



# Gainesville, Georgia Community-Wide Historic Structural Survey

Prepared for the City of Gainesville,  
Community Development Department

**Brockington**

CULTURAL RESOURCES CONSULTING

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Gainesville, Georgia  
Community-wide Historic Structural Survey

*Prepared for:*

The City of Gainesville, Georgia  
Gainesville Historic Preservation Commission  
and Community Development Department

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# CHAPTER 1. INTRODUCTION

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## 1.1 PROJECT OVERVIEW

Beginning in November 2006, the City of Gainesville, Georgia's Community Development Department, on behalf of the Gainesville Historic Preservation Commission, contracted with Brockington and Associates, Inc., to conduct a multi-phase community-wide Historic Structural Survey of buildings and other structures within specified areas of the city. The survey was intended to utilize a multi-phase approach to systematically record and evaluate historic resources within the city. The survey included all resources 50 years of age and older, both those considered contributing and non-contributing, as well as resources that were considered *potentially historic* (i.e., resources between 50 and 60 years of age). The project will help develop goals and priorities for historic resources within the city. The survey will provide support for local historic designation and better prepare the city's planning and development staff and the Gainesville Historic Preservation Commission in the management of historic resources. In addition, the survey will work as a supplement to the city's "Model Design and Construction Guidelines for Residential-Style Local Historic Districts."

The survey is also designed to augment the Georgia Historic Resources Survey, an ongoing, statewide survey of buildings, sites, structures, and objects of historical, architectural, and cultural significance. A goal of the survey is to collect, as uniformly and reliably as possible, a minimum level of information needed statewide for preservation activities. Within the survey area, project historians conducted a parcel-by-parcel investigation, recording each resource that fell within survey criteria on parcel maps and Georgia Historic Resources forms. Digital photographs were also taken to document each resource. Information for each resource was entered into Georgia Historic Preservation Division's web-based Natural, Archaeological, and Historic Resources GIS (NAHRGIS), which arbitrarily assigns a resource number to each property. Prior to data entry in NAHRGIS, alphanumeric street addresses were used as field survey numbers. Street addresses and NAHRGIS identification numbers are referenced in the survey report and corresponding records (Appendix A).

A *Category I Historic Preservation Fund Grant* for CLGs, provided by the National Parks Service and administered by the Georgia Historic Preservation Division (HPD), along with matching funds from the City of Gainesville were used to conduct the surveys. Gainesville received **Certified Local Government** (CLG) status in May 2006.

The survey report presents a more detailed summary regarding project activities and results. Included in the report is a detailed project description, information on previous investigations, and survey methodology. A development history summarizes the historical background and influences on the built environment of the region, Hall County, and Gainesville, while an architectural analysis provides an overview of typical resources in the survey areas. Appendix B contains NAHRGIS forms with detailed property information for each resource recorded during the surveys. Finally, an analysis of recorded resources is provided, along with recommendations to help guide future preservation activities in Gainesville. Maps and tables throughout the report illustrate the project area, characteristics of particular neighborhoods, and the types of resources found during the project.

## 1.2 PREVIOUS INVESTIGATIONS

Gainesville has taken a number of steps in providing for the better management of historic resources, including National Register of Historic Places (NRHP) listings and local historic designation of resources, the establishment of design guidelines for locally designated historic properties, various historic resources surveys, and the identification of historic resources within the city's Comprehensive Plan.

### **National Register Listed Resources**

Green Street Historic District (1975)  
Brenau College Historic District (1978)  
Green Street-Brenau Historic District (1985)  
Gainesville Commercial Historic District (2003)  
Bailey-Harper House/Doctors Building (2006)  
Candler Street School (1982)  
Dixie Hunt Hotel, 209 Spring Street, Southwest (1985)  
Federal Building and Courthouse, 126 Washington Street (1974)  
Hall County Courthouse, corner of Spring and Green Streets (1995)  
Hall County Jail, Bradford Street (1985)  
Jackson Building, 112 Washington Street (1985)  
Logan Building, 119 East Washington Street (1990)

### **Locally Designated Historic Resources**

Big Bear Cafe (Local Historic Landmark, January 2004)  
Ridgewood Neighborhood Historic District (Local Historic District, May 2005)  
Green Street Historic District (Local Historic District, June 2005)

Previous surveys include a Georgia Historic Resources Survey of Hall County conducted by consultants Elizabeth Lyon and Jenny Thurston in 1974, and a survey conducted by the Georgia Mountains Regional Development Center (GMRDC) around the same time. The Hall County Survey resulted in completion of architectural survey forms for selected resources and completion of a report discussing the county history. The GMRDC survey resulted in the completion of a Historic District Information form. The form provided information on the development history of the area and a cursory survey of resources in and around the Green Street-Brenau NRHP district as well as selected resources within the Ridgewood neighborhood. It appears information from both surveys, as well as information provided by local historical groups, formed part of the basis for the Green Street-Brenau NRHP nomination. Information from these previous survey efforts is on file at HPD.

In June 2004, the city adopted the Gainesville 2025 Comprehensive Plan as a long-range planning tool. Historic preservation was listed as one of the commitments of the comprehensive plan, which identified potential local historic districts within the city. Two of the districts referenced in the comprehensive plan, Ridgewood-Crestview District and Green Street Office-Commercial District, are located within the bounds of the Phase I survey. Similarly, the Phase II survey area includes the following “Potential Local Historic Districts” noted in the comprehensive plan: the remaining portions of the Ridgewood-Crestview residential area and Brenau University, the Dixon-Holly-Longview residential area, the Green Street Circle residential area, the American Legion and Pavilion on Riverside Drive, and the Downtown area.

In 2006, the city contracted with The Jaeger Company (Jaeger) to conduct a reconnaissance level survey of historic resources. The reconnaissance survey identified a total of 1,494 historic properties, 141 non-contributing properties, 181 potentially historic properties, and 21 formerly historic residential properties that have been rehabilitated to non-residential uses. The survey also noted non-historic properties (built after 1967) within the survey area. In addition to categorizing individual properties, the reconnaissance survey identified concentrations of historic resources that might warrant consideration as historic districts and offered priorities for future historic preservation activities within the city.

As a high priority, Jaeger recommended intensive survey of the areas that are already listed in the NRHP and locally designated properties that are subject to design review by the city. A potential historic district in the Ridgewood

neighborhood area, and areas near Green Street and Candler Street were also listed as high priorities. These priorities provided a focus for the Phase I survey, while the remaining properties within the NRHP districts, the Downtown area, and properties adjoining the Phase I survey area provided the basis for the Phase II survey. Subsequent phases were designed to address additional survey priorities and recommendations as funds and resources are available.

### 1.3 SURVEY METHODOLOGY

Project historians conducted a parcel-by-parcel investigation of the survey area which included pedestrian inspection of each building and completion of Georgia Historic Resource Survey forms for all properties that fell within the survey criteria. Each resource was documented with notes made as to its design, construction methods, and any alterations or additions. In addition, surveyors provided information on the condition of resources and made recommendations pertaining to NRHP and local district eligibility. Photographs were taken of each accessible elevation and oblique as well as any significant architectural elements. Project historians used a 5-megapixel digital camera and 35-mm black-and-white film to supplement the digital photography. Information for each resource was then entered into NAHRGIS.

This survey recorded and evaluated each resource for any significant historical associations or architectural design according to *Historic Resources Survey Manual* (Georgia Historic Preservation Division 2006), *House Types in Georgia* (Georgia Historic Preservation Division 1999), *How to Apply the National Register Criteria for Evaluation* (Savage and Pope 1998), *Historic Residential Suburbs: Guidelines for Evaluation and Documentation for the National Register of Historic Places* (Ames and McClelland 2002), *Guidelines for Local Surveys: A Basis for Preservation Planning* (Parker 1985), *Researching a Historic Property* (O'Donnell 1998), *Defining Boundaries for National Register Properties* (Seifert 1995), and *Guidelines For Evaluating and Nominating Properties That Have Achieved Significance Within the Last Fifty Years* (Sherfy and Luce n.d.).

### 1.4 ASSESSING NRHP ELIGIBILITY

Historic architectural resources within the each survey area are evaluated for their NRHP eligibility. As per 36 CFR Part 60.4, there are four broad evaluative criteria for determining the significance of a resource and its eligibility for the NRHP. Any resource (building, structure, site, object, or district) may be eligible for the NRHP if it:

- is associated with events that have made a significant contribution to the broad pattern of history;
- is associated with the lives of persons significant in the past;
- embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, possesses high artistic value, or represents a significant and distinguishable entity whose components may lack individual distinction; or
- has yielded, or is likely to yield, information important to history or prehistory.

A resource may be eligible under one or more of these criteria. Criteria A, B, and C are most frequently applied to historic buildings, structures, objects, districts, or non-archaeological sites (e.g., battlefields, natural features, designed landscapes, or cemeteries). The eligibility of archaeological sites is most frequently considered with respect to Criterion D. In addition, a general guide of 50 years of age is employed to define “historic” in the NRHP evaluation process. That is, all resources greater than 50 years of age may be considered, but not listed solely on this basis. However, more recent resources may be considered if they display “exceptional” significance (Sherfy and Luce n.d.).

Following *National Register Bulletin: How to Apply the National Register Criteria for Evaluation* (Savage and Pope 1998), evaluation of any resource requires a two-fold process. First, the resource must be associated with an important

historic context. If this association is demonstrated, the integrity of the resource must be evaluated to ensure that it conveys the significance of its context. The applications of both of these steps are discussed in more detail below.

Determining the association of a resource with a historic context involves five steps (Savage and Pope 1998). First, the resource must be associated with a particular facet of local, regional (state), or national history. Secondly, one must determine the significance of the identified historical facet/context with respect to the resource under evaluation. Any particular historical facet/context becomes significant for the development of the project area only if the project area contains resources that were constructed or gained their significance during that time. For example, an antebellum historic context would be significant for the development of a project area only if the project area contained buildings that were either built or gained their significance during the early nineteenth century. The third step is to demonstrate the ability of a particular resource to illustrate the context. A resource should be a component of the locales and features created or used during the historical period in question.

