

Page 1 of 3 \*Resource Name or #: (Assigned by recorder) 8041 Soquel Drive

P1. Other Identifier: Bay View Hotel

\*P2. Location:  Not for Publication  Unrestricted a. County: Santa Cruz  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Soquel Date 1994 Revised T 11S R 1E B.M. Mt. Diablo

c. Address 8041 Soquel Drive City Aptos Zip 95003

d. UTM: (Give more than one for large and/or linear resources) Zone 10S 597962mE 4092738mN

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

Assessor's Parcel Number: 041 011 34

\*P3a Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

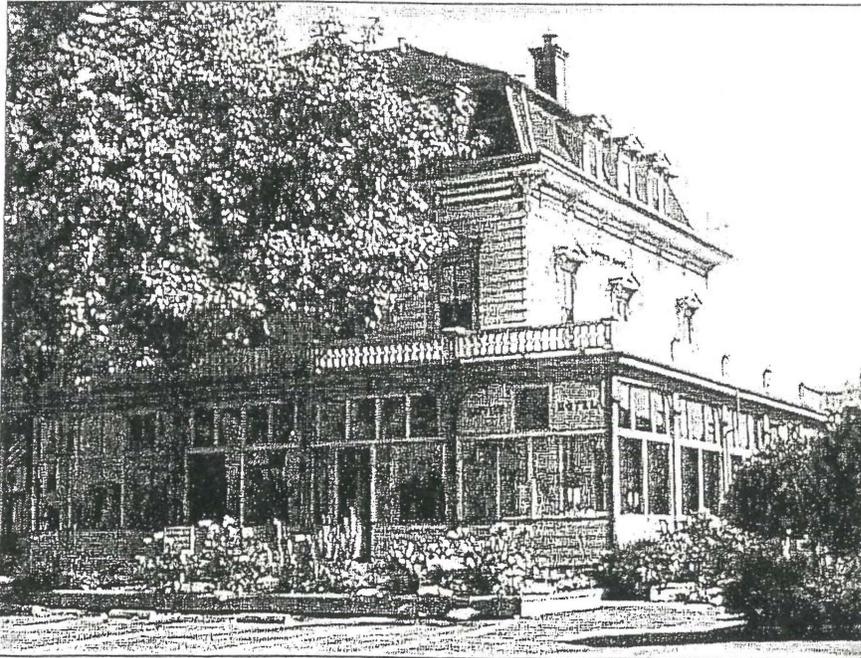
CONTRIBUTING BUILDING (NR 1D)

The Bay View Hotel is located at 8041 Soquel Drive. Constructed in 1878 at the corner of Soquel and Trout Gulch Road, the hotel was moved in 1946 to its present-day location. This hotel is a good example of the Second Empire architectural style.

This frame-constructed building, clad in Channel Rustic siding, sits atop what appears to be a cripplewall on concrete perimeter foundation. The style-defining mansard roof - clad in composition shingles and pierced by a red brick chimney - shelters what was originally a square floor plan. Later rear additions have made the present-day floor plan more rectangular. A wrap-around two-story front porch dominates the south and east elevations. Square Tuscan columns support the flat roof of the porch that is now enclosed with glass and V-groove siding and serves as a dining area. Large heavily ornamented brackets are located beneath the slightly overhanging eaves that shelter a dentil frieze and panel entablature. (Continued page 2)

\*P3b. Resource Attributes: (List attributes and codes) HP5

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



P5b. Description of Photo: (View, date, accession #)  
Photo of the south elevation.  
June 2002, K. Oosterhous

\*P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both

1878

\*P7. Owner and Address:  
Christina Locke  
300 Newpark Mall Rd, #104  
Newark, CA 94560

\*P8. Recorded by: (Name, affiliation, and address)  
Kara Oosterhous  
Dill Design Group  
110 N Santa Cruz Ave  
Los Gatos, CA 95030  
Charlene Duval (Consultant)

\*P9. Date Recorded: 06/02 Rev 3/7/03

\*P10. Survey Type: (Describe)  
Reconnaissance

\*P11. Report Citation: (Site survey report and other sources or enter none) Bay View Hotel National Register Nomination, 30 March 1992.

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

Two-over-two windows with wood sash and wood window casings fenestrate the oldest portion of the house. First story windows are topped with a decorative crown while second story windows are topped with heavy pediments and decorative brackets. Dormer windows are one-over-one, double-hung with wood sash. Other architectural accents include the quoining on the edges of the building made of wood to simulate stone, elaborately cut balustrade on the porches, and bay window projections. A large addition, which serves as the commercial-style kitchen and a small living area has been added to the rear of the original building.

Historic plantings associated with the house include a mature Magnolia tree and rosebush.

This historic hotel is set in the commercial center of Aptos, which is comprised of both historic and non-historic income producing businesses. It is also a contributing resource to the Aptos Village Historic District. Despite the new construction, this area of Aptos still possesses a sense of place. Overall, this building possesses integrity of location, setting, design, feeling, association, workmanship, and materials as it remains true to its historic design and appearance.

#### History

The Bay View Hotel, originally named the Anchor House, was constructed in 1878 by Joseph and Augustia Arano. Augustia was the daughter of Rafael Castro, grantee of Rancho Aptos. The one-acre piece of property for the hotel was purchased from Augustia's sister and husband, Maria Antonia and Guadalupe Bernal on November 7, 1872. On June 1, 1878, the *Santa Cruz Sentinel* announced that a contract had been let to J. E. Doyle & Co. for \$3,268. Local historian Sandy Lydon attributes the architecture to Thomas Beck who built other similar style buildings during this period. Upon its completion, the Aranos moved from their home located on Aptos Wharf Road. Jose Arano was born in Barcelona Spain, and immigrated to California in 1852. In 1862, he and Augustia Castro married. In 1867, they leased the property where their first home stood on Wharf Road from Rafael Castro. This home had been the first store and post office in the area. The new location was ideally located adjacent to the new Santa Cruz Narrow Gauge Railroad, which was completed as far as Aptos in 1875. The Aranos moved their grocery store into the main floor of the hotel. Augustia died in 1896; Jose lived until 1928, when he died in the hotel. The hotel's dining room, which was attached to the rear of the building, burned in 1925, but the original structure remained intact. In 1929, Edward Arano, the son of Jose and Augustia, renovated the hotel. In 1942, the hotel was sold to Fred and Elma Toney by Amelia Arano. In 1946, the building was moved west to its present location and a fourth floor attic constructed. Fred and Elma Toney passed away in 1979, his daughter's maintained ownership until selling the hotel in 1989 to Bayview Partners who operate a bed and breakfast in the building. In 1992, the building was placed on the National Register of Historic Places.

#### Sources:

- Collins, A.  
1990 The Hostels of Aptos, Historical Sketches. Ms prepared for Charles P. Holcomb.
- Craigo, S. R.  
1992 Letter to Joan Brady, County of Santa Cruz Planning Department concerning placement of the Bayview Hotel on the National Register of Historic Places. 7 May.
- Elliott, W. W. (Pub.)  
1879 *Santa Cruz County, California*. San Francisco: W. W. Elliott.
- Gibson, R.  
1994 The Spirit of Aptos, 116-Year-Old Hotel to Become Landmark. *San Jose Mercury News*, 26 April.
- Lydon, S.  
1990 Canyons, Tracks and Bridges Keep Aptos Stroll Interesting. *Santa Cruz Sentinel*. 15 July.
- Santa Cruz Evening News  
1929 Memories of Don Rafael Castro and his Day when California's Historic Hospitality Thrived. 16 May.
- Santa Cruz County  
1872 Bernal to Arano. Deed Book 15:204.
- Santa Cruz Sentinel  
1875 Great Event of the Season. Formal Opening of the S.C.N.G.R.R. to Aptos. 22 May.  
1875 Jos Arano. 6 November.

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

Primary #  
HRI #  
Trinomial

Page 3 of 3

Resource Name or # (Assigned by Recorder)

8041 Soquel Drive

Recorded By: K. Oosterhous & C. Duval

Date: 8/31/02 Rev 3/7/03

Continuation

Update

Swift, C.

n.d. The Heart of Aptos Village. *The Mid-County Post*. Clipping on file at the Aptos Museum/Aptos Chamber of Commerce.

Toney, F.

1979 Personal communication with C. Detlefs [Duval] and tour of Bay View Hotel.

Wilcox, Kay

1984 The Bay View Hotel. MS prepared for History of Santa Cruz, Sandy Lydon, Instructor, Cabrillo College.



Ser. No. - 57 -  
 HABS HAER Loc SHL No. NR Status 1-  
 UTM: A 10/597937.4092792 C   
 B  D

### HISTORIC RESOURCES INVENTORY

#### IDENTIFICATION

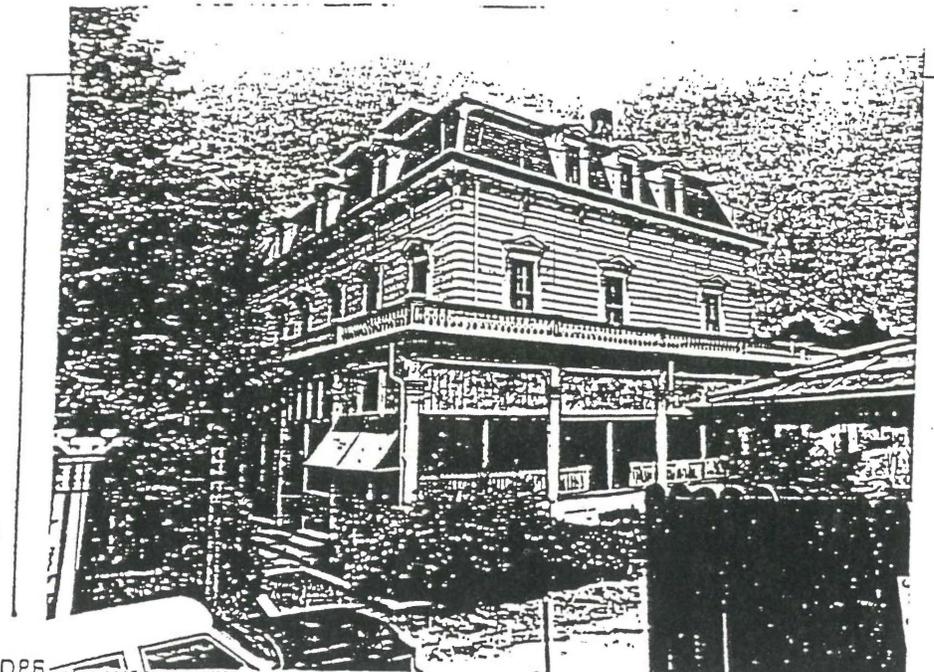
1. Common name: Ray View Hotel
2. Historic name: Anchor Hotel
3. Street or rural address: 8041 Soquel Drive  
 City Antos Zip 95003 County Santa Cruz
4. Parcel number: 041-011-31
5. Present Owner: BAYVIEW PARTNERS Address: 331 Capitola Ave.  
 City Capitola, CA Zip 95010 Ownership is: Public  Private X
6. Present Use: Restaurant Original use: Hotel

#### DESCRIPTION

- 7a. Architectural style: Italianate
- 7b. Briefly describe the present *physical appearance* of the site or structure and describe any major alterations from its original condition:

This three story structure was originally a two story rectangular structure of Italianate proportions. The addition of the Mansard roof third story was a roof raising that left the hipped roof in tact above a new floor. Dormers in this band have elaborate molded and bracketed triangular pediments as do the windows of the second floor. Classic Italianate details quions, brackets, and decorated frieze bands are all present. The first floor is surrounded on two sides by a wide veranda that has been enclosed. A decorative rail surmounts the veranda creating an upper porch or deck.

