

Project Description for Mills Act Contract Application

Property Address: 1030 Napa Street, Napa, California

Assessor's Parcel Number: 003-104-008

Historic Status: Designated City of Napa Contributing Resource in St John's District.

Year Built: 1885

Architectural Style: Italianate

I am the homeowner of 1030 Napa Street in Napa, California — a historically designated Italianate residence built in 1885 — and am applying for a Mills Act contract to support the preservation and long-term maintenance of this significant property.

This home is a well-preserved and rare example of late 19th-century Italianate architecture, characterized by its ornate brackets, tall narrow windows, and decorative detailing. It contributes meaningfully to the historic fabric of the neighborhood and reflects Napa's architectural development in the post-Gold Rush era.

Through the Mills Act program, I propose the following work to preserve the property's historic integrity and ensure its structural and aesthetic longevity:

- **Preservation and repair of original wood siding and decorative trim**, using historically appropriate materials and techniques.
- **Restoration of the front porch to original dimensions and style**
- **Ongoing maintenance of the roof and drainage systems**, including inspection and repair of flashing, gutters, and downspouts in historically compatible styles.
- **Stabilization and potential reinforcement of the foundation and framing**, where required, using methods that retain original materials when possible.
- **Sensitive landscaping improvements** that enhance the historic character of the property using period-appropriate species and layout.
- **Interior maintenance and preservation** of historic finishes such as woodwork, plaster detailing, and flooring, while complying with applicable building codes.

This contract will allow for critical reinvestment in the home's historic character, consistent with the Secretary of the Interior's Standards for Rehabilitation and the City of Napa's preservation goals. Approval of this Mills Act application will help ensure that 1030 Napa Street remains a well-maintained architectural asset for the Napa community well into the future.