The fourth step is to determine the specific association of a resource with aspects of the significant historic context. Savage and Pope (1998) define how one should consider a resource under each of the four criteria of significance. Under Criterion A, a resource must have existed at the time that a particular event or pattern of events occurred and activities associated with the event(s) must have occurred at the site. In addition, this association must be of a significant nature, not just a casual occurrence (Savage and Pope 1998). Under Criterion B, the resource must be associated with historically important individuals. Again, this association must relate to the period or events that convey historical significance to the individual, not just that this person was present at this locale (Savage and Pope 1998). Under Criterion C, a resource must possess physical features or traits that reflect a style, type, period, or method of construction; display high artistic value; or represent the work of a master (an individual whose work can be distinguished from others and possesses recognizable greatness [Savage and Pope 1998]). Under Criterion D, a resource must possess sources of information that can address specific important research questions (Savage and Pope 1998). These questions must generate information that is important in reconstructing or interpreting the past (Butler 1987; Townsend et al. 1993). For archaeological sites, recoverable data must be able to address specific research questions.

After a resource is specifically associated with a significant historic context, one must determine which physical features of the resource are necessary to reflect its significance. One should consider the types of resources that may be associated with the context, how these resources represent the theme, and which aspects of integrity apply to the resource in question (Savage and Pope 1998).

Once the above steps are completed and association with a historically significant context is demonstrated, one must consider the aspects of integrity applicable to a resource. Integrity is defined in seven aspects of a resource; one or more may be applicable depending on the nature of the resource under evaluation. These aspects are *location, design, setting, materials, workmanship, feeling, and association* (36 CFR 60.4; Savage and Pope 1998). If a resource does not possess integrity with respect to these aspects, it cannot adequately reflect or represent its associated historically significant context. Therefore, it cannot be eligible for the NRHP. To be considered eligible under Criteria A and B, a resource must retain its essential physical characteristics that were present during the event(s) with which it is associated. Under Criterion C, a resource must retain enough of its physical characteristics to reflect the style, type, etc., or work of the artisan that it represents. Under Criterion D, a resource must be able to generate data that can address specific research questions that are important in reconstructing or interpreting the past.

Resources that do not meet NRHP qualifications may still be an important part of local historic fabric. In these cases, local authorities may pursue local designation based on a similar, but different set of criteria. This is especially true for resources that have association with locally significant events or people, but do not retain a level of integrity to be listed in the NRHP. For example, a resource that has been reconstructed, moved, or significantly altered likely would be ineligible for NRHP listing, but still may warrant a degree of commemoration and recognition locally.

## CHAPTER 2. HISTORICAL AND ARCHITECTURAL CONTEXT

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### 2.1 HISTORY OF GAINESVILLE AND HALL COUNTY

#### 2.1.1 *Early Development, 1818-1871*

Hall County was created December 15, 1818, from the Cherokee Indian territory acquired by the United States in an 1817 treaty. Several days later, part of Franklin County was added to Hall County (Dorsey 1991). Hall County was named for Dr. Lyman Hall, a planter/physician from Connecticut who settled in coastal Georgia about 1760. He represented Georgia in the Continental Congress and was a signer of the Declaration of Independence (Dorsey 1991).

In the early 1800s, Mule Camp Springs, which was located in the newly created Hall County, was a trading center near the crossing of two Indian trails, and as such was chosen as county seat. Surveyor Timothy Terrell IV designed the town plan around 1820, and when it was incorporated in November 1821, the new town was renamed Gainesville in honor of General Edmund P. Gaines, a veteran of the War of 1812. As a planned town, Gainesville centered on a town square with streets arranged in a grid pattern around the square and connecting to trade roads that traversed the county. Soon Gainesville became a major trading and shipping center for farms in Hall County and throughout northeast Georgia.

Early settlement and economy in northern Georgia followed established frontier patterns, and initial settlement was primarily along river and stream valleys where rich alluvial soils were available. The first settlers in the area were subsistence farmers, and the first homes were small one- or two-room log cabins. Pioneer farming focused on clearing trees from the best soils to establish a garden, some fruit trees, a cash crop, and/or a food crop. Principal crops were corn, sweet potatoes, Irish potatoes, and beans. Corn was the main food crop, and corn and tobacco were the first cash crops. Pigs, sheep, and cattle were allowed to roam the open range and woodlands and were driven overland to Augusta for river transport to markets in Savannah (McIntosh 1940).

In 1828, much of north Georgia was still Cherokee territory. However, gold discovered in nearby Lumpkin County brought an influx of new settlers seeking their fortune to northeast Georgia. At first, the Cherokees obtained the assistance of federal troops in removing some prospectors and miners from their territory (Rensi and Williams 1988:9). With anti-Indian sentiment in the area heightened by the Dahlonega gold rush, Georgia pressured the United States government to open Cherokee lands to further settlement, and in 1830, the Georgia Legislature enacted legislation to survey the lands occupied by the Cherokee Indians. This culminated in the removal of the Cherokees from north Georgia on the tragic Trail of Tears in 1838 (Williams 1993:3-4). The discovery of gold brought early prosperity to Gainesville. Though the majority of gold rush activity centered on nearby Dahlonega in Lumpkin County, the valuable metal was also mined in Hall County. As gold was discovered in other parts of the country in the 1830s, many prospectors left to find their fortunes elsewhere. The economy once again returned to an agricultural base, and Gainesville continued in its role as a trade center for Northeast Georgia.

By the mid-nineteenth century, transportation systems had developed statewide, but these improvements were slow in reaching northern Georgia. Public roads, following early Indian trails, were unimproved and often unmarked. Railroad construction in Georgia began in the 1830s but did not reach Gainesville until 1872, when the Atlanta and Richmond Air-Line Railway was constructed.

The Civil War dealt much of Georgia a major blow in the form of social and economic upheaval. In 1864, General William Sherman led the Atlanta Campaign that brought heavy warfare to Northwest Georgia in the pursuit of capturing Atlanta. The eventual Union victory proved a high cost for both Union and Confederate forces, with each side suffering more than 30,000 casualties during the campaign that began in May and culminated in the occupation of Atlanta on September 2, 1864.

Though Northeast Georgia did not see significant fighting, intermittent raids, guerrilla activities, and finally the Atlanta Campaign caused disruption of former lifeways; food, seed, and livestock were taken or destroyed, and slaves were set free. Hall County planters and farmers did not own large numbers of slaves, and in 1860 they owned fewer than 2,000 slaves (Hodler and Schretter 1986:84). Even so, Hall County suffered severe deprivation during and after the war owing to a reduced labor force and a collapsed economy that plagued the South. The loss of the slave labor force throughout the South, combined with severe financial setbacks suffered by the southern states as the war's defeated party, necessitated changes in the overall economic system.

### 2.1.2 Business, Industry, and Education, 1872-1900

The arrival of the railroad provided an impetus for both economic and population growth in the area. After the Atlanta and Richmond Air-Line was constructed in Gainesville in 1872, development sprang up around the depot and filled the land between the tracks and downtown. In 1860, Gainesville had 344 residents, and the population was approximately 500 prior to the arrival of the railroad in 1872. By 1880 the population was almost 2000, and it grew to almost 6000 by 1910 (Caldwell 2001:284). Gainesville was growing at such a fast pace that by 1883 the *Gainesville Eagle* reported an overall housing shortage and a lack of rental housing (Markuson 1983).

Plans for other rail lines soon followed the Atlanta and Richmond (Figure 2.1). The Gainesville, Jefferson, and Southern Railroad was chartered in 1872, but was not completed until 1884. When completed, it connected Gainesville with the Georgia Railroad at Social Circle (Caldwell 2001: 283). The line included a branch line to Jefferson that was later extended to Athens. It was initially built as a narrow gauge railroad, struggled financially, and went bankrupt in 1904. In 1906, the railroad reorganized and built a branch to Athens. The Gainesville, Jefferson, and Southern went bankrupt again in 1921, but reorganized as the Gainesville Midland Railroad in the same year (Caldwell 2001: 286). Another early operation, the Gainesville Northwestern Railroad to Cleveland and Helen, operated between 1913 and 1934 (Caldwell 2001: 285). At least 12 other railroads were chartered, but never built, through Gainesville (Caldwell 2001: 285).

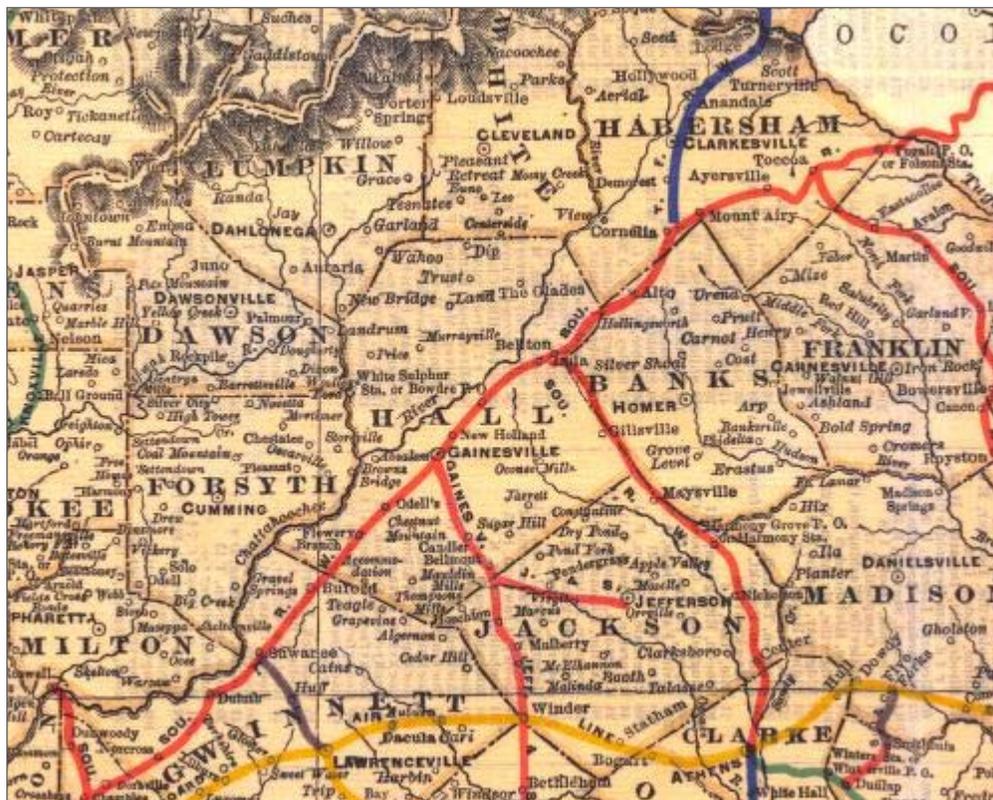


Figure 2.1 1902 map showing location of rail lines in project vicinity.