8. Construction date:  
 Estimated  Factual 1871
9. Architect Unknown
10. Builder Unknown
11. Approx. property size (in feet)  
 Frontage 100 Depth 260  
 or approx. acreage 1.143
12. Date(s) of enclosed photograph(s)  
May 1986



13. Condition: Excellent \_\_\_ Good  Fair \_\_\_ Deteriorated \_\_\_ No longer in existence \_\_\_
14. Alterations: ~~Raised Roof~~ Extension to the rear
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: \_\_\_

**SIGNIFICANCE**

19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)

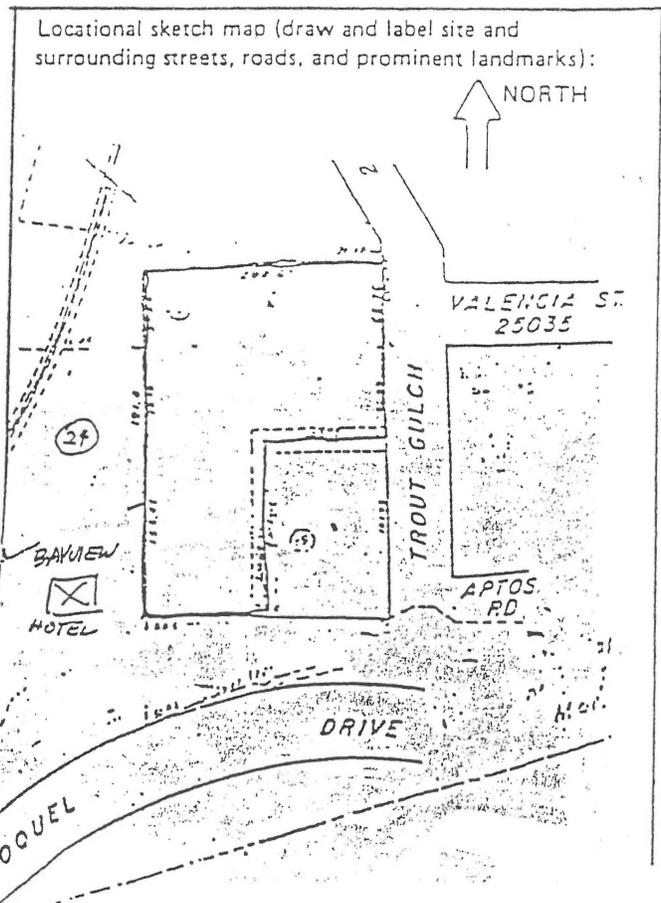
Developed by Jose Arano to accommodate visitors to Aptos, the Bay View Hotel was host to many famous persons, many of whom came to visit Claude Sprecckles, King Kalakaua and Lillian Russell are reported to have been guests of the hotel. The hotel functioned during the lumbering of the redwood trees and closed in the early 1900s. In 1944 the hotel was moved 100 feet and opened as a restaurant. Restaurant owners Fred and Elma Toney were renowned for the fine food served at the Bay View. Since its construction, the Bay View Hotel has been the architectural focal point in Aptos Village.

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 2  
 Government \_\_\_ Military \_\_\_  
 Religion \_\_\_ Social/Education \_\_\_

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

Sanborn Maps 1888, 1906  
 Parade of the Past, Margaret Kech  
 American Architecture Since 1760, Whiffen

22. Date form prepared April 1986  
 By (name) The Firm of  
 Organization DONNIE L. BAMBURG  
 Address: 247 N. Third Street  
 City San Jose, CA 95112 Zip  
 Phone: (408) 971-1421



Anchor Hotel-Bay View (8041 Soquel Drive)

ADDENDUM—1994

PHYSICAL INSPECTION

Date: April 8, 1994

Result of Inspection: No apparent structural change.

CONSULTANT'S PRELIMINARY RECOMMENDATIONS:

Structure has been listed in the National Register of Historic Places. Change designation to 1.

(Change of rating pending public hearing before the Historical Resources Commission with final approval by the Board of Supervisors).

Context: 1 (tourism), 2 (architecture)  
Property type: hotel

United States Department of the Interior  
National Park Service

# National Register of Historic Places Registration Form

FEB 28 1991

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. ~~See~~ Instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

### 1. Name of Property

historic name Bayview Hotel  
other names/site number Anchor House, Bay View Hotel, Hotel Bay View, Hotel Bayview

### 2. Location

street & number 8041 Soquel Drive  not for publication  
city, town Aptos  vicinity  
state California code CA county Santa Cruz code 087 zip code 95003

### 3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u>      </u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u>      </u>	<u>      </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>      </u>	<u>      </u> structures
	<input type="checkbox"/> object	<u>1</u>	<u>0</u> objects
		<u>1</u>	<u>0</u> Total

Name of related multiple property listing:  
NA

Number of contributing resources previously listed in the National Register 0

### 4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

Signature of certifying official \_\_\_\_\_ Date \_\_\_\_\_

State or Federal agency and bureau \_\_\_\_\_

In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

Signature of commenting or other official \_\_\_\_\_ Date \_\_\_\_\_

State or Federal agency and bureau \_\_\_\_\_

### 5. National Park Service Certification

I, hereby, certify that this property is:

- entered in the National Register. \_\_\_\_\_
- See continuation sheet. \_\_\_\_\_
- determined eligible for the National Register.  See continuation sheet. \_\_\_\_\_
- determined not eligible for the National Register. \_\_\_\_\_
- removed from the National Register. \_\_\_\_\_
- other, (explain:) \_\_\_\_\_

Signature of the Keeper

Date of Action

## 6. Function or Use

Historic Functions (enter categories from instructions)

Domestic/Hotel

Current Functions (enter categories from instructions)

Domestic/Hotel

## 7. Description

Architectural Classification  
(enter categories from instructions)

Late Victorian/Italianate

Materials (enter categories from instructions)

foundation Concrete

walls Wood/Weatherboard

roof Wood/Shake

other \_\_\_\_\_

Describe present and historic physical appearance.

The Bayview Hotel is an imposing three story building that dominates the surrounding small commercial district of Aptos Village both by its size and its stately Italianate style. The arrangement of windows, dormers and brackets is extremely orderly on all sides, giving the building a dignified appearance from any view.

The walls of the first two floors are covered with shiplap siding, finished with quoins at all corners. A porch extends across the entire front (southern) facade and wraps around half of the eastern side as well. Originally open, the porch was partially enclosed with glass around 1946; its original chamfered posts and decorative scrollwork remain intact. A shallow course of platform stairs runs the full length of the porch. The porch is topped with a scrollwork balustrade. Entrance to the hotel is through two doors at either end of this facade. (Originally there were three identical panelled doors with transoms above; two of these now fall within the enclosed porch, but remain intact.) The first floor windows are tall 2/2 double hung, with decorated lintel and surround.

Windows on the second floor repeat the tall 2/2 shape of the first floor, but are topped with triangular pediments supported by brackets. Setting off the second floor from the mansard roof is a boxed cornice and frieze; the frieze decorated with panels and substantial, regularly spaced brackets. Wooden letters attached to the frieze spell Bay View Hotel on the south and west sides.

The mansard roof that comprises the third floor is covered with wood shakes, as is the hipped roof above. Projecting from the third floor mansard on all sides are gabled dormers with pediments, and 2/2 double hung windows as on the second floor. The north face of the mansard has four flush windows of various shapes as well. A very simple pipe railing, installed after 1946, runs around the perimeter of the mansard roof. Historic photographs and illustrations indicate that the mansard was originally topped with a wooden balustrade; a tall cupola with bellcast mansard, cresting and flagpole rose from the center. The removal of the cupola appears to have occurred between 1896 and 1918. The hipped roof, added at that time, has two squat hipped dormers on the south side.

The north side of the hotel is the "service" side, with a small back porch similar in construction to the front. Overgrown utility sheds project at the northwest side; a one-story cement block utility building with shed roof and metal windows has been added at the north east corner. Between them is a simple patio of relatively recent origin.

In front of the hotel is a huge magnolia tree which contributes to the well-established atmosphere. In the landscaped area immediately to the west is a recently-constructed azebo of wood and lattice.

The Bayview Hotel was moved in 1946 approximately 60 feet to  See continuation sheet its current site. The orientation of the hotel to the town, street and railroad as recorded in aerial photographs was not altered, and the Bayview Hotel remains the most significant landmark of Aptos Village as it has for over 100 years.

**8. Statement of Significance**

Certifying official has considered the significance of this property in relation to other properties:

nationally  statewide  locally

Applicable National Register Criteria  A  B  C  D

Criteria Considerations (Exceptions)  A  B  C  D  E  F  G

Areas of Significance (enter categories from instructions)

Commerce  
Entertainment/Recreation  
Architecture

Period of Significance

1878-1919

Significant Dates

1878

Cultural Affiliation

NA

Significant Person

NA

Architect/Builder

J.E. Doyle and Company

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

SUMMARY: The Bayview Hotel represents a type of construction that occurred during a period of economic development throughout Santa Cruz County in the 1870s as rail lines were extended to once-remote areas, leading to parallel expansion of both tourism and commerce. Joseph Arano, already a successful merchant, chose the Aptos location specifically because of the newly-established rail connection. The hotel was designed to serve a "first class" clientele of travelers, business visitors, and well-to-do vacationers, all of which were being attracted to the area. Two other comparable hotels were built in the area around the same time, but these no longer exist. Because of its quality design and construction, its size in relation to adjoining buildings, and its function as a hub of social activity, the Bayview Hotel was from the beginning a focus point for the community. Although the hotel fell into a period of disuse between the two wars, at a time when the county's economy was virtually stagnant, it has in recent years revived to play its historic role.

