



**CITY OF FREMONT'S OPERATION OF PATTERSON HOUSE:
ARDENWOOD HISTORIC FARM**

Tiffany Margulici –Business Services Manager
Board Operations Committee
November 20, 2024



RECOMMENDATION

Recommendation to Execute a Special Use Agreement with the City of Fremont for operation of the Patterson House for a five-year term, January 1, 2025 – December 31, 2029 with an annual payment of \$92,640 increased annually by 2.0%.

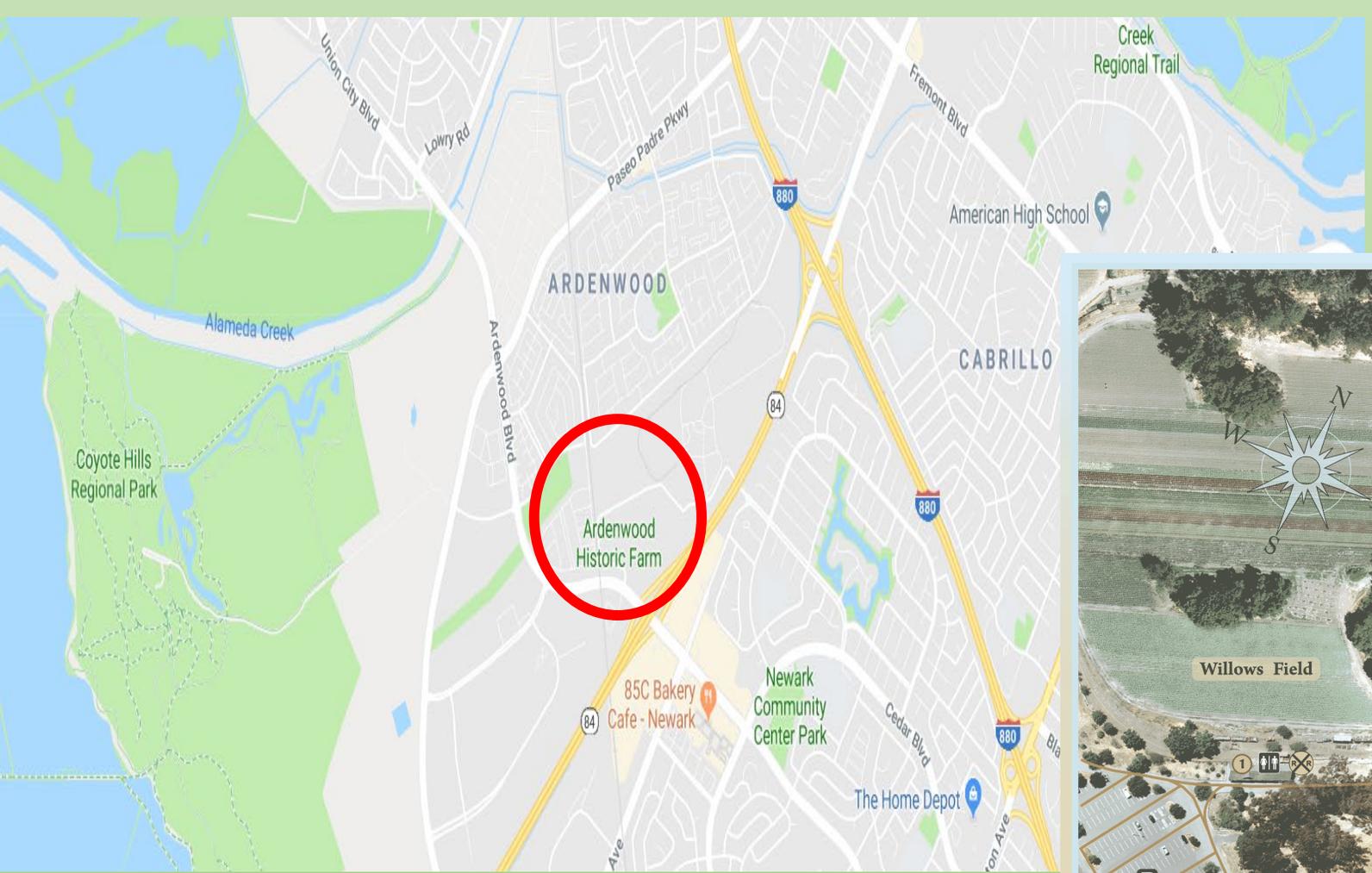


OVERVIEW

- Location
- Background
- Special Use
- Use Area/Terms
- Annual payment
- Recommendation