In 1875, the Gainesville Street Railway Company transported passengers within the city via local street railway service. Horse- and mule-drawn cars took residents and tourists from the depot to downtown and along Green Street and Riverside Drive, with stops at the Gower Springs Hotel and the New Holland Spring Hotel (Norton 2001: 34). Lines also ran along Washington and Spring Streets near Brenau and to the textile mill at New Holland. In 1885, the company was reorganized as the Gainesville and Hall County Railroad. In 1903, electric cars, powered with electricity from the New Bridge power plant, replaced the old horse- and mule-drawn cars.

A tourism industry based on the occurrence of natural mineral springs blossomed in the late nineteenth century. Mineral springs and their mystical “healing” properties have fascinated man for centuries. Ever since the discovery of these natural springs full of sulfur and other minerals, humans have flocked to them in order to be rejuvenated. Places such as Warm Springs, Georgia, had entire towns built around them. Huge hotels and resorts developed, and with the new leisure class enjoying longer vacations, the new resorts began bringing in money and people to wherever there were springs. Gainesville depended on resorts that developed around locations including Gower Springs, Limestone Springs, and White Sulphur Springs to bring in tourists and revenue. By 1888, the area was home to 12 hotels and six health resorts (Caldwell 2001: 284).

As the industrial revolution swept the nation, European demand for American cotton grew. The South responded to this demand; it actually produced about 10 million more bales of cotton in the four years preceding 1881 than it had during the 15 years immediately preceding the Civil War (Aycock 1981). While the early economy was based on the trade of agricultural products produced in the county and throughout the Northeast Georgia region, Gainesville became a production center for textiles in the late nineteenth century. The first cotton mill, Gainesville Cotton Manufacturing Company, was constructed in 1879, but the following years saw the coming of a major industry. In 1898, South Carolina’s Pacolet Mill #4 was constructed at New Holland, and was followed by the construction of additional mills in the early twentieth century (Figure 2.2).

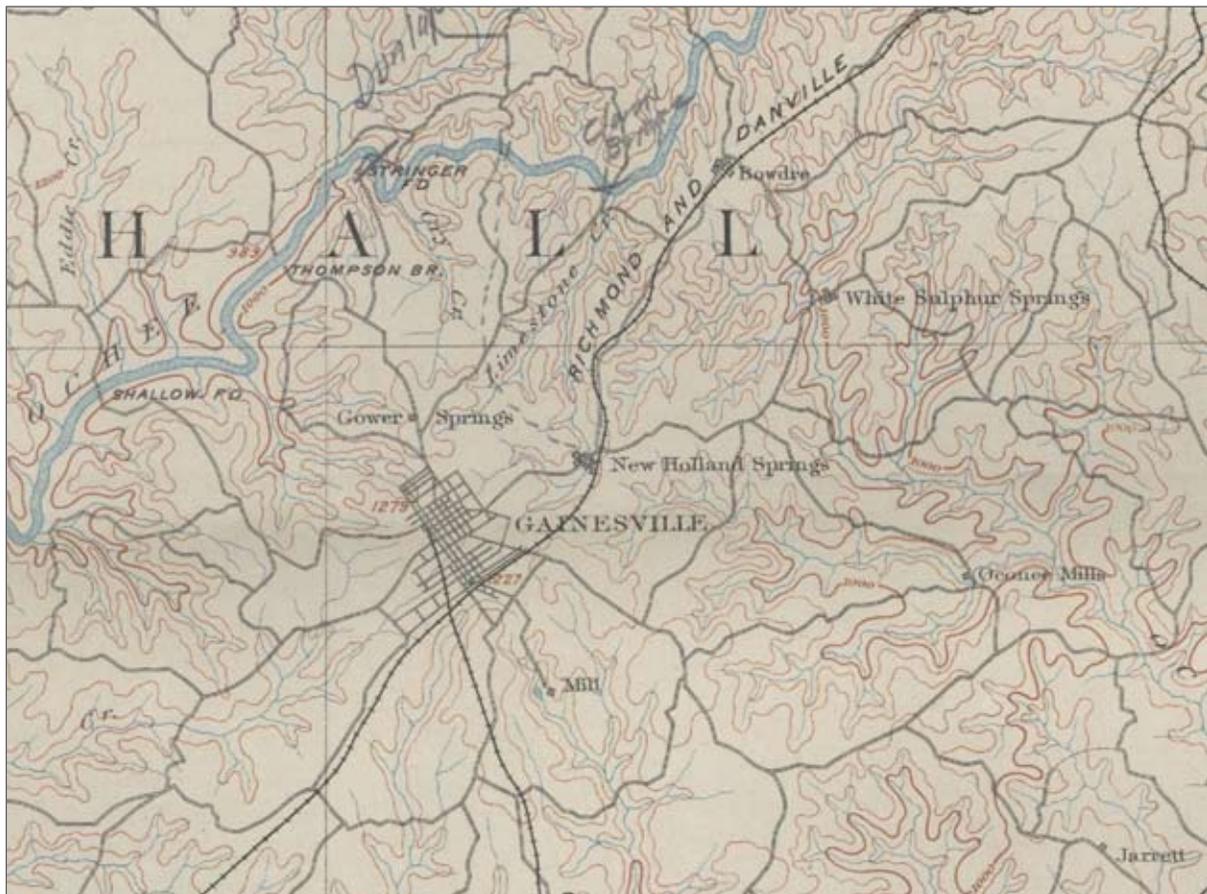


Figure 2.2 1889 map showing location of mineral springs and textile mills in project vicinity.

Gainesville gained access to public utilities in the late 1800s. In 1880, the city installed a gravity and direct water pressure system (Sanborn Map Company 1922). The city was electrified in 1888, and the Gainesville Telephone Company opened in 1894. An 1897 *Georgia Cracker* article also called for the construction of a sewer system to combat the unbearable stench in the rapidly growing city (Markuson 1983). In 1902, Gainesville was the first city south of Baltimore, Maryland, to install electric streetlights.

Development grew along the streetcar lines that traversed the city in the last quarter of the nineteenth century. Analysis of Sanborn Fire Insurance maps indicates development was concentrated around the downtown square and extended to the south of downtown toward the railroad. In 1886, these areas contained a mixture of retail, industrial, and residential buildings. Businesses located around the square included hardware stores, general stores, a jewelry store, a book store, a shoe factory, a bakery, restaurants, grocers, cotton warehouses, a marble shop, hotels, banks, a Masonic Lodge, millineries, butcher shops, a photography studio, boarding houses, liveries, drugstores, and a barber. Located south of the Square were a carriage factory, a flour and grist mill, the Gainesville Methodist College, a shoe factory, the Georgia Match Factory, buildings for lime storage, a foundry and machine shop, the Richmond Hotel, and General James Longstreet's Piedmont Hotel. Dwellings were located amid these retail and industrial enterprises. In fact, some of the most impressive residences were built in this area along Bradford, Main, Washington, Spring, and Green Streets (Norton 2001: 35).

By 1882, Gainesville had one female college, the Georgia Baptist Female Seminary (later Brenau College), and two co-ed colleges, Gainesville Methodist College and Gainesville College. The 1882 Gainesville City Directory described each of these institutions as having “handsome buildings” and being “in a flourishing condition” (Gardner 1882). The Methodist College consisted of a three-story building with a Mansard-style roof and was located in the block bounded by Main, Church, Bradford, and Lawrenceville streets, just south of the square (Figure 2.3). The 1886 Sanborn map shows a two-story school building under construction and an existing boarding house on the present Brenau campus. Gainesville College was located in a two-story building bounded by Main and Maple Streets and College Avenue (Figure 2.4). The areas around Gainesville College and the Methodist College were home to both residential and industrial buildings, whereas the seminary was primarily surrounded by residential buildings.

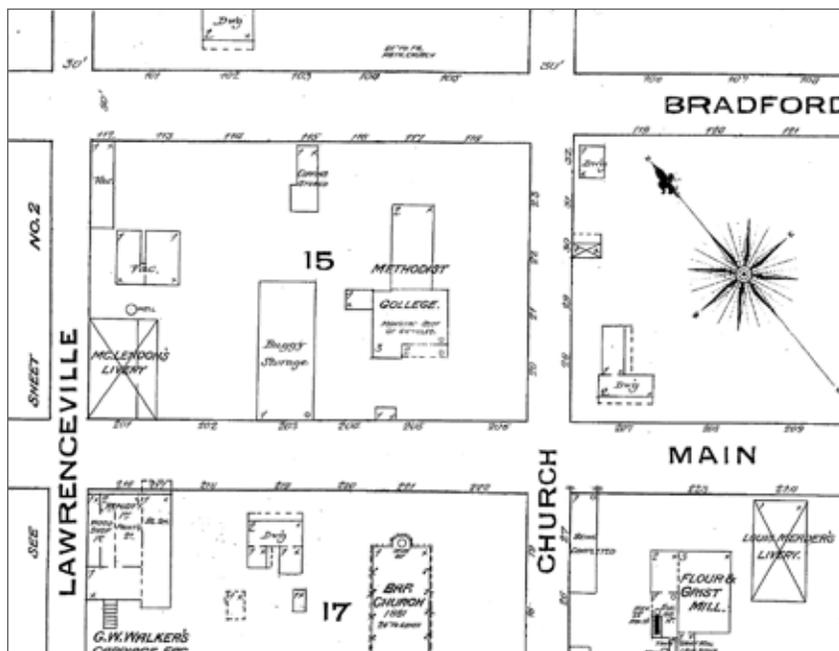


Figure 2.3 Portion of 1886 Sanborn Map showing location of the Gainesville Methodist College.