See continuation sheet

United States Department of the Interior  
National Park Service

# National Register of Historic Places Registration Form

FEB 28 1991

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state California code CA county Santa Cruz code 087 zip code 95003

### 3. Classification

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<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u>      </u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u>      </u>	<u>      </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>      </u>	<u>      </u> structures
	<input type="checkbox"/> object	<u>1</u>	<u>0</u> objects
		<u>1</u>	<u>0</u> Total

Name of related multiple property listing:  
NA

Number of contributing resources previously listed in the National Register 0

### 4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

Signature of certifying official \_\_\_\_\_ Date \_\_\_\_\_

State or Federal agency and bureau \_\_\_\_\_

In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

Signature of commenting or other official \_\_\_\_\_ Date \_\_\_\_\_

State or Federal agency and bureau \_\_\_\_\_

### 5. National Park Service Certification

I, hereby, certify that this property is:

- entered in the National Register.  See continuation sheet.
- determined eligible for the National Register.  See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain:) \_\_\_\_\_

Signature of the Keeper

Date of Action

9. Major Bibliographical References

Elliott, Wallace; Santa Cruz County Illustrations; San Francisco, 1879
Francis, Phil; Santa Cruz County; Santa Cruz, 1896
Register Pajaronian; Sept. 22, 1928
Ibid; November 19, 1975
Santa Cruz County Historical Trust; photo clipping files
Santa Cruz Sentinel; March 27, 1875
Ibid; July 13, 1878
Ibid; Sept. 21, 1878
University of California at Santa Cruz; Special Collections photo files
Wulf, William; Early History of Hotels of Aptos; Unpublished Ms., 1977
Aptos Branch Library

See continuation sheet

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
previously listed in the National Register
previously determined eligible by the National Register
designated a National Historic Landmark
recorded by Historic American Buildings Survey #
recorded by Historic American Engineering Record #

Primary location of additional data:

- State historic preservation office
Other State agency
Federal agency
Local government
University
Other

Specify repository:

Aptos Branch, Santa Cruz City-County Library System

10. Geographical Data

Area of property 1.5 acres

UTM References

A 1,0 5,9,7,9,6,5 4,0,9,2,7,5,0
Zone Easting Northing

B Zone Easting Northing
D Zone Easting Northing

See continuation sheet

Verbal Boundary Description

The nominated property occupies county parcel #41-011-31 located in the community of Aptos. This parcel measures approximately 100' x 300' fronting on Soquel Drive, with a 20' easement extending from the northeast corner to Trout Gulch Road.

See continuation sheet

Boundary Justification

The boundary includes the entire parcel on which the Bayview Hotel is located.

See continuation sheet

Form Prepared By

Name/title Doreen Ferguson, Cynthia Mathews, Micki Ryan
Organization Santa Cruz County Historical Trust
street & number 118 Cooper Street
city or town Santa Cruz

date 9-30-89
telephone 408-425-2540
state CA zip code 95060

United States Department of the Interior  
National Park ServiceNational Register of Historic Places  
Continuation SheetSection number 8 Page 2

## Local Historical Context

The area of central coastal California that was to be politically defined as Santa Cruz County has consistently attracted settlement by its natural resources. Abundantly endowed with copiously flowing freshwater streams, loamy bottomlands, heavily forested hills, subsurface mineral deposits, and diverse maritime resources, the area attracted a series of prehistoric settlers from 12,000 BP. The well favored area was selected as a Spanish mission site in 1791, and as one of only three Alta California pueblos, Villa de Branciforte, in 1796. By 1810 the mission at Santa Cruz had profoundly disrupted pre-contact settlement patterns through depletion of the native local population, while the mission's limited subsistence agriculture and grazing economy had little impact on the natural resources. Secularization of mission lands under the Mexican political regime brought little change in broad patterns of land use, and repopulation by Mexican settlers never reached the numbers estimated in local residence prior to missionization. The richness of the region did not escape the notice of entrepreneurial foreigners, who were quick to manipulate restrictive Mexican land laws to their advantage.

The Gold Rush brought tens of thousands to California, and many of those seekers recognized the potential for reward in agricultural, industrial and land speculation ventures. With the passage of United States land redistribution laws in 1851, a new era of concentrated settlement and resource use began, and at this time Santa Cruz County was created as a political entity.

The earliest American development in the new County took place within agricultural floodplains or in the forested hills around major rivers, creating landings, ports and shipping wharves strategically located around Monterey Bay. From the 1850s to the 1870s the valleys were a sea of grain in summer, and a quagmire of interlocking sloughs in winter. As bottomlands were drained and rivers leveed or bridged, a narrow gauge rail system was developed by private investors in the area's land speculation and industrial enterprises. The local rail system linked communities, provided connections with spur lines into the mountain lumber camps, and most importantly met the national rail system with its market contacts in the south county.

The 1870s and 1880s were boom times for the County, marked by the rapid development of labor intensive agricultural, forest, maritime and mineral industries. During this period the landscape was reorganized into economically stratified communities along primary transportation routes, surrounded by well spaced farmsteads; industrial sites such as mills and factories

United States Department of the Interior  
National Park ServiceNational Register of Historic Places  
Continuation SheetSection number 8 Page 3

were located along the major rivers; and temporary camp communities moved from canyon to canyon in the mountains. By the mid 1890s each of these activities had left the indelible mark of their presence in the form of settlement patterns and place names; domestic, commercial, industrial, public and recreational architectural forms; ethnic enclaves; and the beginnings of polarization of political alliances and resource bases in the "north" and "south" county.

As the county emerged from the widespread economic recession of the 1890s, which had been exacerbated locally by profit-driven depletion of the area's natural resource base, a new industry emerged in the promotion of tourism. Always recognized as a place of retreat and restorative leisure by leading families from the San Francisco Bay area, the county's natural attributes were touted to a new market as the idea of Everyman's vacation spot. Grand hotels were joined by tent camps, while the lumber camp spur lines were rejuvenated to carry the adventurous into the mountains, and an electric trolley system carried guests to the seashore. Casinos, dance pavilions and bath houses were erected at the shoreline, pushing the fishing industry into ethnic and geographic enclaves. A preservation ethic was born as excursions revealed the beauty of the remaining redwood forests and shoreline marshes to the city dwellers. The automobile soon overtook rail as the favored mode of transportation, giving rise to a sprinkling of en-route communities supported by traveler services.

The post World War II era brought renewed agricultural and food processing industries to the south county, widening the schism between the stable agricultural south county and the more heavily populated, tourism dependent north county. Today, residential infill with its attendant services and a burgeoning high technology industry blur the distinctions created by late nineteenth century settlement processes, but the landscape retains a visible memory of its history. Historical resources representing each of the chronological periods and activities described above were identified in a 1987 Historical Resources Inventory for the unincorporated county areas, and are summarized here:

## A) Prehistoric to early mission era, 12,000 BP - 1810 AD:

Organized villages, resource camps, shrines, trade and communication routes; represented in archaeological distribution and place names.

## (B) Frontier settlement, subsistence agriculture and grazing, early industries, 1797 - 1850:

Mission architecture and outpost buildings, hacienda style ranchsteads with associated laborer villages, townhouses and commercial buildings, sawmills and flouring mills. Activities represented in adobe architecture, wood frame architecture, foundation ruins, place names.

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National Park ServiceNational Register of Historic Places  
Continuation SheetSection number 8 Page 4

- (C) Commercial agriculture, extractive industries, manufacturing, resource processing, trade and shipping, community development, 1850 - 1880:

Special function industrial architecture of wood frame, mortared stone, brick and iron; domestic and commercial architecture reflecting period styles interpreted by local carpenters; farmsteads of vernacular construction; small hotels; village and community landscape organization; wharf and rail depot and terminus structures. Activities represented in landscape remnants, agriculture buildings, wood frame and brick domestic architecture, wood frame, brick and stone industrial and commercial buildings, depots and depot sites, wharf remnants and sites, place names.

- (D) Commercial agriculture and horticulture, commercial lumbering, extractive industries, dairying, manufacturing, packing and bottling, rail transportation and trade, recreation, community development, 1875 - 1895.

Ethnic communities, company camps, laborer housing, stratified community development with architecture reflecting influence of period styles using standard decorative elements and local architect/builders, large hotels and resorts, country estates, special function architecture for industries and manufacturing, rail depots and terminals. Activities represented by architectural constructions of wood frame, stone, brick, and iron; transportation and communication routes; social service architecture; recreation sites; community social and political organization.

- (E) Promotion of tourism, expansion of transportation system, development of transportation strip communities, polarization of economic bases, 1890 - 1940:

Day visitor facilities, recreational services, publicly owned nature reserves, public works facilities and services, conversion of country estates to apartment housing, packing and processing industrial plants, in addition to continued activities and use of sites and facilities from previous era. Activities represented by recreation and amusement structures; multi-unit domestic architecture; residential infill; camp and recreation facilities; public transportation, communication, water and power system facilities; fair-weather cottage construction; in addition to domestic, public, and commercial structures of recognized architectural style rendered by professional architects.

- (F) Post-war mass housing, high-technology industries, residential housing replacing agricultural lands, increased polarization of economic base and multi-cultural community, 1940 - 1960.

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Tract domestic architecture; clustered services away from town centers; industrial park development with tilt-up construction; continued application of formal architectural style in domestic, commercial and public architecture; expansion of publicly funded preserves and recreation sites. Activities represented by structures of wood frame, concrete, stone, brick, post and adobe, steel frame; concrete bridges, transportation routes.

Site Context:

The Bayview Hotel represents context D in chronological and land use setting. Its architectural and cultural significance continued into context E as an active contributor to the tourism industry.

History:

An Aptos correspondent to the Santa Cruz Sentinel wrote on March 27, 1875, "The engine is here. It crossed the Aptos creek on last Saturday afternoon for the first time. Although the present engine is of rather a diminutive pattern, nevertheless it will bring important changes to our flourishing village." And change it did.

By 1879 Wallace Elliott observed, "The twenty miles of narrow gauge railroad from the Pajaro Valley to the Bay of Monterey at Santa Cruz has been in operation about eighteen months, and has wonderfully quickened the growth of the town. It connects with the Southern Pacific Railroad at Pajaro, and acts as a feeder to that line. . . The railroad, by giving the means of rapid communication with San Francisco, and all parts of the State and the East, has called attention to the town and valley."

Establishment of the line encouraged expansion of lumbering operations throughout the Aptos hills. The numerous mills along Valencia Creek and Aptos Creek now had an efficient transportation system to reach larger markets throughout the state, where their high grade lumber was in great demand. At the same time, agriculture was a developing economy in the area, with a need for quick, reliable transport to distant markets.

But certainly the most noticeable demand for hotel space was that created by the emerging tourist industry. The fabulous Aptos Hotel built by sugar-baron Claus Spreckles in 1874 had established the community as a fashionable destination for wealthy vacationers. Promotions for the resort mention its elegantly furnished rooms, grounds and recreational facilities, magnificent panoramic views, nearness to the long safe beach, and also note that "Aptos is very easy of access. The cars of the Southern Pacific Railroad Company make daily trips connecting the narrow-gauge road at Pajaro, which passes within a short distance of the hotel."