DECEMBER DAYTIME HOUSE TOURS



- | | | | |
|------------------------------|-------------------------------|-------------------------------|------------------------------------|
| ① Ardenwood Station Entrance | ⑤ Patterson House | ⑨ Tennis Court | ⑭ Haybarn |
| ② Pool Site | ⑥ Aviary | ⑩ Gazebo | ⑮ Blacksmith Shop & Equipment Shed |
| ③ Deer Park Station | ⑦ E-I-O Picnic Area | ⑪ Farmyard Cafe & Picnic Area | ⑯ Farm Animals |
| ④ Kitchen Garden | ⑧ Chicken Coop & Farm Animals | ⑫ Granary | ⑰ Tractor Shed |
| | | ⑬ Country Kitchen | |

BACKGROUND

- City of Fremont-Park District Management Agreement since 1982
- Park District operates Ardenwood except for Patterson House



SPECIAL USE AGREEMENTS

- Must meet the “District objectives, with appropriate public benefit and priority”
- Any on-going recreational development, activity, service, or land use that is provided for group and general public benefit by clubs, associations, or similar groups operating as a non-profit entity
- Membership must be open to the public
- 30 current Special Use Agreements



USE AREA

- Patterson House
- “Cook’s House” used as City of Fremont Staff Office
- Adjacent Service Parking
- Programs outside of Use Area through Day Camp Permit or Special Event Permit (up to 5 no-cost per year)