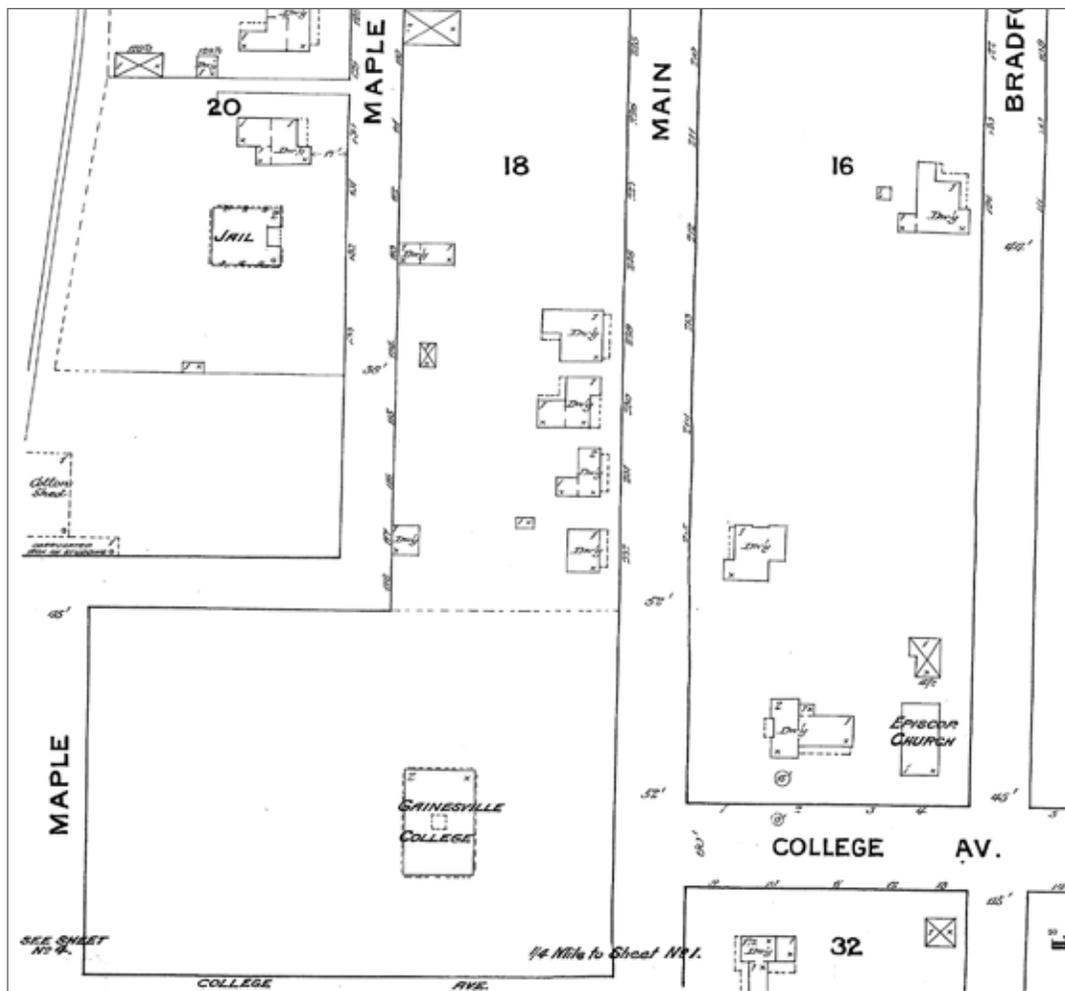


Figure 2.4 Portion of 1886 Sanborn Map showing location of the Gainesville College.

### 2.1.3 Twentieth Century Progress, 1900-1967

As a trade center for the Northeast Georgia region, Gainesville flourished in the late nineteenth century, and by the turn of the century, it was a thriving city. Gainesville continued expanding at a rapid pace and reached 5,000 residents in the early twentieth century. The burgeoning southern textile industry of the late nineteenth century continued to grow in the early twentieth century. In 1900, Charleston, South Carolina's Vesta Cotton Mills located a plant in Gainesville and was followed by Chicopee Mills in 1927 (Norton 2001: 54). New Holland and Chicopee established large mill towns on the outskirts of the city, and by 1930, the population of these towns was approximately 4,000 (Sanborn Map Company 1930).

Like most American cities, Gainesville was not immune to the Great Depression that swept the nation beginning with the stock market crash of 1929. This, combined with devastation from the boll weevil, painted a bleak economic picture. When the boll weevil struck during the 1920s and continued into the Great Depression, the cotton base that had so long held the economy intact faltered. Fortunately, Gainesville survived the disaster with the development of a new wave in food production. Beginning in the 1930s, poultry production and distribution developed courtesy of innovators like Jesse Jewell and transformed the economy. A Gainesville native, Jewell transformed his family's feed, seed, and fertilizer business into a vertically integrated industry. He and other poultry producers began shipping

their product across the country, making Gainesville the “poultry capital of the world.” Over the next 20 years, this use of vertical integration revolutionized the industry, and poultry surpassed textiles as the leading industry in the area.

Twice in the early twentieth century, tornadoes rampaged across Hall County, causing massive loss of life and property devastation. The 1903 storm killed over 100 people, injured another 300, and caused over \$750,000 worth of property damage. However, the cyclone that struck Gainesville the morning of April 6, 1936, remains one of the deadliest in United States history. Leaving a path of destruction in and around downtown, the disaster left 203 people dead, 1,600 injured, and 750 homes damaged. President Franklin Delano Roosevelt, en route to his home in Warm Springs, passed through the city soon after the storm. The president promised federal aid to the city and its victims. Aid came in the form of government funds to help rebuild the destroyed courthouse and loans to private citizens and businesses. In 1938, the president again visited Gainesville and addressed the crowd from the newly reconstructed Hall County courthouse. Of the top 25 deadliest tornadoes in the recorded history of the United States, Gainesville appears on the list twice, with one in the top five.

As mineral springs declined in popularity in the first three decades of the twentieth century, other local water sources attracted tourists to the area by the mid-century. In the 1950s, the Army Corps of Engineers dammed the Chattahoochee River, creating the 38,000-acre Lake Lanier, which continues to serve the area as a popular recreational destination for visitors.

While the Gainesville economy increasingly centered on industry, farming continued as the chief occupation in Hall County until about 1950. More than 66 percent of the land was in farms; these were small, with 250 acres or less. By 1982, less than 32 percent of the land was farmland (Hodler and Schretter 1986:126-127). Although cotton and corn remained the most important crops produced in the upper Piedmont well into the twentieth century, a number of farmers were attempting to diversify their agricultural output in the late 1800s. The less labor-intensive breeding of livestock (particularly cattle, sheep, and hogs), while matching pre-war production only after 1900, represented the major attempt at diversification. Beginning in the mid-twentieth century, the burgeoning poultry industry brought prosperity to both Gainesville and Hall County. Today, manufacturing, service, and retail industries in Hall County employ most of the residents in the area (Greater Hall Chamber of Commerce 2007).

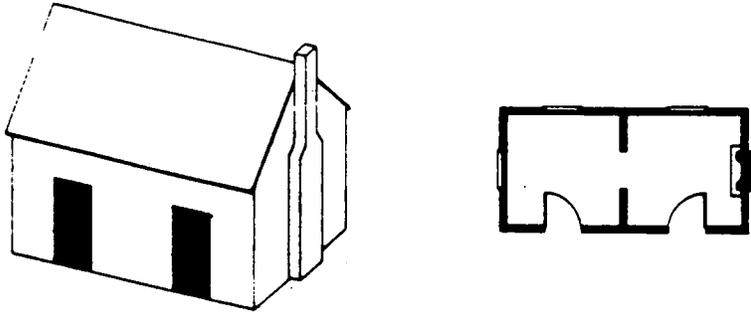
Starting with as few as 200 people in the early days of the Dahlonega Gold Rush, Gainesville’s population has expanded to nearly 33,340 in less than two centuries. With nearly one fifth of the county’s population, Gainesville remains one of the most populous cities in the Hall County.

## 2.2 ARCHITECTURAL CONTEXT

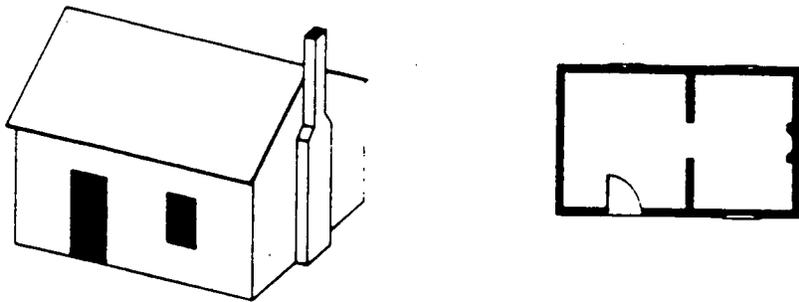
The HPD of the Georgia Department of Natural Resources has identified a number of house types found in Georgia. Generally, a house type is described as the overall form of the house, the outline of the original or main part of the house, and the general layout of the interior rooms. Style is described as the exterior ornamentation or decoration of a house. Houses of the same house type may exhibit different architectural styles. Though some regions developed peculiar deviations, many of the same types and styles are found across different regions of the United States. The development of architecture in Gainesville generally followed larger regional and national trends. Examples of high-style architecture and vernacular interpretations are found in Gainesville. A number of the house types represented in Gainesville are briefly described and illustrated below (illustrations taken from the HPD’s publication, *House Types in Georgia*).

### 2.2.1 House Types

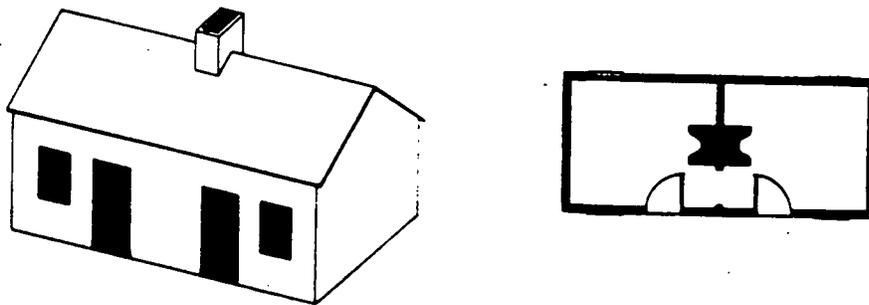
**Double Pen** – Double pen houses consist of two (usually square) rooms. They most commonly have side-gabled roofs and have two doors on the main façade, one for each room. Double pen houses can have one chimney, located at an end of the house, or two chimneys, one on either end. Most of these houses were built across Georgia between 1870 and 1930 for industrial and agricultural workers, although they now are found mostly in north Georgia.