During this period in the mid 1870s, Jose Arano had already established himself as a successful merchant in the town of Aptos. A native of France who had reached California in 1852, Arano married a daughter of Californio Rafael Castro in 1862 and established his business in Aptos. Described as intelligent, multi-lingual, an astute businessman, genial and well-respected, Arano established his store and post office as a principal focus for the town.

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Perceiving the potential impact of the new railway on the town's economy, Arano began in 1874 to plan for expansion of his business at a location right next to the train line. The building was completed in 1878, and an account written the following year states:

"This fine hotel building, known as the Anchor House was erected by Joseph Arano, at the Aptos depot on the Santa Cruz Railroad, and about one hundred yards from the beach, on a nice level plateau, between two of the finest trout streams in the State. The house contains, on the first floor, one fine store, Post Office and bar-room. The hotel proper contains 28 fine, large sunny rooms, all of which are in elegant order. The grounds contain one and one-half acres of land, with good outbuildings, and plenty of good mountain water. The house is new and elegantly finished. It is in every respect a first-class hotel. Our illustration shows the situation of this fine property close to the railroad, with a view of the hills in the immediate rear. Attached to the hotel is a fine yard and garden, with arbors and fountains."

The name of the hotel was changed within a few years to the Bay View Hotel. Its best years came during the period of the 1880s and 1890s. During this time the Loma Prieta Mill on Aptos Creek became one of the largest lumber operations in the state, contributing to a thriving local economy. The personal estates of Claus Spreckles and his brother-in-law Henry Mangels drew frequent parties of distinguished visitors to the area. By 1896 Spreckles had torn down his own hotel for the expansion of his estate, and a contemporary account notes, "The principal hotel is owned and kept by the Aranos, whose Spanish dinners are famous." Famous guests included Lillian Russell, King Kalakaua and many European visitors.

Arano (by this time known as Joe or Joseph) and his daughter Amelia continued to run the hotel until 1914; Amelia then ran the hotel with the help of two nieces until 1919. The advent of World War I and changing fashions led to a decline in fortunes for the hotel, and in 1919 it was closed up. A service wing of the unused hotel was destroyed by fire in 1928, a great personal blow to Arano who was 94 years old at the time.

In 1942, Arano's heirs sold the hotel to Fred Toney. Toney's original plan was to demolish the hotel for the lumber, but coincidentally a local utility crew needed short term housing and so Toney was convinced to reopen the hotel. In 1946 Toney decided to move the hotel about 60 feet north and west back from the intersection, leaving that land available for other commercial uses. The move was done by Toney himself with a crew of local workers. At this time modern plumbing and electric lights were installed, but care was taken to preserve the marble fireplaces and other interior features. Other than partial enclosure of the porch, very few alterations were made. The hotel retained its historic proximity and southerly orientation to the train tracks. Toney reopened the hotel and restaurant, which was operated by his family until 1973. At that time, the business itself was leased, while ownership of the property remained in the hands of Toney's daughters. A 1975 fire destroyed the hipped roof, which was rebuilt. The business was sold again in 1982 and 83, at which time the modern wrought iron fence was installed. In 1989 the business and property were sold again to a local partnership which intends to restore the building to its original use as quality accommodations for visitors.

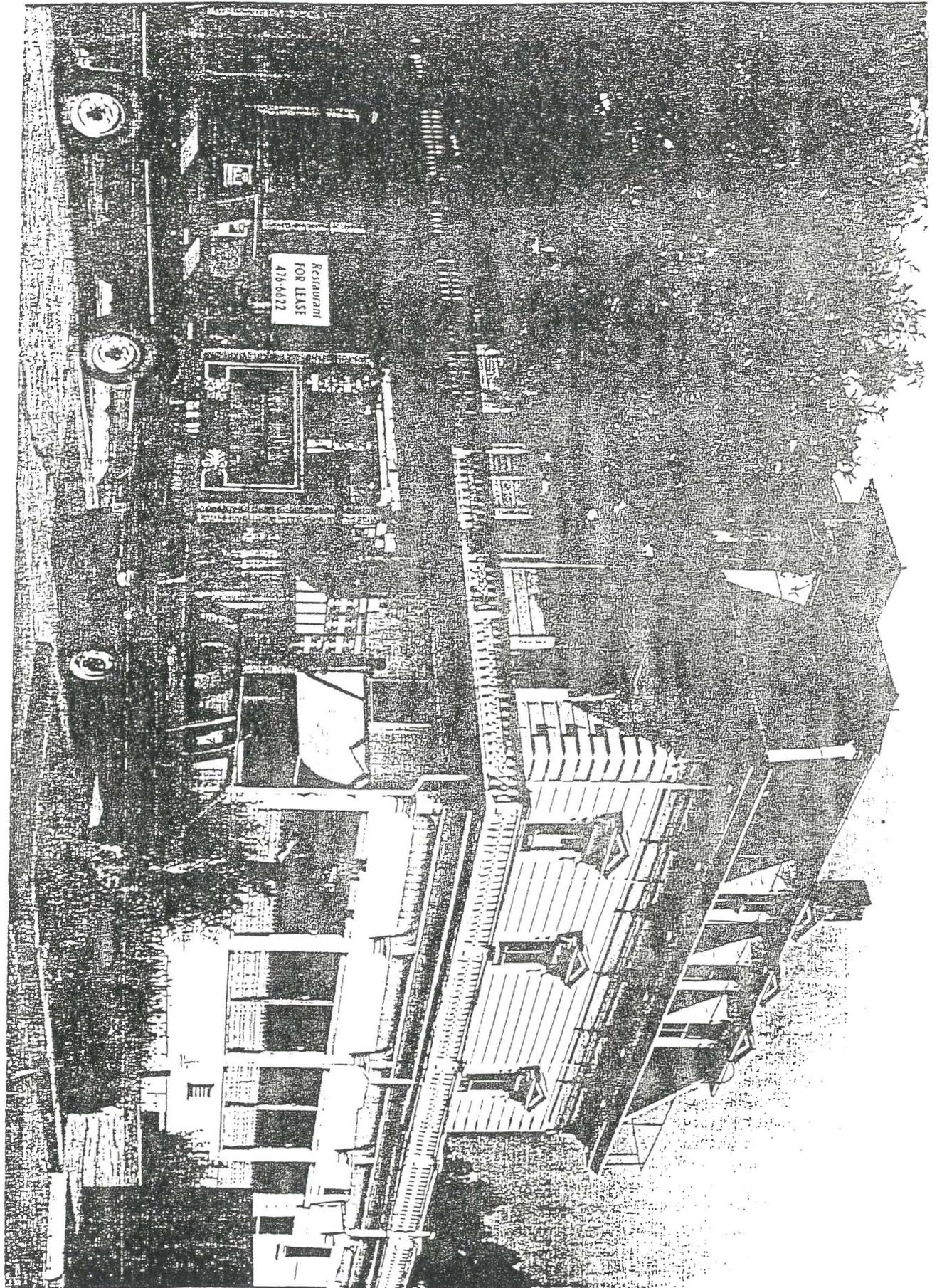
HARRISON'S "SANTA CRUZ COUNTY" 1879



"ANCHOR HOTEL AND RESIDENCE"

JOSEPH ARANO, APTOS,

SANTA CRUZ



United States Department of the Interior  
National Park Service

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HISTORIC BAYVIEW HOTEL, APTOS

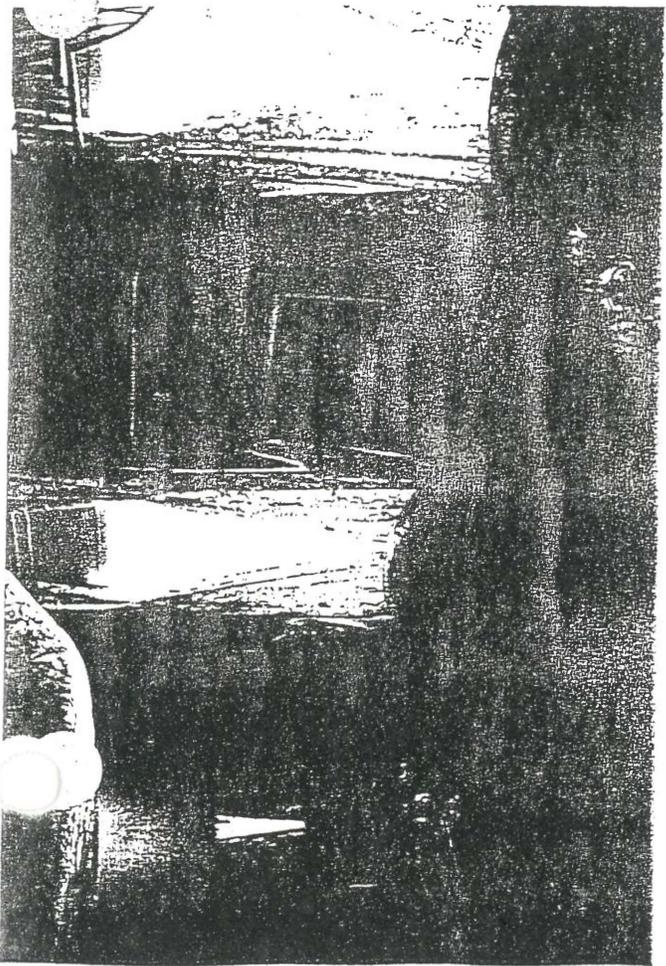
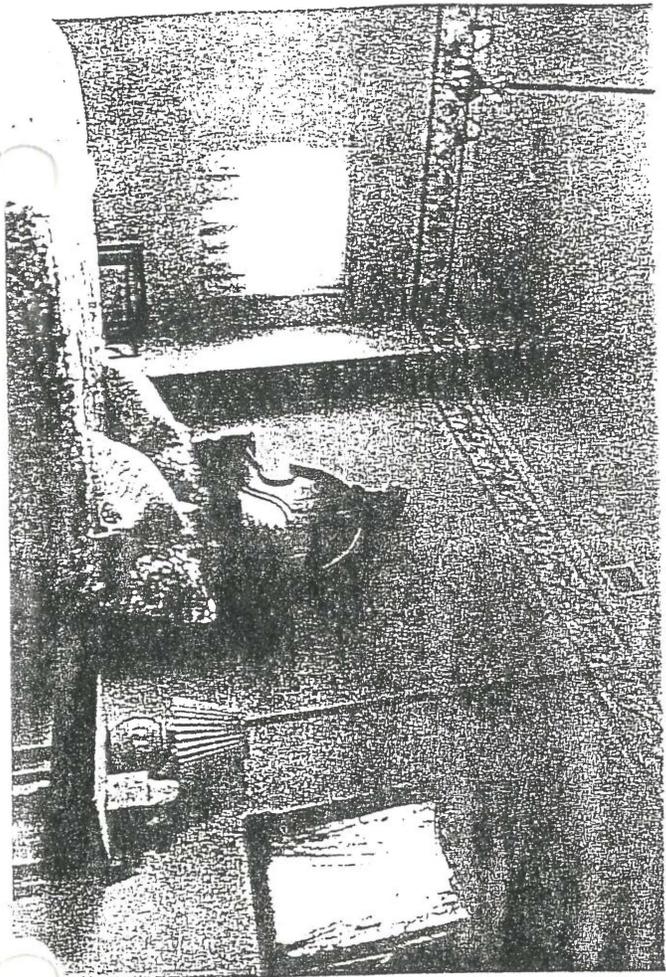
The interior of the three-story Bayview Hotel consists of the Bayview Bed and Breakfast Inn and the Verandah Restaurant.

