

983 Tulare Ave.
Construction, 1950-1956
Dale + Helen Tordley

Preface.

The pictures and Comments on the pages which follow, tell a story of a home from start to completion.

The location was found and purchased early in 1950. With the lot we secured the last good stand of Poison Oak in Berkeley. First set of house plans completed and approved by City of Berkeley, August, 26, 1950. A change was decided upon - requiring a new set of plans as well as model. These were completed during October.

We first considered sub-contracting the various portions of the work - bids were obtained. We then secured bids for completed dwelling. Considering both - we let contract for excavation; Cement; Frame; Roof; Stucco; plaster.

We reserved the Floors; Cabinets; Heating; Wiring; Painting; Patio & Landscaping. These the Baileys took care of - We moved in July 30, 1951 - finished floors were down in two bed rooms - one bed room served as storage.

The weeks and months following were interesting - "Camping out" in a sense. To watch the dwelling take on the completed look was very interesting.

We were not rushed, it was possible to plan the interior ie Cabinets. There was considerable planning with all the work. Floors were - Prefinished Oak - 90625" thick, the Cabinets gradually took form - all joints glued where possible. For interior painting Helen - did a tremendous job

We must acknowledge assistance when needed - to Harry Fiellin for the assistance on floors; to Gladys and "Walt" Fouts for assistance on "papering" the Hall wall. Perhaps most important - was the warm food - so often when we really did appreciate this, it so happened that so often we would forget to stop and eat.



983 Tulare Avenue - Spring 1950.



Spring 1950
A total of twelve large Eucalyptus Stumps.



Labor started- (no work)
Seven were pulled by the Barclay's
we then hired a Professional to complete the job
and to haul all away



Some Progress has been made.
They came hard - but would finally "goe"



A rather tenacious Eucalyptus Stump
This one I started - but gave up.



Cleared start to check contour.
The N. E. Corner. 26' above the sidewalk.



Incline - quite noticeable.
Helen is standing near the center of Master Bedroom.



View to west - Pole - only obstruction. Dwelling to be
of such design so as to not alter this view.



View - a few degrees north of west.



View to west - tree now removed and view now
includes Ferry Bldg - San Francisco - Treasure Island -
Alcatraz - "Gate" Bridge - to right of center.



North of west directly to Mt. Tamalpais.



Contour determined, a model
 of lot made. White drawing
 plans - four model houses -
 made - basement changed to
 etc. Was able to determine
 extent of excavation.
 First set of drawing completed
 just 26, 1950. Changes then
 made and final set made
 and completed about Oct. 15th.
 Then started to consider
 a practical way to build - re.
 cost for entire dwelling or
 as contractor ourselves and
 contract - such work as
 excavation - frame - concrete etc.





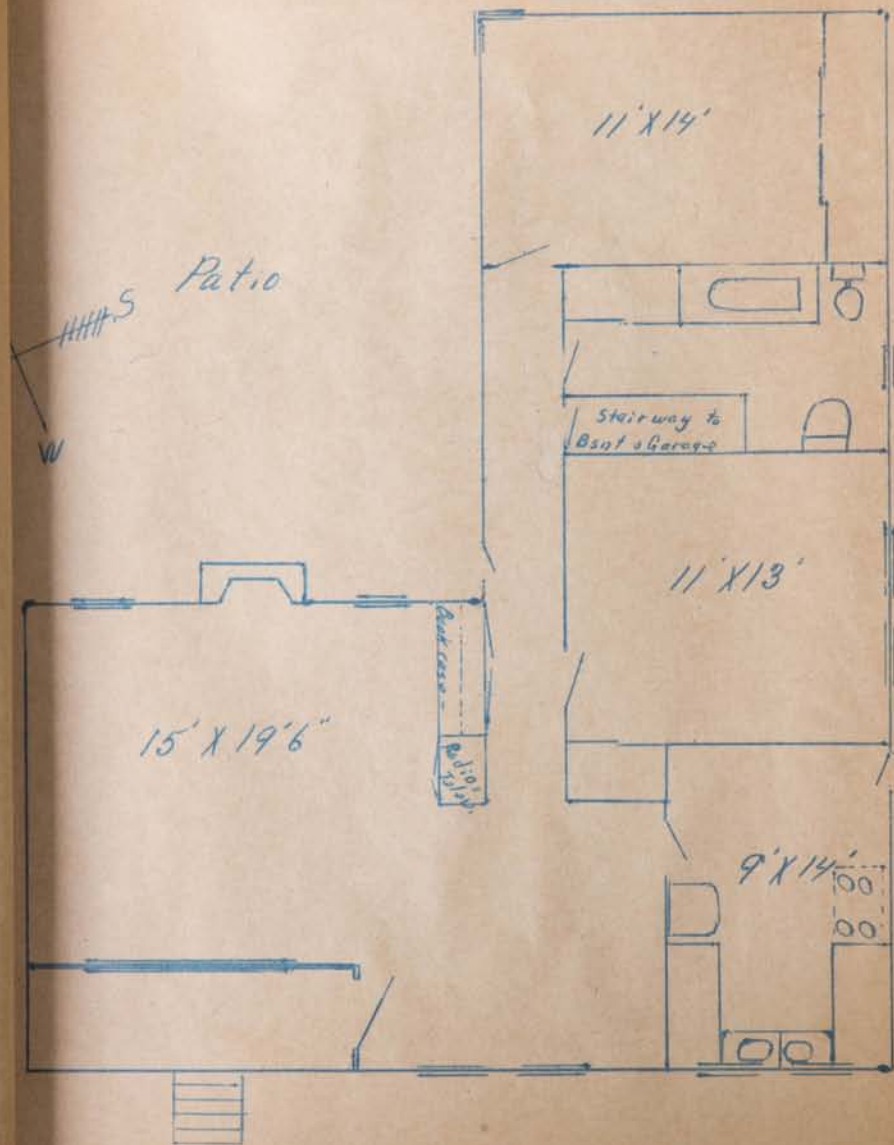
*If this was photo
of Completed dwelling - view to West.*