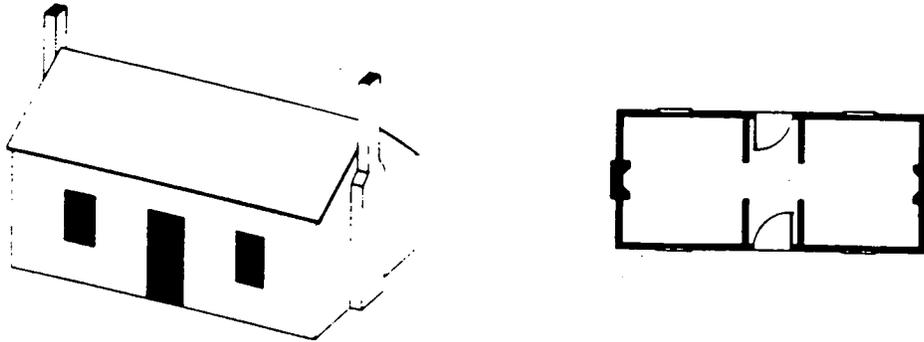
**Hall-Parlor** – Hall-parlor houses have two rooms of different sizes. The entry door enters into the “hall,” which is the larger of the rooms and was used for a variety of purposes. The adjacent smaller room is the “parlor.” Hall-parlor houses typically have a side-gabled roof, with one chimney, located at an end of the house, or two chimneys, one on either end. Built between 1850 and 1930, hall-parlor houses are found throughout Georgia.



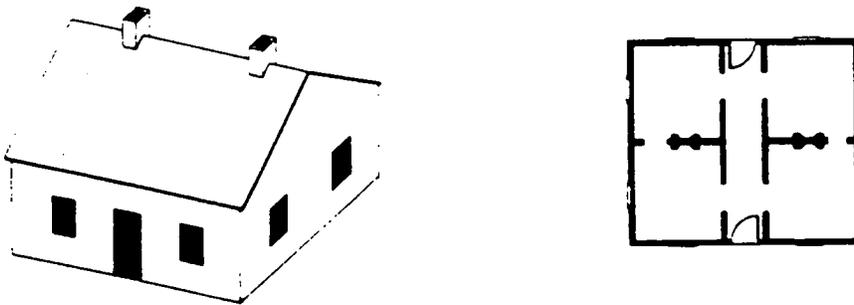
**Saddlebag** – Saddlebag houses are two-roomed, side-gabled houses with a central fireplace and chimney. They typically have one entry door near the fireplace, or each room can have its own door. Built across Georgia, saddlebag houses were built during three distinct periods: 1830-1850, 1860-1900, and 1910-1930. Most of the remaining examples are from the latest period.



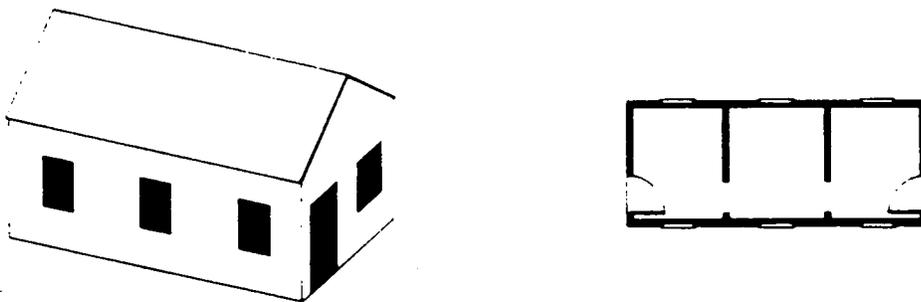
**Central Hallway** – This house type was constructed all over Georgia, in both towns and rural areas, throughout the nineteenth century and into the twentieth century. As the name suggests, this house type has a center hallway with a single room flanking on either side, and is only one room deep. Most examples of the central hallway house type were constructed between 1830 and 1930.



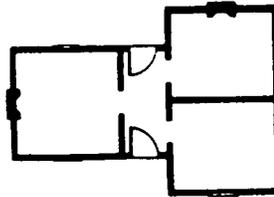
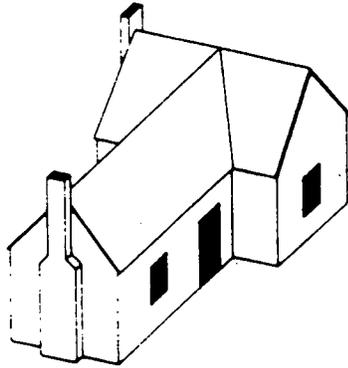
**Georgian Cottage** – Similar to the Central Hallway, the Georgian Cottage has a center hall with one room flanking on either side. However, the Georgian Cottage is two rooms deep. This house type was constructed through most of the Georgia's history well into the twentieth century and is found throughout the state. The Georgian Cottage is generally square, and acquired its name due to its floor plan, which is associated with eighteenth-century Georgian architecture.



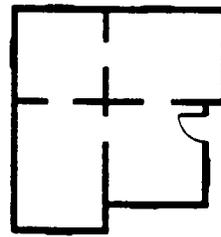
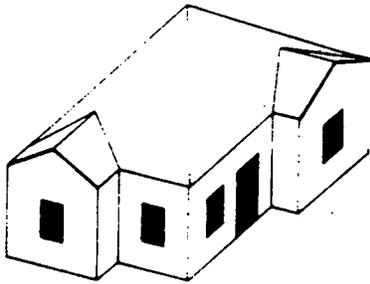
**Shotgun** – Shotgun houses are one room wide and multiple rooms deep (usually three). Usually the doors, including the front door, line up front to back through the house. Most shotgun houses are front-gabled, although hipped roofs can also be found. These houses were built mostly in larger cities from 1870-1930.



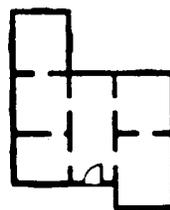
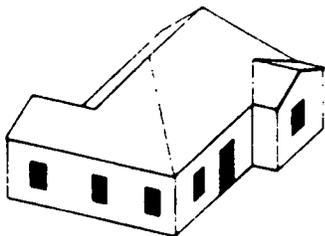
**Gabled Wing Cottage** – The Gabled Wing Cottage is one of the most popular house types from the late nineteenth and early twentieth centuries. This house type has a T- or L-shaped plan consisting of a gable-front projecting wing that is intersected by a perpendicular side gable wing. Most Gabled Wing Cottages were constructed between 1875 and 1915.



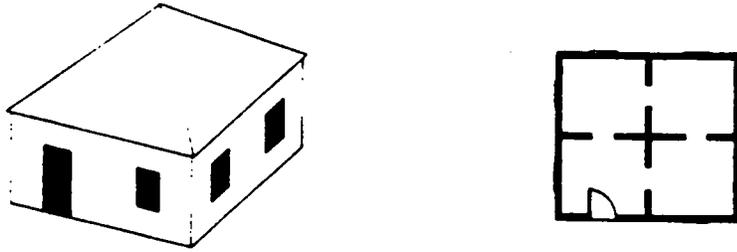
**Queen Anne Cottage** – The Queen Anne Cottage house type has a square main mass with projecting gables on the front and the side. The floor plan consists of rooms arranged asymmetrically with no central hallway. The roof is either hipped or pyramidal, and chimneys are found on the interior. This house type is found throughout the state in both rural and urban areas. Most Queen Anne Cottages were constructed in the 1880s and 1890s.



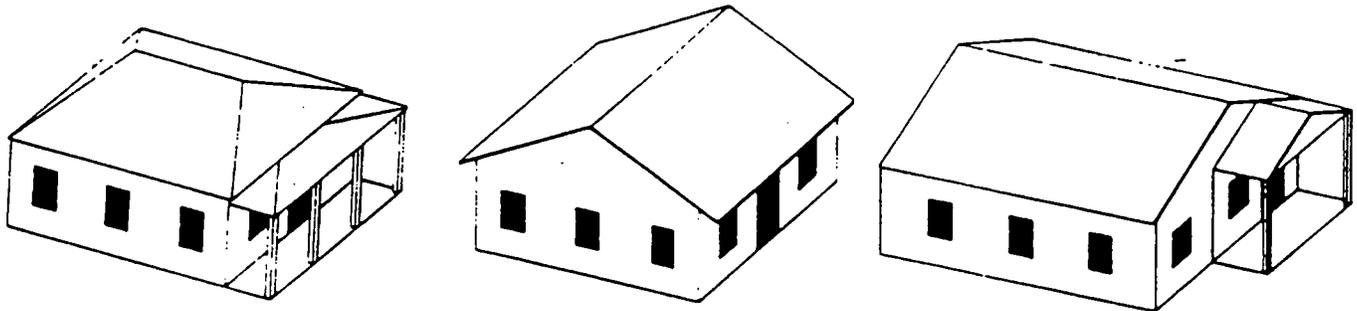
**New South Cottage** – The New South Cottage is similar in form to a Queen Anne Cottage with a characteristic hipped roof and projecting gables. The main difference between the two is a central hallway in the New South Cottage. The house was a popular choice for middle- and upper-middle income Georgians, with most constructed between the 1890s and 1920s. Examples of the New South Cottage are found throughout the state, in both rural and urban areas.



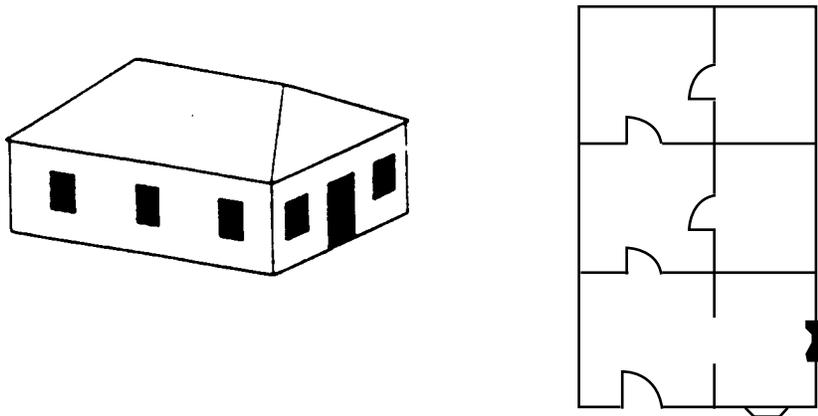
**Pyramidal Cottage** – This house type gets its name from the steeply pitched roof that forms a pyramid. The Pyramidal Cottage has a square main mass and consists of four main rooms with no hallway. Chimneys are generally found on the interior of the roof, sometimes at the apex. Most Pyramidal Cottages were constructed between 1910 and 1930.