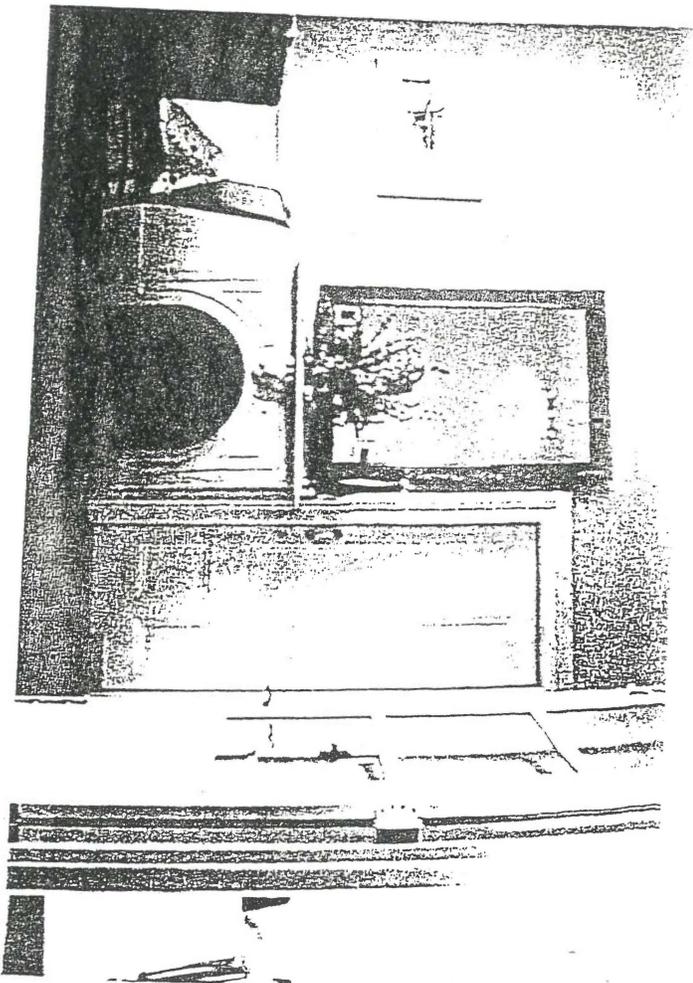
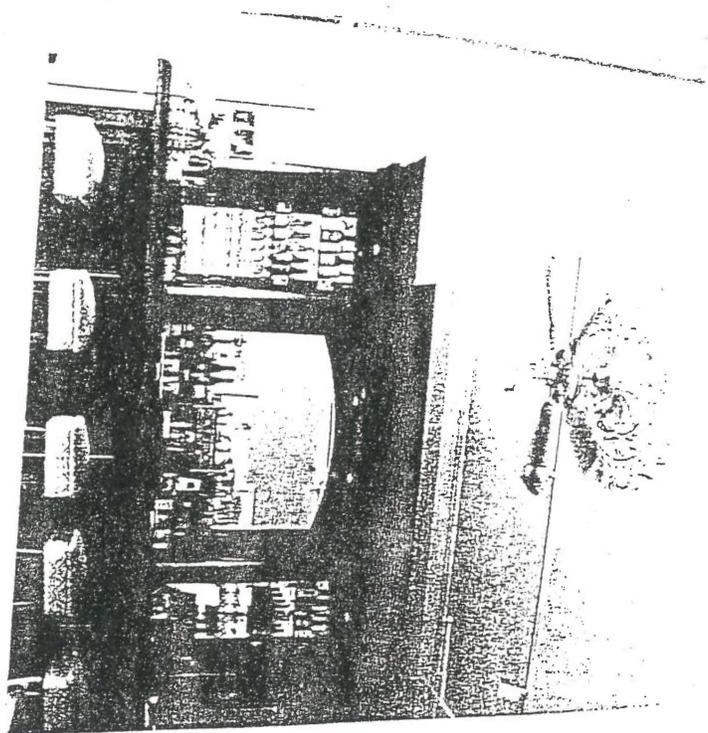
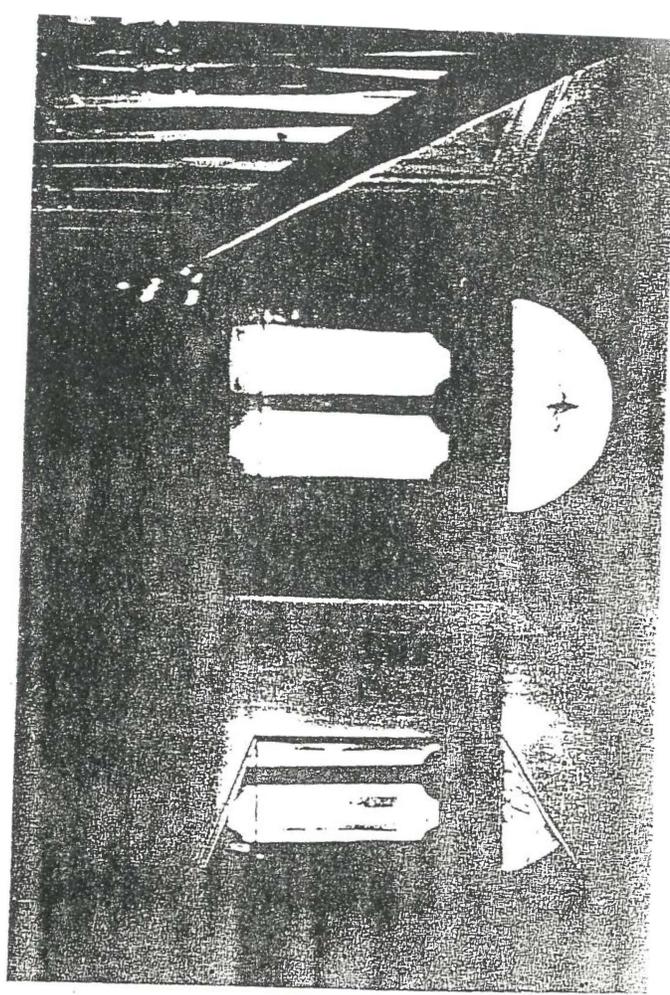
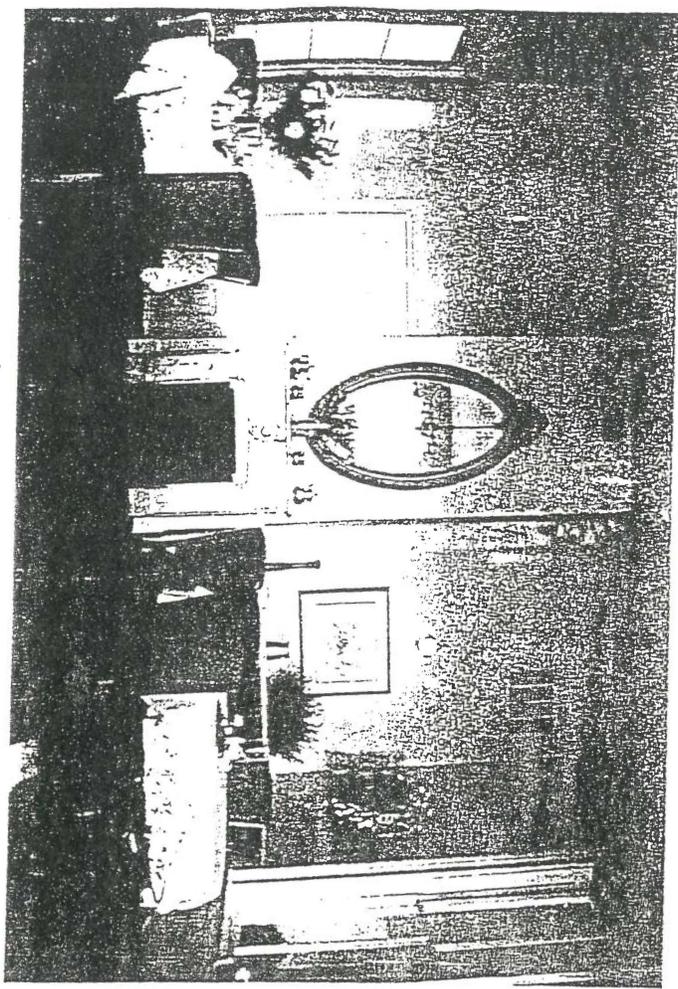
Guests for the Bed and Breakfast register at the first floor parlor, a distinctive room with tall ten foot high ceilings decorated with an ornate plaster rosette, antique brass light fixtures, bay windows and an elaborate marble fireplace from France. The guest rooms are located on the second floor, reached by way of a solid wood mahogany winder stairway which has a distinctively turned newel post and bannister. There are currently eight guest rooms, tastefully decorated with restored antiques, including some of the hotel's original massive Spanish wooden pieces, and restored brass lighting fixtures. The decor is tastefully subdued, including florals and laces, reflecting the British influence of innkeepers Katya and James Duncan. A third floor remains unfinished, with the longer term goal of expansion of the Bed and Breakfast Inn.

