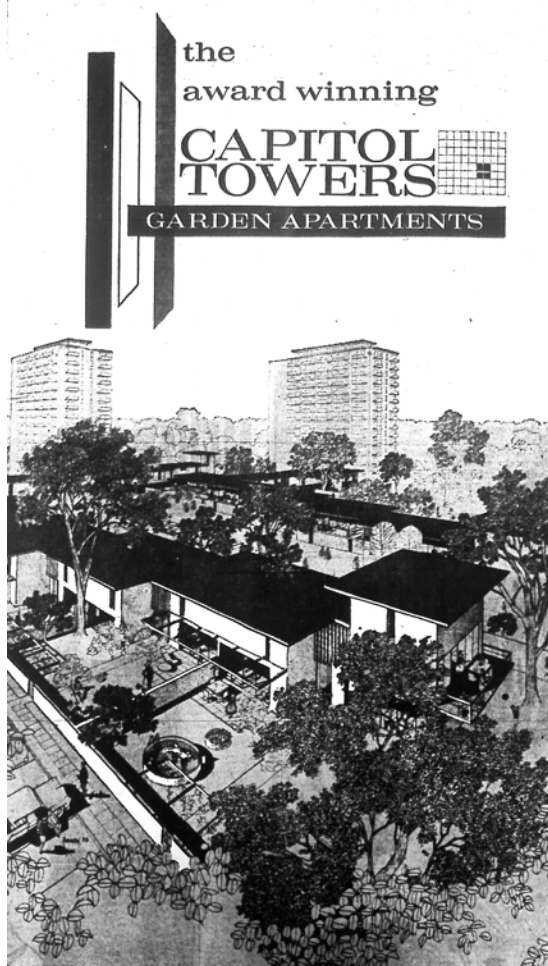


Fact Sheet: Architectural History of Capitol Tower and Garden Apartments

Capitol Tower and Garden Apartments were designed and built from approximately 1958 to 1965. This mid-20th century downtown neighborhood includes the interplay of high-rises, individual low-rise garden apartments, and open space urban planning with park-like green spaces, recreational areas, and car-free bicycle and pedestrian areas.

Project Awards & Special Mentions

- 1959: "First Design Award: Urban Design Project - Wurster, Bernardi & Emmons; Edward L. Barnes; DeMars & Reay. *Progressive Architecture*.
- 1962: "First Design Award: Diversifying Redevelopment" - Wurster, Bernardi & Emmons; Edward L. Barnes; DeMars & Reay. *Progressive Architecture*.
- 1962: Honorable Mention: *House & Home - Life - American Institute of Architects* Homes for Better Living Awards Program.
- 1963: Merit Award, American Institute of Architects Northern Chapter. *Arts & Architecture*.
- 1964: First Honor Award, Urban Renewal Design Honor Awards Program; United States Urban Renewal Administration.
- 1966: Certificate of Excellence - Governor's Design Award (Edmond G. Brown).
- 2001: Illustrative example of "Smart Growth" and "fostering a walkable, close-knit neighborhood" by the PLACES Program/The California Energy Commission with support from McKeever/Morris, a division of Parsons Brinkerhoff.



- Architectural rendering by Helmut Jacoby via a vintage *Sacramento Bee* advertisement

Fact Sheet: Architectural History of Capitol Tower and Garden Apartments

Internationally and locally renowned modern masters played an important role in the concept and design of Capitol Tower and Garden Apartments.

Initial high-rise and low-rise apartment urban planning concept for Capitol Mall

- *Richard Neutra*, FAIA + GM and *Richard E. Alexander*, FAIA;
Collaborating: Dion Neutra, Dike Nagano, Al Boeke, Dick Hunter, Toby Schmidbauer, A.W. Parker and J.E. Zehnder, Civil and Structural Engineers



Photo by Jerry Stoll. Seen here: sculptural wall "Untitled" by Jacques Overhoff.

PHASE ONE: 1958 to 1961

Project Architects

- *Wurster Bernardi and Emmons*
 - William W. Wurster, FAIA + GM
 - Theodore C. Bernardi, FAIA
 - Donn Emmons, FAIA (Partner-in-Charge)
 - Karl E. Treffinger, FAIA (Job Captain)
- *Edward Larrabee Barnes*, FAIA + GM
- *DeMars and Reay*
 - Vernon A. DeMars, FAIA
 - Donald P. Reay, FAIA

Fact Sheet: Architectural History of Capitol Tower and Garden Apartments

Associate Architects

- *Mayer, Whittlesey and Glass* - architecture and planning
 - Albert Mayer, FAIA
 - Julian H. Whittlesey, FAIA
 - M. Milton Glass, FAIA
- *Dreyfuss + Blackford Architects* - architecture
 - Albert Dreyfuss, FAIA
 - Leonard Blackford, FAIA