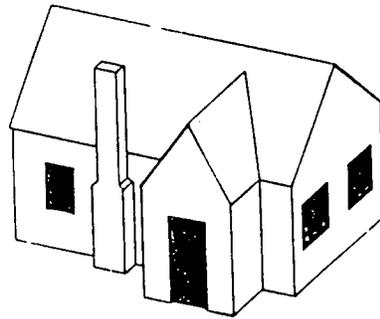
**Bungalow** – The Bungalow house type was one of the most popular house types constructed in Georgia in the twentieth century. Most were constructed between 1900 and 1930, but were also built into the 1940s and 1950s, especially in more rural areas. Known for its low pitched roof and wide roof overhang, bungalows generally have an irregular floor plan and a rectangular shape. Bungalows are divided into four subtypes based on roof characteristics: front gable, side gable, cross gable, and hip.



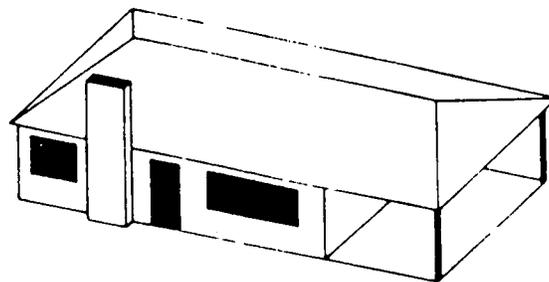
**Extended Hall-Parlor** – Extended hall-parlor houses are long, rectangular houses with the entrance on one of the narrow ends. Their floor plan is the hall-parlor arrangement extended back at least three rooms deep. The roof can be either hipped or front-gabled, with no recessed front porch. These houses are found throughout Georgia and were typically built from 1920-1940.



**English Cottage** – The English Cottage house type generally has a cross gable massing and a front facing chimney. A secondary projecting or recessed gable often defines the entrance. The English Cottage house type often has English Vernacular Revival stylistic details. This house type was constructed primarily in the 1930s and 1940s in towns and suburbs of larger cities.

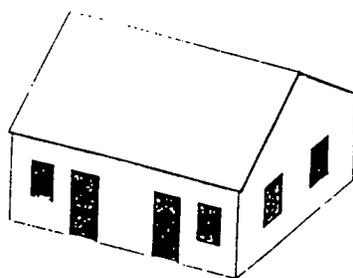


**Ranch House** – The Ranch House type is rectangular and has a long, low orientation. Roofs have a low pitch and are often hipped. Bedrooms are generally grouped at one end of the house, while living spaces are grouped at the other end. Integral carports or garages are often associated with the Ranch House type. Ranch Houses became popular toward the middle of the twentieth century and were built throughout the state in both rural and urban areas.

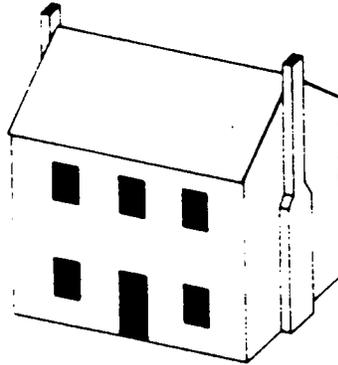


**American Small House** – Also commonly known as a Minimal Traditional Cottage or House, the American Small House is a rectangular, one-story plan, usually consisting of four or five rooms. Though the house appeared in the later 1930s, the American Small House became immensely popular in the period immediately following World War II and met the needs of many seeking small, affordable homes in the midst of a housing crisis.

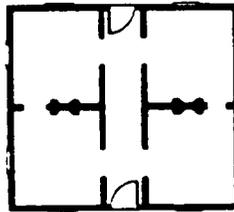
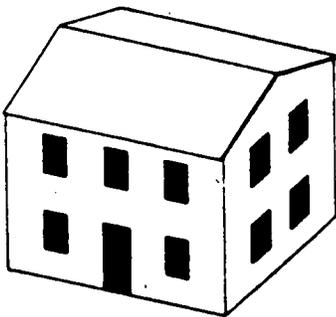
**Side-Gabled Cottage** – The Side-Gabled Cottage is a small, one-story, side-gabled house widely constructed as economical workers' housing between 1895 and the 1930s. The house gained the most popularity in mill towns and small towns throughout the state. Typically, a Side-Gabled Cottage has minimal stylistic details, and follows a double-pile, hall-parlor plan with a central door, or a foursquare plan with two entry doors.



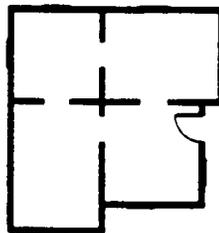
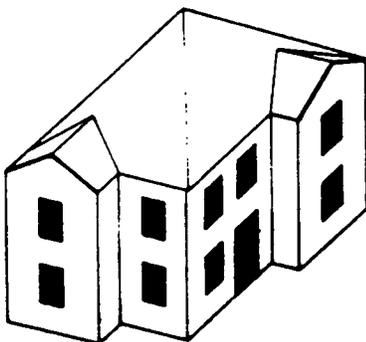
**I-house** – The I-House is a two-story, side-gabled house that is two rooms wide, and one room deep. I-Houses were built throughout the nineteenth century, though most examples in Georgia were constructed in the 1870s and 1880s. They were most popular in rural areas.



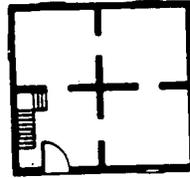
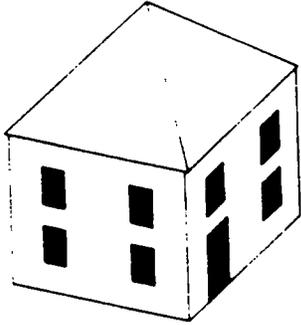
**Georgian House** – The Georgian House type exhibits the same characteristics as the Georgian Cottage, except it is two stories in height. Georgian Houses were built throughout the nineteenth century and into the twentieth century.



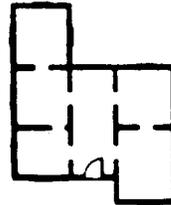
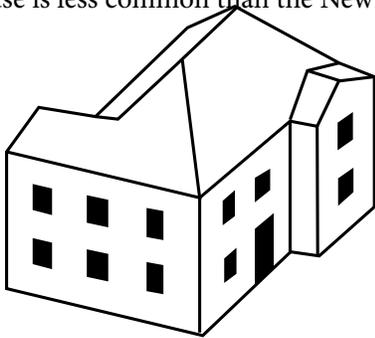
**Queen Anne House** – The Queen Anne House type displays the same characteristics as the Queen Anne Cottage, but is two stories in height. Most Queen Anne Houses were constructed in the 1880s and 1890s in towns and cities.



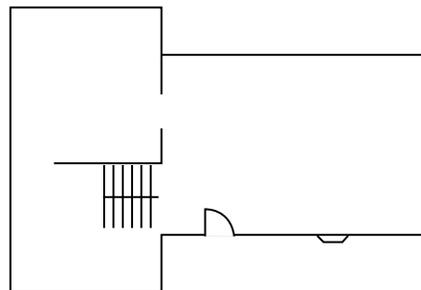
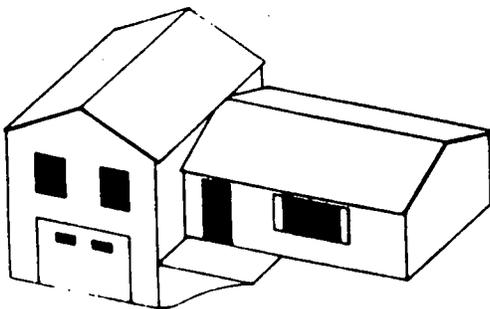
**American Foursquare** – The American Foursquare was a popular house type throughout the state between 1915 and 1930, with most examples constructed in urban areas. The house is characterized by four rooms on each story with no hallway. The entry generally opens into a room housing the stair.



**New South House** – The New South House type displays the same characteristics as the New South Cottage, but is two stories in height. Most New South Houses were constructed between the 1890s and 1920s. The New South House is less common than the New South Cottage.



**Split Level**– Split level houses consist of two attached parts: a one-story portion and a two-story portion. The one-story portion of the house joins the two-story portion between the first and second levels. The entrance is typically located in the one-story portion of the house near its junction with the two-story portion, while the lowest level of the two-story portion is typically used as a garage. This house type was popular in the suburbs in the 1950s.



### 2.2.2 Architectural Styles

**Folk Victorian** – McAlester defines this style as “the presence of Victorian decorative detailing on simple folk house forms” (2002: 309). Builders and home owners who did not necessarily have the means to produce more elaborate ornamentation interpreted more elaborate high style designs such as Queen Anne, Gothic Revival, and Italianate to meet their needs and budgets. Such details were applied to simpler house types, such as gabled wing, center hall, and Georgian cottages and houses. New technology allowed mass production of stylistic elements that were distributed to markets throughout the United States. Often, those who had achieved a degree of wealth and status remodeled existing simpler homes in the more modern Victorian styles (Figure 2.5).



*Figure 2.5 A local example of Folk Victorian architecture located at 500 Ridgewood Avenue.*

**Queen Anne** – The Queen Anne style is dominated by its asymmetrical form and irregular rooflines; to this irregular shape, a number of stylistic details were applied. The Queen Anne style often incorporated details from a number of different styles, including Classical, Gothic Revival, Exotic Revival, and Italianate. Some of the more typical applications include turned balusters and porch supports, decorative brackets, decorative half timbering, and decorative wood shingle detailing. Sometimes the decorative details are referred to as “gingerbread.” The houses most often had large porches that often wrapped to one or more sides. Towers were also a popular feature of Queen Anne houses. The Queen Anne style enjoyed immense popularity throughout the United States from the 1880s until around the turn of the twentieth century (Figure 2.6).