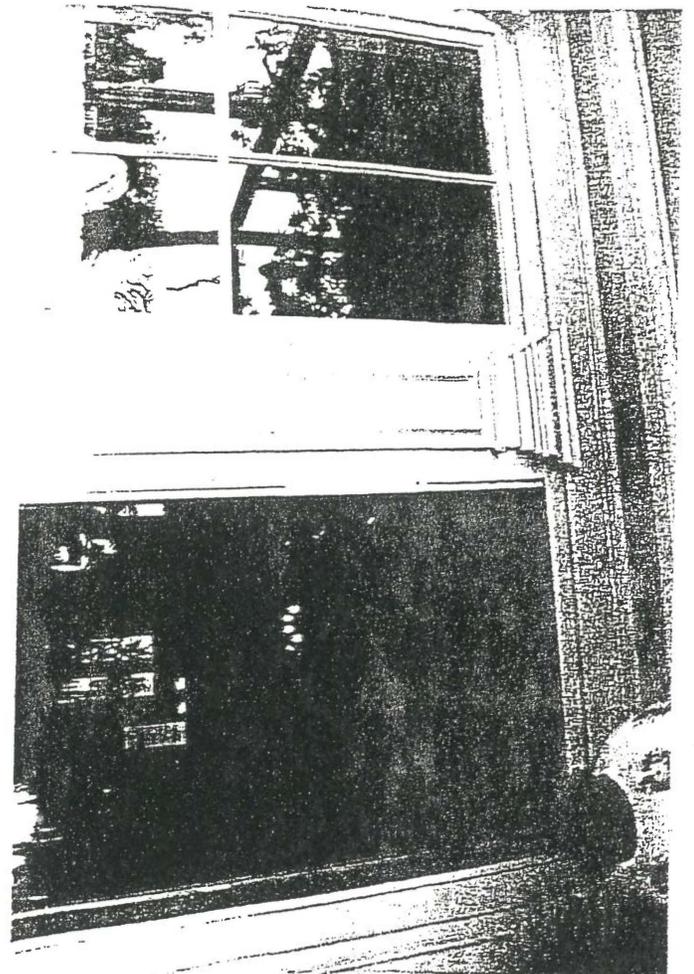
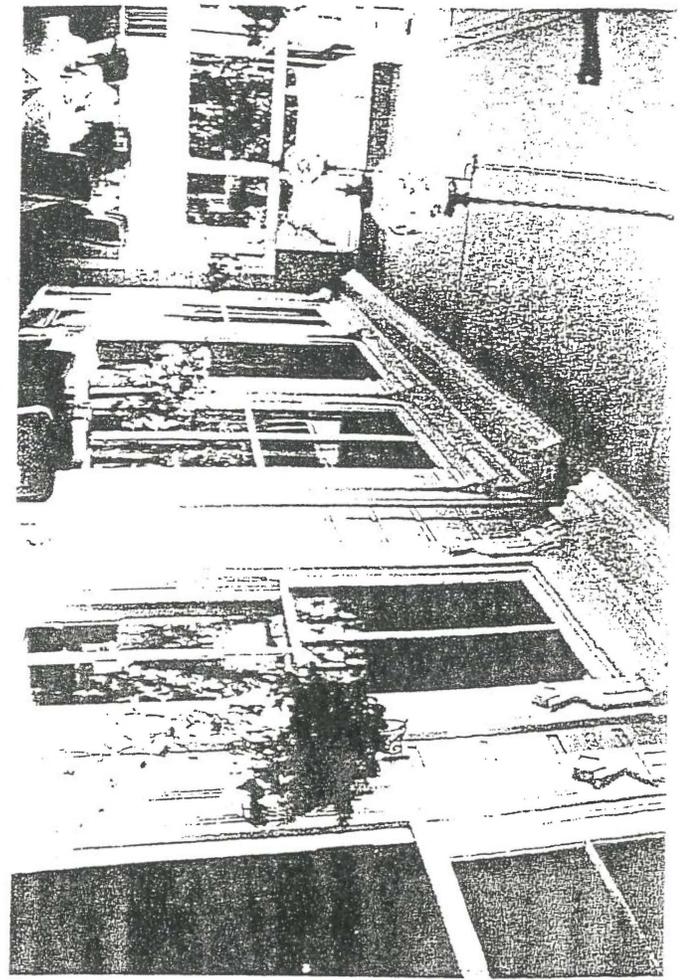
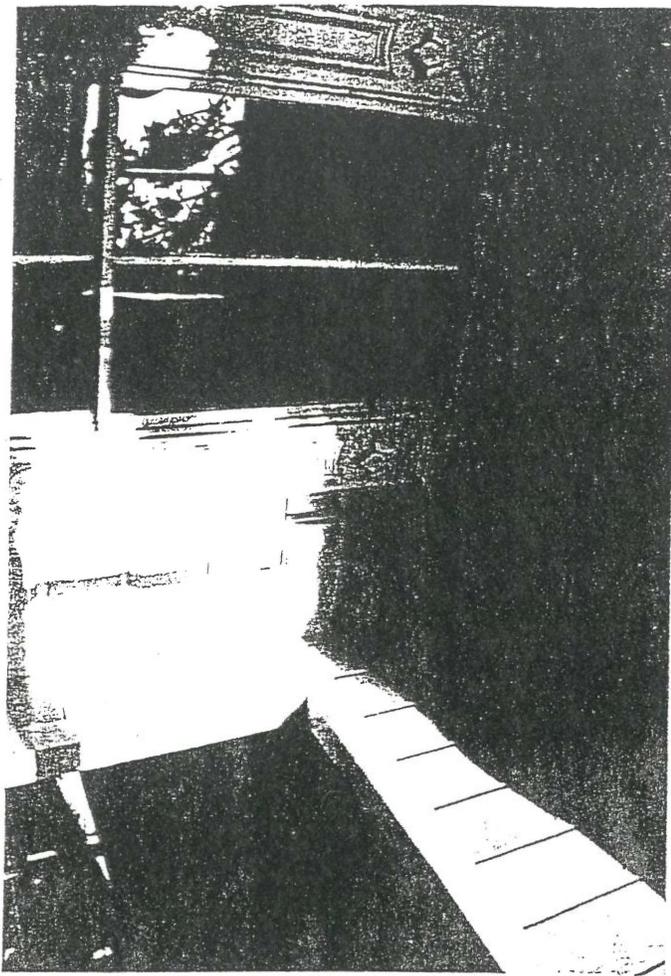
The Verandah Restaurant is located on the first floor of the Bayview Hotel. There is a restored bar area with ceiling rosettes. Dinner guests may dine in one of two distinctive settings. There is a more formal interior setting with marble fireplaces, tall ceilings, crisply starched table linens and fresh flowers. A second setting is the enclosed verandah, which boasts fine architectural details such as splendid wooden cornices and quoins, and tastefully decorated with green plants, fresh flowers and elegant table settings.

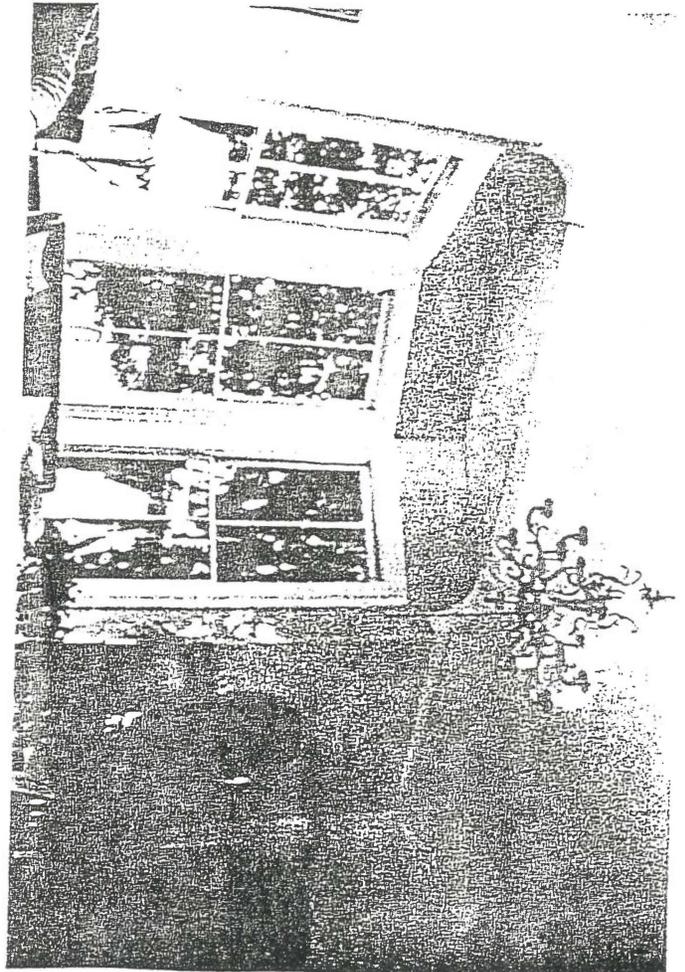
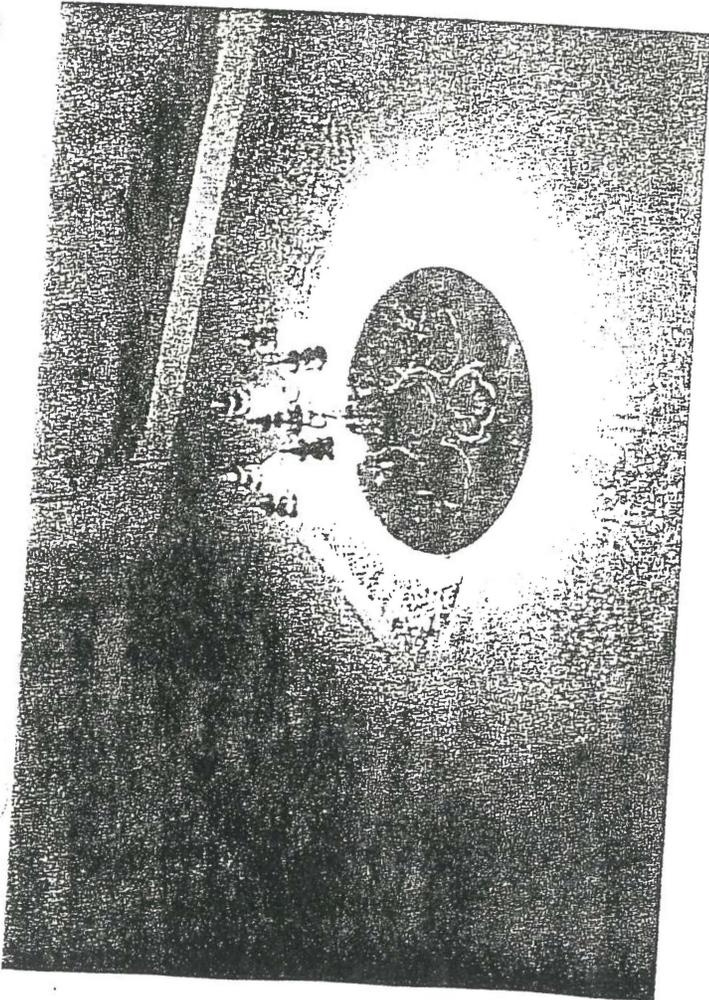
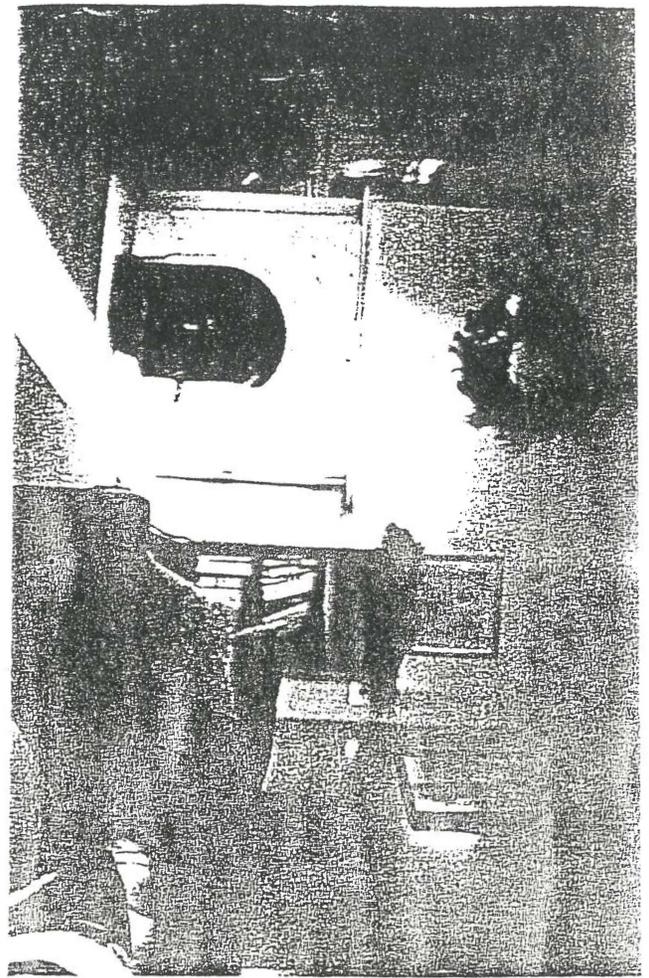
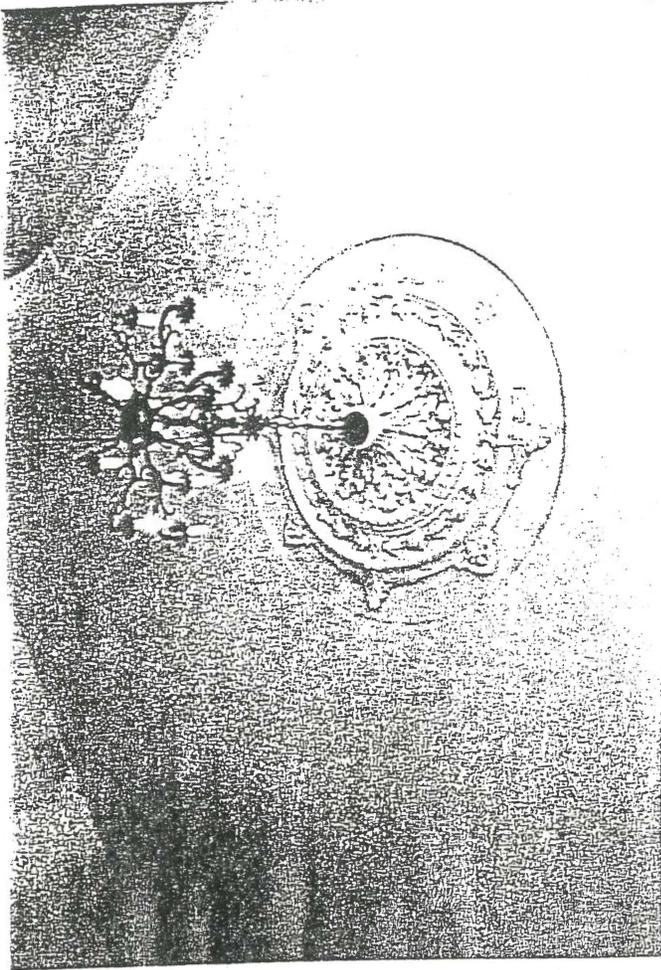