View to South.



View from street to east. Floor of dwelling
Twenty-one feet (21') above sidewalk.
Highest point on lot - 26' above sidewalk.
Driveway - 20% (1' to 5')



Floor Plan

Scale $\frac{3}{16}'' = 1'$



Feb 21-1951

A few days after starting.



Feb 27-1951

Taken from area of garage-looking N.E.



Feb-27-1951

Progress Satisfactory



Feb-27-1951

Same day



Probably around March 15, 1951



Same day



Ground July 1, 1951.



September 1, 1951.
We moved in July 30, 1951.



This is "Shakey" - Considerable soil was removed from patio area. This mixed with rock. As top soil was going to be needed, designed this machine to separate rock - it worked exceptionally well and took more material than one man could "feed" to screens. We used this to separate approximately - 10 yards of material. "Shakey" has since been dismantled - but replaced with an "all metal" and smaller - machine, as we still have soil to treat and screen.

Speed of screen - 140 per minute.



*This shows material removed from Patio Area,
and is the material - where "Shekey" played the leading
role.*



*Patio - in course of construction. About - Sept, 1,
1952.*



Material for Patio - 5 yards Sand - 3000 Bricks.



Patio taking form.



Two views of
Patia shortly after
completion. About
Oct. 15, 1952.





Patio - Summer - 1953



Summer 1953



This picture rates a page by itself.
To have a lawn - at front - we had to bring in Top
Soil. This was delivered - July 3, 1952. Five
Yards. The Fourth being on Friday - had three days
to have it off the driveway.
With two metal buckets - it was in place by
four p.m. Saturday. "What a project!"



Entrance - 1952.



The few interior pictures - which follow - by
flash. Fire place - wall - Redwood - natural finish.



Fire place from Dining Area. All panels
glued - practically no nails used.

From Dining Area - down
hallway - cabinets are back
of Book case (see other views)
Below - that portion of →
for card tables - folding chairs -
extra leaves for Dining table etc.





North end of Living Room



Same



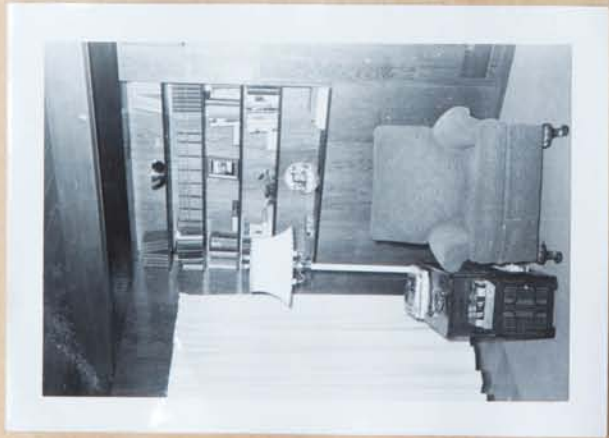
Dinning Area.