*Figure 2.6 A local example of the Queen Anne architecture located at 446 Green Street.*

**Neoclassical Revival** – Near the turn of the twentieth century, a number of revival styles became popular in the United States. Among these is Neoclassical Revival. The Neoclassical Revival style incorporates features from a number of earlier Classical Revival styles including Greek Revival, Adam, and Georgian. Many high style examples have full height porches or porticos featuring columns with Doric, Ionic, and Corinthian capitals, decorative pilasters, elaborate pediments, complex door surrounds, boxed eaves, and detailed cornices. Popular decorative details included dentils, modillions, triglyphs, and carved friezes. Some high style examples feature a number of these decorative details, while other more vernacular interpretations may only have the simplest ornamentation. The Neoclassical Revival style enjoyed popularity starting around 1895 and lasting well into the twentieth century (Figure 2.7).



*Figure 2.7 A local example of the Neoclassical Revival style at 304 Boulevard.*

**Colonial Revival** – Another popular Revival style near the turn of the twentieth century was Colonial Revival. Colonial Revival styles are largely based on Georgian and Adam styles. Most Colonial Revival buildings have an emphasis on the entry and often incorporate the use of pediments, pilasters, sidelights, fanlights and other decorative details. Multi-pane windows, often with six, eight, nine, or twelve panes in each sash, are also a common feature (Figure 2.8).



*Figure 2.8 A local example of Colonial Revival style architecture located at 339 Dixon Drive.*

**Craftsman** – The Craftsman style is one of the most popular styles of the twentieth century. Houses incorporating Craftsman details were constructed throughout the United States in both large cities and rural areas. Defining characteristics of the Craftsman style include wide overhanging eaves, often with exposed rafter tails, and large front or side porches. Porch supports often consist of base piers, square or battered columns, and square railings, and are constructed of wood, brick, stone, stucco, or a combination of these materials. Windows often have multiple panes in the top sash and one pane in the lower sash. Casement windows are also a common feature. The Craftsman style was popular in the United States from around 1905 through the 1940s (Figure 2.9).



*Figure 2.9 A local example of Craftsman style architecture located at 414 Prior Street.*

**Prairie** – The Prairie style is characterized by an emphasis on horizontal lines. Most Prairie style houses are two stories, and details usually include wide overhanging eaves, one story wings or porches, and massive porch supports. Hip roofs are also a very common feature. Prairie and Craftsman styles share many similar details, especially in doors and windows, which often include multi-pane top sash and one pane lower sashes. The style is most closely associated with Frank Lloyd Wright and other Chicago architects of the late nineteenth and early twentieth centuries (Figure 2.10).



*Figure 2.10 A local example of the Prairie style located at 201 Green Street.*

**English Vernacular Revival** – This style is characterized by steeply pitched cross-gabled roofs, and the entrance is often defined by a front facing gable. Stylistic details are based on a number of English designs, including Tudor, Elizabethan, and Jacobethan. Common details found with the English Vernacular Revival style include false half-timbering, large and often patterned masonry chimneys, and windows with a diamond pattern. Porches are often very small or non-existent on the front façade. The English Vernacular Revival style enjoyed popularity from around the turn of the twentieth century through the 1940s (Figure 2.11).



*Figure 2.11 A local example of the English Vernacular Revival style at 612 Northside Drive.*

**Second Empire** – This style is primarily characterized by a distinctive mansard roof. Other stylistic details closely resemble Italianate ornamentation that was also a popular style during the height of Second Empire’s popularity. Most examples of the Second Empire style were constructed between the 1860s and 1880s, and it is a relatively rare style in the Southern United States. While Italianate and Gothic Revival styles symbolized the Romantic movement in the United States, Second Empire was in the fashion of the latest French styles, and was considered more modern (Figure 2.12).



*Figure 2.12 Bailey Hall at Brenau University is a local example of the Second Empire style.*

**Art Deco** – The Art Deco style is characterized by smooth wall surfaces with stylized and geometric ornamentation. The style has a vertical emphasis, and popular ornamentation designs include zigzags, chevrons, geometric floral patterns, reeding and fluting. Art Deco style was popular during the 1920s through circa 1940 and was generally used more in commercial rather than residential building (Figure 2.13).



*Figure 2.13 Gainesville City Hall is a local example of the Art Deco style.*

**Art Moderne** – A similar style to Art Deco, Art Moderne appeared more on residential architecture and is characterized by a horizontal lines, flat roof surfaces, rounded corners, and minimal ornamentation. Art Moderne is a relatively rare house type in Georgia and experienced popularity from the 1920s through the 1930s (Figure 2.14).



*Figure 2.14 A local example of the Art Moderne style at 1185 Green Street Circle.*

**Gothic Revival** – This style is characterized by its asymmetrical forms and attempts to blend with the landscape. Inspired by Gothic architecture of the medieval Europe and revived by Andrew Jackson Downing and the Picturesque movement of the 1840s, the Gothic Revival style provided a contrast to the highly popular Greek Revival style. Used sporadically in Georgia in the 1850s, and more frequently throughout the 1870s and 1880s, the Gothic Revival style emphasized verticality, irregular lines, dark colors, and the varied use of materials. Common details found with the Gothic Revival style include steeply pitched gable roofs, decoratively sawn vergeboard, pointed arched windows and doors with molded or pointed hoods, and porches featuring slender supports and delicately-sawn woodwork that extend into the landscape (Figure 2.15).



*Figure 2.15 A local example of the Gothic Revival style at 800 Spring Street.*

**Italianate** – Contrasting with the straight lines of the Greek Revival, the Italianate style drew upon the farmhouses and villas of the Italian countryside as well as the highly stylized and more formal townhouses of Italian cities. Popularized in the United States by Andrew Jackson Downing, the Italianate gained limited popularity in Georgia and was employed most heavily in Georgia cities in the 1850s and 1870s. Houses modeled after the less formal Italian villas are typically asymmetrical, with an L-shaped or irregular plan, and a gabled roof; while those based on the more formalized townhouses of Italian cities are symmetrical, with rectangular plans and hipped roofs with a low slope. Details common to both types of Italianate houses include overhanging eaves with decorative brackets, bay windows, and tall, slender windows that are often paired, arched, and topped with dramatic window hoods. Both types emphasize height and verticality, and, therefore, may feature towers, cupolas, or porches with slender columns or posts with decorative brackets (Figure 2.16).



*Figure 2.16 A local example of the Italianate style at 310 Spring Street.*

**Romanesque Revival** – Inspired by eleventh- and twelfth-century Romanesque style architecture, Romanesque Revival emerged in the mid-nineteenth century. The style is characterized by the use of round arches, articulated masonry construction, rusticated stone basements, and horizontal decorative elements and beltcourses. Towers were also frequently employed. Unlike original Romanesque structures, the Romanesque Revival style featured more simplified arches and window openings. In Georgia, the Romanesque Revival style was sparingly used on public buildings or prominent Georgian's homes (Figure 2.17).



*Figure 2.17 A local example of Romanesque Revival at 210 Green Street.*

**French Vernacular Revival** – Based on the vernacular architecture of the French countryside, this style is characterized by steeply pitched hipped roofs with dormers and masonry or stuccoed wall surfaces. Other common details include projecting pavilions or wings, casement or double-hung windows arranged in groups, and upper story windows that extend through the roofline, creating wall-dormers. Houses of this style with symmetrical plans often feature more formal elements like pilasters and quoins, while those with asymmetrical plans may feature a rounded tower with a conical roof that contains the entry to the house. The style was not common in Georgia, but was employed on a limited basis in the 1920s and 1930s in Georgia’s early suburban neighborhoods (Figure 2.18).



*Figure 2.18 A local example of the French Vernacular Revival style at 885 Glenwood Drive.*

**Dutch Colonial Revival**—This style is most characterized by the gambrel roof, which is typically steeply pitched and side-gabled. Reflective of both Dutch traditions and the architecture of the early Dutch Colonies, the Dutch Colonial Revival style also features flared roof eaves, a continuous shed roof dormer, and small single-story porches, often created by extending the eave of the gambrel roof above. Along with other colonial revivals, the Dutch Colonial Revival was common in Georgia’s suburban neighborhoods of the 1920s and 1930s (Figure 2.19).



*Figure 2.19 A local example of the Dutch Colonial Revival style at 913 Cherokee Road.*

**Spanish Colonial Revival**—Reviving the Spanish colonial architecture of Florida and the American Southwest, including the mission buildings of California, the Spanish Colonial Revival style is characterized by clay tile roofs, usually gabled, and stuccoed wall surfaces. Common details featured in the style include grouped casement windows, arched openings, arcaded open porches, and curvilinear parapets decorating the roofline. The Spanish Colonial Revival style was employed in Georgia’s suburban neighborhoods in the 1920s and 1930s, and contributed to the diversity of revival styles in use at that time (Figure 2.20).



*Figure 2.20 A local example of the Spanish Colonial Revival style at 1165 Riverside Drive.*

**Federal Revival** – Emphasizing the Federal style and the work of Robert Adam, the Federal Revival style was intermittently used throughout Georgia neighborhoods from 1900 to the 1920s. The style is characterized by an emphasis on symmetry and a pronounced entryway. Fanlights, sidelights, columns, and pilasters all frequently adorn the entryway, which may be set beneath a small entry porch. Other common details include decorative panels with swag, garland, and urns. While of the original style emphasized slender, delicate proportions, the Federal Revival style typically features less delicate ornament and larger window and door openings (Figure 2.21).



*Figure 2.21 A local example of the Federal Revival style at 434 Green Street.*

**Stripped Classical** – Emerging in the 1930s, the Stripped Classical style was a modern variation of classicism that maintained emphasis on symmetry and proportion but was devoid of ornamentation. This style is characterized by plain walls with the occasional use of classical columns and traditional materials, though such elements are frequently suggested or implied through surface treatments rather than the actual use of ornament and moldings. The Stripped Classical style found use primarily in public buildings throughout Georgia, including many of its courthouses (Figure 2.22).



*Figure 2.22 A local example of the Stripped Classical style at 851 Main Street.*

**International** – The International style was developed in the 1920s and 1930s by European architects striving to make a radical break with traditional architectural forms and historical precedent. The International style employed modern technology and building materials to create structural skeletons sheathed in an unornamented exterior “skin.” The radical nature of the International style, and its principle emphasis on function rather than ornament, made it rather unpopular in Georgia, particularly in residential architecture. In Georgia, examples of the International style primarily consist of architect-designed structures from the 1930s and 1940s, which are typically limited to cities. The style is characterized by simple geometric shapes, flat roofs, grouped metal casement or glass block windows, and smooth wall surfaces. International style structures are often asymmetrical and feature cantilevered projections (Figure 2.23).