"The Heart of Aptos Village"









## Bayview Hotel

# The Heart of Aptos Village

by Carolyn Swift



**a** marker on the door boasts a construction date of 1870, although the Bayview Hotel of Aptos didn't actually appear on the landscape for another eight years, in the summer of 1878.

This error is the kind of tidbit that makes the Bayview a fitting landmark for Aptos Village. Nearly all its life, the hotel has been a family business centered in a small town community, exactly the type of place where recollections are apt to carry more weight than reality. Vinegarish, stubborn, sociable and unpretentious, the town of Aptos has long considered the Bayview just right for its personality. Few have cared that it was not only built at a different date, it opened in another location and had a change of name.

Originally sporting the town store, post office, a bar and "28 fine, sunny rooms," the Bayview was not even a hotel when it was completed. W.W. Elliot's Illustrations of Santa Cruz County, published the next year, gave a huge write-up to Spreckels' Aptos Hotel. The town was noted only for "...a pretty chapel... a good school house, and several hotels, and one store." The Bayview, then called Anchor House, got a paragraph.

"The fine hotel building, known as the Anchor House, was erected by Joseph Arano, at the Aptos Depot, on the Santa Cruz Railroad, and about one hundred yards from

the beach, on a nice level plateau, between two of the finest trout streams in the state," reads the piece.

What level plateau? What trout? This description clues the modern visitor to the vast changes of time, even where things look the same.

Take the name, for example, of the Anchor House. Arano first had a store in the old Palmer Glass building on Aptos Wharf Road, right next to Soquel Drive. The road led to Castro's pier, a significant shipping point in the early days of the lumber industry. From that first store, and everywhere nearby, the ocean could be seen, heard and smelled. But reference to the anchor was out-of-place in a town dominated by the spurs of a narrow gauge railroad. Even the later tide, "Bayview" soon became a misnomer.

Arano was among immigrants in the early years of California statehood. Seeking entry to the society of landowners, he gained it through marriage to Augustia, daughter of Aptos Rancho grantee Rafael Castro.

According to the late Vincent T. Leonard, founder of Mid-County Historical Society, Arano was a Basque raised in New Orleans, a gentleman who exuded dignity and competence."

He certainly did possess a good sense of economic tim-

Hinn, owner of much of that flat plateau between streams, engineered construction of the narrow gauge Santa Cruz-Watsonville Railroad straight through his company town at Aptos. From the depot, spurs ran in all directions into the forested hills above the village.

Arano got the spot near the depot, right at the intersection of the Santa Cruz-Watsonville Road and Trout Gulch. A better one in Aptos would not be found.

And the Aranos spared nothing in their efforts to create a prosperous inn. Marble fireplaces were ordered from France. Massive wood furniture from Spain remains with the Bayview to this day. The owner personally selected the lumber from local mills. Box-lined flowerbeds and sculptured cypresses dotted a formal garden next door.

Behind the hotel, a utility yard contained the dairy, chicken yard, storerooms and stable. Eventually, the Arano family built their own home nearby.

But when a town retains the look of a turn-of-the-century mill town, it's safe to assume that progress failed to become a permanent resident. By 1990, Joseph was elderly, his wife an invalid, and the hotel under care of children Amelia and Ed.

In its finest years, Aptos Village had eight saloons,

House and the Live Oak House), rows of company cabins, and a community center with reading rooms, a dance hall, stage, gym and dressing rooms. But during the transition from lumber to apple ranching, the flavor of the village altered. Apple dryers, vinegar works and a society of small town ranchers brought few tourists to stay in the flat plateau.

In 1915, Aptos still had five trains a day, but business was slow. Amelia Arano closed the hotel and ran the Bayview as a boarding house. Joseph, no longer bartender and bookkeeper, remained a resident until his death at the age of 91 in the autumn of 1928.

Amelia had spent some time caring for a middle-aged man dying of cancer. He purchased part of an old Aptos estate, and in gratitude gave Amelia about 55 acres. It included the old barn that was a landmark of sorts for many years behind the Deer Park Tavern. She converted part of the barn into a makeshift apartment and lived there 35 years, selling off pieces of her lands between 1928 and 1945. Finally, all she had left was the half acre around the barn and ownership of the Bayview. It had been in the family 74 years. Amelia and her brother offered it at a price that buyer Fred Toney found more than reasonable.

Toney was a local native who'd ridden the train to high school in Watsonville and helped his folks with an apple ranch. In 1924, he bought a small plumbing shop in Aptos

Expanding further, the couple managed, from 1931-41, the old Menefee Grocery housed in the former Ocean House hotel. The next year, the opportunity came to buy the Bayview.

It happened at the moment Fred was considering a better location for his hardware business, situated right behind the Bayview on Trout Gulch Road. He considered dismantling the old hotel and salvaging its lumber, but then wondered if it could be moved.

Interrupted by World War II, Fred worked in the San Francisco Bay Area as a pipefitter for Bethlehem Steel, while Babe minded the stores. Toney tried several times to find a housemover for his hotel, but all declined. Knowing its history and the soundness of construction, the plumbing contractor finally rounded up a bunch of reliable locals, jacked up the hotel, and slid it 50 yards into the old garden nearer the depot. It was a proud moment—perhaps the one that truly designated the Bayview as the town's landmark, for even in its worst moments, it retained its stately composure. Toney even had emergency plumbing and sewage connections for the PG&E crew housed within.

On the hotel's former site, a hardware store was built with a 25-foot frontage on Soquel Drive. A liquor store built for his brother, Lester Toney, remains in the same location. The family bought the stock of the old Menefee Grocery and added it to their row of shops.

Aldrich, known as "unofficial mayor of Aptos" joined forces with Babe Toney and other locals when Southern Pacific Railroad barricaded the parking lot in front of the Bayview in the mid-1960s. Fearing the loss of commercial trade, a group calling itself the Aptos Ladies Tuesday Evening Society dressed in period costumes as they picketed the tracks, laying across them as a warning to S.P. Babe and Fred laid down a pile of gravel and gave the railroad an hour's notice before the next train. Aptos won, and out of this event came another that is still celebrated every year—the Aptos Parade, Shortest Parade in the World.

The old Hihn apple packing shed came into Toney ownership in the 1940s, but it wasn't 'til the Sixties that it took a more creative shape. The Toneys arranged antique booths in the Village Fair after extensive renovation of the old sheds. They, too, have endured.

In the Seventies, Fred Toney suffered health problems, but kept his active lifestyle. Then in mid-June of 1979, the couple died following a tragic car accident.

No longer did the Mid-County Historical Society meet for Saturday luncheons at the Bayview. Vincent Leonard, himself a widower, went to live with his son in Calistoga, where he died in 1981. An era of Aptos history had passed.

The Toney daughters kept the property, while the hotel operation came under management of John Frenzman. He added his own style while keeping the old photographs and other antiques that had been the Bayview decor of the Toneys.

Last year, the daughters finally parted with the family properties in the flat plateau. Four major partners now own the hotel, directed by Howard Marcus and Ed Newinan. They sought out managers James and Katya Duncan just in time for the October earthquake. Many in Aptos would have been devastated by loss of the Bayview, which suffered considerable damage. Interior renovations have been extensive.

Happily, the Bayview is restored, looking light and sturdy with a tasteful, subdued decor. The Veranda Restaurant, which opened April 2 under management of Alex and Beth August and Jeff and Susan Huff, offers the most interesting menu the hotel has ever known.