*Showing Cabinet which also opens to Kitchen.
Pass-through below shelves can be seen.*



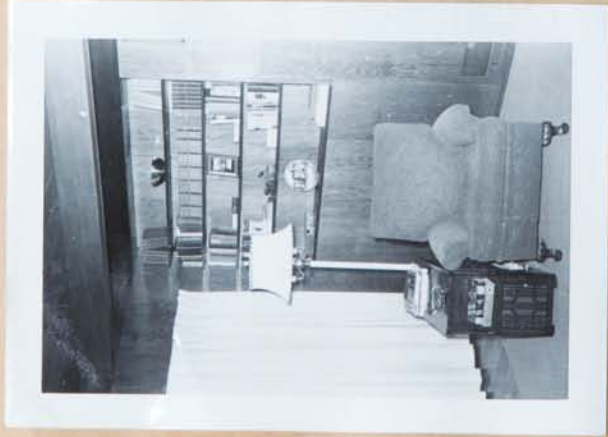
Three views of kitchen. 1/2 west. Cabinets. Natural Birch-Maple-cutting
Block. on each side. These Cabinets- glued-where-ever possible. No nails.
Soffit light over sink.



Book Case to east of Radio -
this also Natural Redwood.



At Top - 12" speaker - Next - space for
Records; Next - Tuner and record changer.
Next Television area - if it when. Amplifier
located at bottom. A speaker in each room.
Tuner can be turned on or off from each room,
but no station selection except at set. At bottom
Cold air in take for furnace -



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The home is completed. We have no regrets. Perhaps this is due to the fact the project was approached after very careful consideration of all details.

During the summer of 1950 we looked at many homes. decided on certain "musts"-ie- a bed-room must be at least 11'x18'. The cabinets and closets must take up every available space. The Uniform Building Code was followed in all the construction.

The heating was installed- having in mind cold corners- the result being the system is very satisfactory. Fire place could not be better- a gas jet- serves as lighter.

To continue with further description or comments would only serve to lessen the emphasis, of the pictures.

We had fun- during design- a few serious "discussions", when plans were completed- there were no changes. Today- the dwelling is the same as on plans- October 1950. We have no regrets what so ever. There was hard work- the roughest- July 4th 1952, but no regrets.

The latch-string is always out- to all of you.

Helen + Dale Bailey.

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Reserved for your comments.

2-19-1954

A job well done; a clever history that we thoroughly enjoyed. Thanks for including us on the "Maiden Voyage" of this book.

The Sanders
Oklahoma City.

Dear Dale & Helen:

It looks like a life time project done in a short time - it is nice.

My muscles ached, just reading about the yard and the 4th of July.

Best wishes to you both.

John & Opal

To Dale & Helen -

We are plum tired out from reading about all that work. What must you and Helen have been from actually doing it all, but we know that the satisfaction after it was over was worth it all.

Jack & Elizabeth

4-12-54

Thanks for bringing your home to us since
I can't come out to see it at present. A job well done,
hope to come enjoy your "Wonderfull" hospitality,
but quite a kick out of "Shakey" hope you enjoy it
for many years to come. I just love it all. - Will

We three know how nice this house is - but
not as nice as its owners. Dennis, Susan,
and John Simon

6-15-54

As beautiful and warm as is this
house - it cannot match its parents.

Lorene & Hobbs Smith

1-5-54

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mirrored
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April
3, 1954

to
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22, 1954

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retained
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record.

to
only
fore place
to.
Kathy



Patio - 1956



Garden - June 1956.



June 1956-



Entrance approach - June - 1958.



Entrance approach June 1956



Corner of Garden - June - 1956,
Boseberry at rear.



View to rear from kitchen entrance.



A good crop of Berries - Smile is
natural - however may be assisted by
Mint Julip - (find it.)



A good crop of Berries-Smite is
natural - however may be assisted by
Mint Julip - (find it)



Shakey The Second- (still in use.)



3-5-54

Only the Baileys would think of making such a priceless book. Thanks for giving us a peek into your plans, labors and the finished product of your Dream House. — "Our greatest need today is for more home-builders and less home-wreckers."

Iloyd and Opal
March 13, 1954

Much planning and hard work to construct this building --- now, a heap o' living" will make it home. May God ever bless this home and keep you aware that the good things you enjoy come from Him!

Harley & Janay.

Mar. 22, 1954

Over two cups of coffee and a rare quiet moment, we thoroughly enjoyed every page of your home record, more especially because we hope some day to build out here on "Broomweed Acres." Amazing that amidst all your work, you retained enough "romance" to do what was necessary to make this interesting record.

A well-planned home — hope to spend an evening on the lovely patio and one sitting by the fireplace.

Waldo and Jo.
Kerwin and Kathy