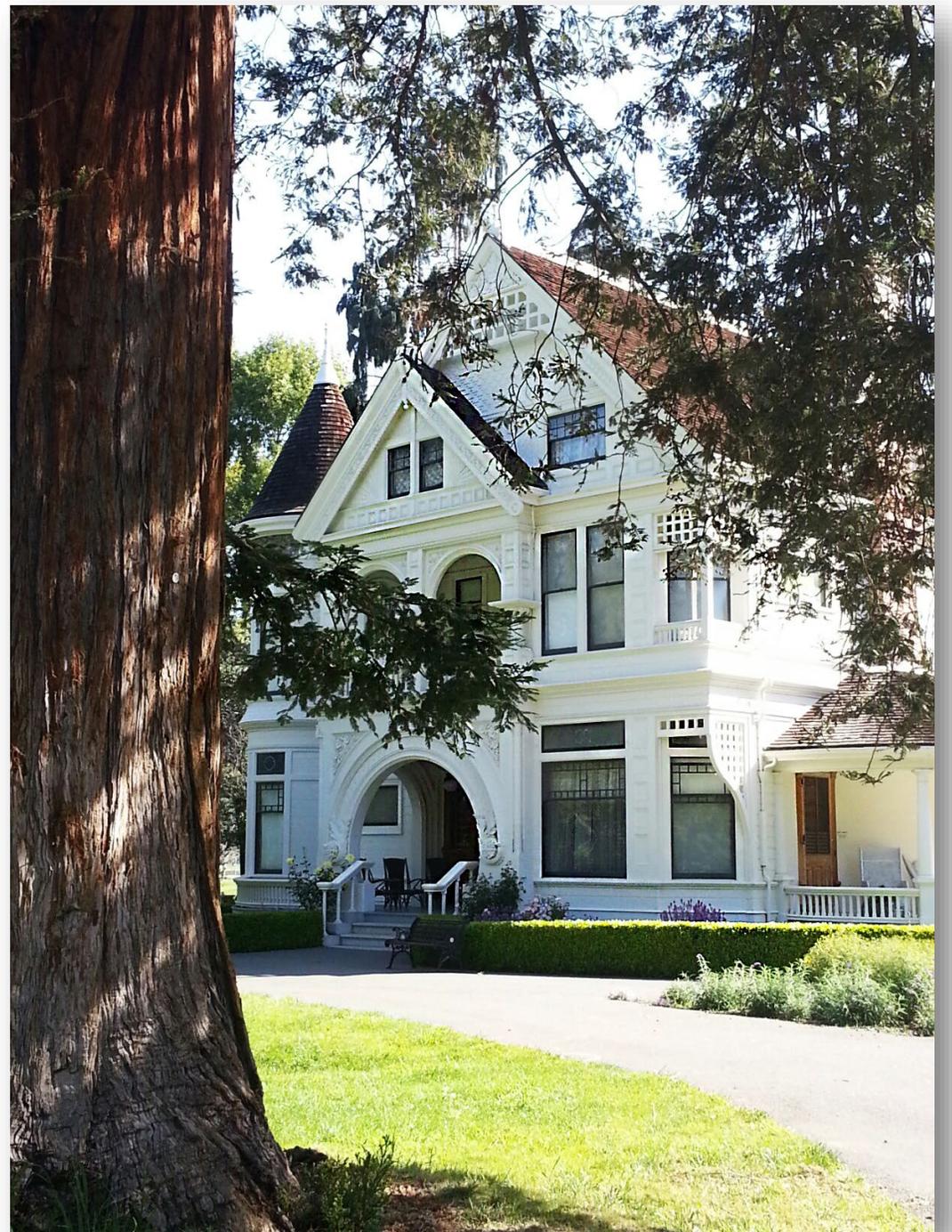




**16-room Victorian-era Queen Anne mansion
Seasonal Tours on Thursdays, Fridays, and Sundays**

SERVICES PROVIDED BY THE CITY

- Maintenance and Operations of the House
- Docent Program
- Regular Tours April-December
- Additional Tours by Park District request



BENEFITS

- Enhances the Visitor Experience
- Complements Park District Interpretive Programs





THE PATTERSON HOUSE

Originally a simple two bedroom, two story farmhouse built on 1857, this house has grown and changed over time. It was to this home that 49er-turned-farmer George Patterson brought his bride, Clara in 1877.

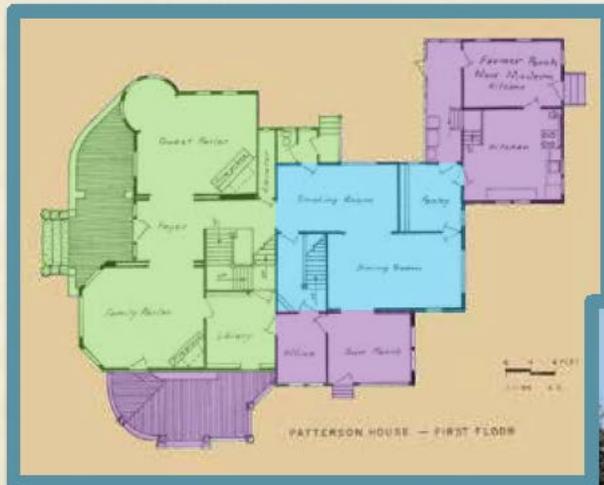
In 1889, George and Clara had the house remodeled into a grand Victorian home. This addition, by San Francisco architect Samuel Newsom, added an entry, family and guest parlors, and three bedrooms.



Oil Painting by Roger Fallman,
Patterson House Collection

COST TO DISTRICT
\$92,640 per year

Annual increase 2%



In 1903, Clara would give the home to her oldest son Henry. In 1915, Henry and his wife Sara enclosed a side porch and balcony and replaced the original kitchen with a modern one.



The 1889 addition to the original farmhouse is a spectacular example of the Queen Anne style of architecture popular in the late 19th century.

1857

1889

1915

East Bay
Regional Park District
www.ebparks.org

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