There are other California Ranches scattered throughout the Estates, but they appear to have been built after 1960. HR #075 is a one-story, seven-bay building clad in stone-face and wood shingles. It appears to be a good example of a typical California Ranch as manifested on the East Coast with its hipped roof and long overhanging eaves, central stone chimney, metal, multi-paned windows, and asymmetrical fenestration. This California Ranch bespeaks the influence of the Prairie School.

**PENNSYLVANIA HISTORICAL RESOURCE SURVEY FORM – NARRATIVE SHEET 89C**

Pennsylvania Historical and Museum Commission, Bureau for Historic Preservation

Survey Code/HR #	66-075	Tax Parcel / Other No.	N/A
County	Chester 029	Municipality	Thornbury Township
Address	Thornbury Estates	Historic / Other Name	California Ranch

**HISTORICAL NARRATIVE** (including a brief statement of significance for Class 2 properties only):  
The individual houses in Thornbury Estates are not considered, at this time (2009), to be eligible for inclusion on the National Register of Historic Places as individual resources. However, it is thought that at some point in the future the Estates as a whole unit may be eligible as a historic district. Therefore, the houses were studied on a preliminary basis as contributing resources to a potential historic district. The conclusion of this study, conducted by Dr. Richard Webster, architectural historian, was to identify six model types that were originally constructed in the Estates between 1954 and 1962. Those model types are as follows:

- Model Type #1: Dormer Split Level
- Model Type #2: Front Gable Split Level
- Model Type #3: Jetty Split Level
- Model Type #4: L-plan Split Level
- Model Type #5: Ranch
- Model Type #6: California Ranch

This example of the Model Type #6, California Ranch, c. 1957, appears to have been constructed in the middle stage of the initial development period (1954 to 1962) of the Estates. There are other examples of this Model Type, all constructed after 1960. The only example of this type constructed before 1960 is located at the northern end of the Estates which appears to have been an area of the Estates that was developed last. This Model Type appears to vary in size from medium to large.

The following house in Thornbury Estates is Model Type #6, California Ranch:

HR #	Tax Parcel #	St. #	St. Name
075	66-1R-56	238	Green Tree Dr.