Landscape Architect

- *Lawrence Halprin*, Fellow and Gold Medal Recipient, ASLA (American Society of Landscape Architects)

Designers

- *Alexander Girard*, AIA, Color Consultant
- *Saul Bass*, Street Furniture Consultant
- *Helmut Jacoby*, Architectural Drawings / Renderings

Artist

- *Jacques Overhoff*, sculptural wall (1961)

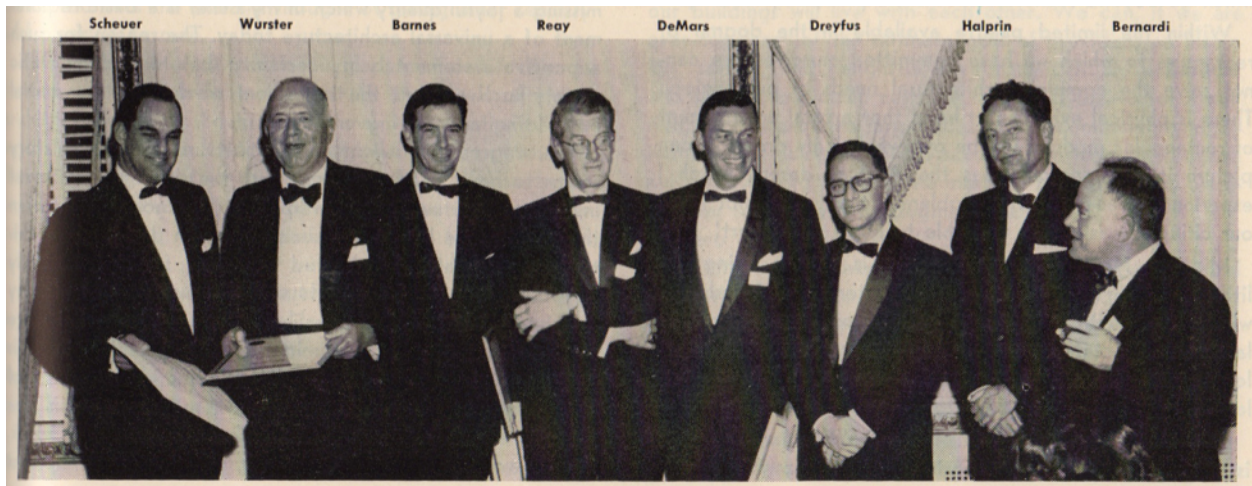


Photo of developer and architects receiving their award from *Progressive Architecture*, January 16, 1959.

Fact Sheet: Architectural History of Capitol Tower and Garden Apartments

Construction of the Garden Apartments (now Villas) and grounds involved the following businesses and professionals:

Developers - Capitol Mall Redevelopment Corporation (organized 03.05.1958)

- *James H. Scheuer* and *Roger L. Stevens*
- *James S. Lanigan*, Executive Director

Planning Consultant

- *Carl Feiss*, FAIA, master urban planner, and pioneer of urban preservation

Housing Consultant

- *Nathaniel S. Keith*

Civil Engineer

- *Joseph E. Spink*

Structural Engineer

- *William B. Gilbert*
Gilbert —Forsberg —Diekman —Schmidt

Mechanical Engineers

- *G.I. Gendler & Associates*

General Contractors

- Lawrence Construction Co.
Carl Lawrence, owner; Dean Jacobs, engineer in charge; Gerald Cherrnoff, manager
- Campbell Construction Co.
William A. Campbell, Ray O. Mackey, John Liddicoat, George T. Gibson
- Erickson Construction Co.
Frank Erickson, president; Harry Erickson, treasurer; Auburn Erickson, secretary; Lynn J. Fletch, general manager
- Western Enterprises, Inc.
Sheldon Parker, Weldon B. Mansfield

Fact Sheet: Architectural History of Capitol Tower and Garden Apartments

PHASE TWO: The Tower - 1962 to 1965: FHA Project No. 136-32003-R

Architects

- Domestic Structures, Inc.
- William W. Wurster, Theodore C. Bernardi, and Donn Emmons
- Vernon A. DeMars and Donald Reay in association with Karl Treffinger

Consultants

Landscape: Lawrence Halprin
Structural: Gilbert-Forsberg-Diekman-Schmidt
Mechanical: G.L. Gendler and Associates
Site Utilities: Spink Engineering
Soil Engineering: Reinard W. Brandley

Contractor

Barrett Construction Co.



Photo by Sirlin Studios. Via the Center for Sacramento History.