The Bayview's Bed and Breakfast Inn touts itself as "The Heart of Aptos Village." And so it is. □



*In its finest years, Aptos Village had eight saloons, three hotels (Bayview, Ocean House and the Live Oak House), rows of company cabins, and a community center.*

Village and set up a contracting business. He found business moving at a spry pace once the firm of Monroe, Lyon and Miller began development of homesites in Rio del Mar. So Fred expanded and soon had his hands in the retail hardware business.

In 1930, Fred married Elma C. "Babe" Archer, another local who had worked side-by-side with him in the apple-packing shed behind the Bayview. Babe proved herself as salesperson and manager of the Toney businesses.

In a personal recollection of her parents, Pat Toney Thompson listed the many skills of her father: plumber, sheet metal worker, electrician, butcher in his own meat market, hotel chef and commercial fisherman. In 1940, he had designed and built the family home overlooking Aptos. Nine years later, he built a post office building on Trout Gulch, where it remained until the 1960s. Eventually, this structure became home of Central County News, edited by Lucille Aldrich.

Fred W. and Elma C. "Babe" Toney

Aptos, California 1904 - 1979

A Brief Summary by Pat Toney Thompson  
May 31, 1981

Fred and Elma grew up in Aptos with minimum formal education. Fred participated with his parents in apple ranching. Elma worked at various jobs, along with her cousin, Elva Schwintoskey, in fruit and vegetable processing and harvesting. Fred and Elma (Babe) worked side by side in an apple-packing shed which is now the Village Fair.

Fred became very talented in plumbing and started his own plumbing and hardware shop in 1928. Lester Toney, his older brother contracted structures in this area, and Fred did the plumbing.

Fred married Babe Archer in 1930. They operated the hardware store, and the Bob Menefee Grocery Store between 1930 to 1941. In 1942 Fred worked as pipefitter in the Bethlehem Steel Co. in the Bay Area, and Babe kept the businesses going. Fred bought the Bay view Hotel in 1942, and finally moved it 50 yards to its present location in 1944.

On the former site of the Bay View he placed his hardware shop and grocery store which he moved from the corner of Trout Gulch Rd. and Valencia St. where the dental office now sits. So, at that point he was established as a successful business man with the Hotel with a fine restaurant, the grocery store, the hardware store, and a drug store which was leased out to Harry Northway, all in a row. He also added a liquor store for his brother, Lester. Fred was very skilled in several areas: He was a plumber, sheet metal man, electrician, butcher in his own meat market, an excellent chef in the Hotel in

between times that professional chefs were not on the job in the kitchen, a commercial fisherman on his fishing boat, The North America. Also in 1940 he designed and built a lovely home overlooking the Village of Aptos. In 1949 he erected a building for the Aptos Post Office which housed the Post Office for several years. It then became the printing plant for the Central County News, and is now a laundry and cleaners. He also built a dental office for Syl Biancalani where the original plumbing shop was located. By the mid 1940's Fred was able to offer a number of well-paying jobs to his fellow villagers. In fact, until the opening of the Rancho Del Mar Center, he was the biggest employer in the Aptos area. He loathed the confinement of desk work. Still, he soon became expert with the complicated forms for tax withholding, Social Security and Workman's Compensation, so he prepared them on a big desk he built for himself against the wall of his hardware store.

Babe Toney was ever-present in these years. With her mother, Maude Archer, living in her home to assist her with the raising of her three daughters, Joyce, Gail, and myself, she was able to spend her time along with Fred in her business ventures. She always clerked in the stores. She prepared lunches in the back of the hardware store for years on a camp stove. The aroma was wonderful. She raised chickens and rabbits for the market. She had a green thumb. Her plants and crops always grew well. Babe became an excellent hostess and co-manager of the Hotel Bay View. Everything was shining at all times from the bottom to the top of the building. At this point her daughters and mother also lived in the Hotel, and everyone helped by serving food and keeping the rooms in order for the guests. Babe became an expert in antique dealing. She also had an attractive gift shop in operation in the Hotel and made contact with the Merchandise Mart in San Francisco and kept a stock of reproductions of antiques that were unmatched.

Babe specialized in lamps, wrought-iron work, lead crystal, and antique hall trees. She sold hundreds of nitto-aluminum tea pots. She kept a private back dining room that had a very special charm. Hotel guests, and also regular dining guests, had the fun of at least eating there once or twice, and would never forget it. Friends were made in that room that Gail and I will have forever. In fact, they were visiting friends, Esther and Perry Frederickson, whose friendship was cemented in that very spot, the weekend of their death in 1979. I have in my possession an old hotel register that has names and names of persons I am unable to mention here because of time and space.

In the middle fifties life took another change. The daughters were becoming married and having children giving a new twist to life. Every Monday evening in the Hotel, the night the restaurant was closed, Babe and Fred would put on a dinner for their family. I can't remember a time when some didn't show up. There was always a strong family unit. Each Christmas from 1948 to 1972 there was a Christmas tree touching the ceiling. Family, friends, and employees joined the celebration.

In 1958 Fred and Babe purchased a 60-acre walnut grove in Paicines, Calif. May I insert here that it was not all walnuts, as there was plenty of room to run some cattle which they did. They used it as their retreat, and also used their walnuts as an extra business. They became close friends with their neighbor, Elma C. Libao, on Cotton wood Rd. In fact, one evening when they were visiting her in Paicines, one of her chickens went to roost on the bumper of their Honda car and rode all the way back to Aptos. That chicken must have had a wild ride!

page 4.

They became interested in the Paicines area when Fred did extensive cinnebar( quick silver) mining in the New Idera mines between 1943-1945. He had a total mining operation at that time.

The sixties started to get rocky. In 1963 Fred had a serious heart attack. In 1965 they lost my sister, Joyce, to cancer. Joyce was a very talented singer and had gotten her masters in music at San Francisco State U. Babe was caring for her mother and Joyce's family. Babe subsequently lost her mother. In the face of adversity their business strength remained constant. The Hotel continued to operate as did the Hardware Store. Several times, along with my teaching career, I worked for them. They started the Village Fair along with a small food business. At this time Babe Toney had a confrontation with the S. P. R. R. The S. P. was barricading the front of the Hotel and store properties. To make a point, Babe with Fred notifying the S. P. one hour in advance, laid down on a pile of gravel on the tracks which run across the front of the Soquel Drive property. This act was very controversial and made National T. V. coverage. Several people were amused, but the Toney's had a valid concern in that if the S. P. were to be successful in barricading that spot, it would cut down on their business access and parking. Gradually the Village Fair building took more and more of Fred's energy. With the strength of a young man he would work of hours maintaining the roof and assisting Babe with her dream to have several antique businesses under one roof. To heat and insulate that 100-yr. old building was phenomenal. With fervor, Fred would race between the Hotel, the Hardware Store, his Walnut Ranch, and the Village Fair, never missing a beat. He would work from early morning until late into the night

with his faithful poodle, Cindar, at his heels, and myself gazing on with gnawing amazement and concern wondering just how long he could keep up the pace. I was busy teaching public school and raising 2 youngsters by myself. From time to time I lived with my parents in the Hotel and in their homes. Gail and I either saw them or talked with them daily. Gail worked for them in the Village Fair the last six years of their lives.

There were certain constants in their lives. They had a very sustaining friendship with their neighbors, the Vincant Leonards. Vincent was Fred's boyhood friend. They had kept a steady friendship going the years that Vincent and Betty had lived in San Francisco. Vincent was an English instructor in the city for years. He, along with his wife, Betty, came to Aptos to retire. Vincent was an active journalist in the Aptos area, and active in the Santa Cruz Historical Society. He now lives on a ranch in Calistoga near his son, Tom.

The work, the sweat, and the caring for everyone went on. Babe and Fred were devoted family people. They were constantly including their two surviving daughters, their cousin, Lois, and their seven grandchildren in their lives. They were generous with their monies. They were constantly giving cash gifts. The SEVENTIES were on them. In 1973, Fred suffered another heart attack. In concern for Fred's health, Babe encouraged Fred, against his better judgement, to lease out the Hotel Bay View. The hotel was then leased to Pete Marchese and Frank Leal. The deal was consummated where the Toney's were staying in a small trailer in back of the hotel. Fred did not want to lease. It appeared to be a snap decision.

To my knowledge, Marchese and Leal were the only persons they had even interviewed in the leasing of the hotel.

Subsequently, they moved their trailer up the hill to their property which was close to the Leonard's home, Gail's home, and my home which they had purchased from myself and my ex-husband in 1965. All of this property mentioned was at one time part of the Toney's property. They then moved out of the trailer into my home which they owned. They had had it rented out until that time. In 1975 Fred sold the Hardware property. In 1976 Fred and Babe moved into their freshly remodeled original family home on the hill over-looking Aptos and again rented out my home which they then owned and later sold to the McGills.

Fred had healed to the point of being able to take leisurely trips out in the motor home, and still go to Modoc County every October for a hunting outing and his birthday. He was also able to put in a full-day's work at the Village Fair, do his books, or care for his vegetable garden. Early in 1976, Babe discovered that she had hypoglycemia and had to cope with it constantly. She was very conscious of diet and nutrition. They had never drunk alcoholic beverages in any form, but never did impose this part of their lives on anyone. It was left of personal choice. In 1977 they were set back by an auto accident on Bay St. in Santa Cruz. They were caught between two large trucks, and as the truck behind them lost his brakes, they were in a collision.

Babe suffered a blow to the head in that accident. Afterwards she was unsteady on her feet and fell and broke her wrist. She, too, healed. Right after this I moved in with them and lived for six months of more.

In 1978 they carried on enjoying their lovely home and occasional trips with such friends as the Taylors, Dunnings, or Rickards. Fred was loyal to his bookwork, and kept his business together. The Village Fair flourished. The shop that Babe and Gail had established in the Village Fair was very similar to the atmosphere of the Hotel Bay View Gift Shop.

At Christmas, 1978, the usual large group met together at the family tree on the hill. Fred and Babe had given their usual large party for the Village Fair people--a complete sit-down dinner with prime rib. Such lush living! No skimping there!

1979 rolled around. The early months of '79 were again filled with concern for Fred's health. He was plagued with high-blood pressure; however, they still traveled. They made a trip out to Texas to visit their World War II friend, Nell Taylor Joyce. They were still active. Daddy had a crushing blow when Cindar died. The Village Fair went on. They were in contact with me constantly. I taught in a school close to their home. I was able to have lunch there most days. On Memorial Day of 1979 I had a turkey dinner for them. Mother did look pretty. I remember Daddy saying, "you look as slick as a ribbon!", and when he helped me serve the turkey he said, "it's done to a gnat's eyebrow."

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My daughter, Holly , was rushing around helping and obviously very proud of them. My son, Fred, and I played our guitars, Daddy played the piano. We had the tape recorder going for the music, but there was also conversation so I do have their voices on tape;although, I have never listened to it yet. Maybe I will someday. Less than two weeks later, they were gone.