*Figure 2.23 A local example of the International style at 336 Northside Drive.*

### *2.2.3 Local Architectural Character*

Gainesville’s residents typically adopted styles that were popular throughout the region and country during a particular period. Popular styles in Gainesville included high-style examples of Queen Anne, Folk Victorian, Second Empire, Neoclassical Revival, Colonial Revival, Craftsman, and English Vernacular Revival, as well as local interpretations of these styles.

However, Gainesville also developed a noteworthy penchant toward the Second Empire style in the 1880s, near the end of its popularity nationwide. This was a rather unusual development, as the Second Empire style was never very popular in the South. Examples of the Second Empire style constructed around this time include the 1885 courthouse and multiple academic buildings on the Brenau campus. The Gainesville Methodist College also had a Mansard style roof, which is a typical feature of the Second Empire style. A number of residences in the city were also constructed in the Second Empire style.

Art Deco is another relatively rare architectural style in cities the size of Gainesville. While some cities might have an Art Deco style theatre, Gainesville has a number of notable Art Deco style buildings, primarily government buildings in the downtown area. The city hall building, the federal courthouse, and the Hall County courthouse (now the Courthouse Annex) are examples of Art Deco architecture and were constructed after the 1936 tornado destroyed most of the downtown area.

Gainesville also possesses an abundance of English Vernacular Revival-influenced houses. A number of the houses found on Ridgewood Avenue and the surrounding streets exhibit this influence. High style examples are also found at 393 and 700 Green Street.

Following the Great Depression and World War II, multiple factors coalesced to spur an unprecedented period of growth and building in the United States, including the return of six million veterans, a national housing shortage, and government incentives for home ownership. The architectural answer to this problem resulted in two major house types: what Georgia calls the “American Small House” (also known as a Minimal Traditional House) and the Ranch House. Though both types of house were constructed in limited quantities prior to the war, the majority of these houses were constructed beginning in 1945. The Ranch House, however, soon eclipsed the American Small House in popularity, and became the predominant house type from the 1950s onward. Ranch Houses maintained their popularity throughout the last half of the twentieth century and continue to be built today. A number of stylistic details were applied to both house types. Colonial Revival and modern or contemporary details were particularly popular in the South. Mid-twentieth century homes built in Gainesville demonstrate these larger national and regional trends.

The building record of Gainesville has changed over the years due to both natural and manmade causes. In the late nineteenth and early twentieth century, fire ravaged the city on several occasions. The city was largely destroyed by fire in 1851. In 1882, the 1852 brick courthouse burned, and a Second Empire style courthouse building was erected in 1885 as a replacement. In April 1928, the city enacted an ordinance prohibiting wood shingle roofs, and mandated that all roofs be covered with fire resistant roofing by April 1940 (Sanborn Map Company 1930). In addition to fire, tornados in 1903 and 1936 severely damaged the city. The 1903 tornado resulted in approximately \$750,000 in property damage. The 1885 courthouse building was destroyed by tornado in 1936, along with much of the downtown area and 750 nearby homes (Caldwell 2001: 284).

Manmade changes have also shaped the architectural record of the community. A number of houses in and around downtown have been demolished to make way for business expansion. The once residential homes of Green Street are now home to commercial offices, while around the Brenau Campus, houses have been converted to office use by the school. In some neighborhoods, single-family homes have been converted to multiple apartments or demolished and replaced with multi-family housing. Destruction, rebuilding, and changes in use are all parts of the visual record of Gainesville’s history.

#### *2.2.4 Local Architects and Builders*

A number of builders and architects were likely working in Gainesville in the late nineteenth and early twentieth century. Two of the most notable individuals have been identified, and a number of their buildings stand as a record of their skill and craftsmanship.

##### **E. Levi Prater**

E. Levi Prater was a self-taught builder/architect who constructed a number of dwellings and commercial buildings in Gainesville. Born in Hall County, Georgia, to Alexander Preston Prater and Elizabeth Williams on June 15, 1872, E. Levi Prater and his immediate family, including three sisters, all moved west to Texas when he was 12 years old. Following the death of his father in Oklahoma, the family was forced to return to Hall County. At 19, he married Harriet Corinne Poole, which later resulted in six children.

E. Levi Prater lived a life where education in its earliest form came in sporadic stages. Educated at the Johnson School House, a one-room shack, his education often was interrupted by farm work. Prater eventually became a carpenter’s apprentice. He soon overcame his lack of formal education and began designing his own projects and blueprints. Prater went on to design many prominent buildings, including the five-storied Jackson Building and the Candler Street School. Prater made other contributions to the community as a Mason, a Shriner, and a deacon in

the First Baptist Church. Prater also served as the first city manager of Gainesville from 1925-1926. Prater died on November 14, 1950.

A number of the houses in Gainesville were constructed by Prater, including the Matthews-Norton House at 393 Green Street, the Miller-Banks House at 756 Green Street, and the Barrett-Whitehead House at 466 Green Street (Figure 2.24). The NRHP-listed Candler Street School (Figure 2.25), the Jackson Building at 114 Washington Street, and the Community Building at New Holland are other examples of his craftsmanship.



*Figure 2.24 An example of Levi Prater's work at 393 Green Street.*



*Figure 2.25 The NRHP listed Candler Street School, 525 Candler Street, built by Levi Prater.*

## **Leila Ross Wilburn**

Leila Ross Wilburn was one of the first female architects in Atlanta. While Wilburn worked on commission, she is also well known for a series of plan books she produced between 1914 and the 1950s. Stressing economy and efficiency in her designs, Wilburn crafted homes with the “modern” homemaker in mind. Wilburn drew from a number of influences that were popular at the time, and often her homes displayed a mixture of stylistic details, including Colonial Revival, English Vernacular Revival, and Craftsman.

Born in 1885, Leila Ross Wilburn and her sister became literate at an early age. Despite many women’s inability to access formal education at this time, Wilburn’s father understood the value of education, and Wilburn attended Agnes Scott, an all-female school in Decatur. At Agnes Scott, she studied architectural drafting, and at twenty-one, she set out on a cross-country tour taking nearly 5,000 photographs of design elements. Following her return, she received a post at Benjamin R. Padgett and Son, an architectural firm based in Atlanta. At 22, her first commission led to the construction of the YMCA gymnasium at the Georgia Military Academy.

Wilburn’s architectural work can be divided into an early period and a later period. Her early work displayed her simple, elegant aesthetic and often employed elements of the Colonial Revival and Craftsman styles in the design of single-family houses and apartment buildings. Her later work often included commissions for commercial and institutional facilities. Wilburn’s designs can now be found throughout the Southeast due to the proliferation of her pattern books that made her designs accessible to people who could not afford to commission an architect.

Records indicate at least two commissions were drawn for clients in Gainesville. Examples of Wilburn’s house plans are found at 430 Prior Street and 135 North Avenue (Figures 2.26-2.27), and a number of other homes in the city appear to have been influenced by her designs.



*Figure 2.26 An example of Leila Ross Wilburn’s work at 430 Prior Street.*



Figure 2.27 A Leila Toss Wilburn design located at 135 North Avenue.

### Local Building Industry

A look at the 1882 city directory reveals a number of local businesses associated with the local building industry. Some of the businesses and individuals listed in the directory include:

**J.W. Wooding** – “The well-known contracting carpenter” began working in the city in 1870 (p. 107). The advertisement refers to his work as handsome and elegant, but gives no specific locations for his projects.

**J.J. Camp’s Planing Mill** – Established in 1881, it claimed to employ between 15 and 20 hands at all times.

**Frederick Pfeffers Pressed Brick, Tile, and Fronting Manufactory** – In 1882, it was the only company making pressed brick in the city. The advertisement stated the company had a capacity to produce 20,000 bricks per day, as well as tiling and veneer brick.

**W.H. Henderson** – Advertised as a “saw mill owner, manufacturer of lumber laths, and shingles, commenced in 1880. He is prepared to promptly fill all orders.” (p. 116)

The 1947 city directory also includes a number of companies who provided building supplies to the city at that time. Some of these businesses include:

**Chambers Lumber Company**, located at 1125 South Main Street, advertised lumber, millwork, windows, doors, paint, insulation, builder’s hardware, and wall board.

**Davis-Washington Company**, located at 402 South Maple Street, carried building materials and supplies.

**Massey Concrete Company**, at the corner of Morena and Candler Streets, supplied concrete products, blocks, fence posts, tile, and bricks.

**Palmour Hardware**, located at 230-232 South Main Street, was listed as a supplier of wholesale and retail hardware.

**Temples Hardware and Sporting Goods**, located at 119 North Bradford Street, advertised a complete line of hardware and sporting goods.

**Walton Jackson Company**, located at 455 Railroad Avenue, carried building supplies, as well as feed and poultry supplies.

**Whitworth Hardware**, located at 602-610 Grove Street, was listed as a wholesale hardware supplier.

## CHAPTER 3. PHASE I STRUCTURAL SURVEY

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### 3.1 PROJECT DESCRIPTION

In November 2006, the City of Gainesville, Georgia's Community Development Department, on behalf of the Gainesville Historic Preservation Commission, contracted with Brockington and Associates, Inc., to conduct Phase I of a community-wide Historic Structural Survey of buildings and other structures within a specified area of the city (Figures 3.1 and 3.2). Within the defined Phase I survey area, project historians investigated properties on a parcel-by-parcel basis. The survey included all resources 50 years of age older, both contributing and non-contributing, as well as resources that were considered *potentially historic* (i.e., resources built between 1957 and 1967) (Figure 3.3). The survey included both residential and non-residential resources within the designated study area.

The survey was intended as the first phase of a multi-phase approach to systematically survey the entire city. The purpose of the phased historic architectural survey is to assist the City of Gainesville with the preservation and enhancement of its historic resources. The project will aid in the development of goals and priorities for resources within the city and will work as a supplement to the city's "Model Design and Construction Guidelines for Residential-Style Local Historic Districts." The survey will provide support for local historic designation and better prepare the city's planning and development staff and the Historic Preservation Commission in the management of historic resources. A **Category I Historic Preservation Fund Grant** for CLGs, provided by the National Parks Service and administered by the Georgia HPD, along with matching funds from the City of Gainesville were used to conduct the Phase I survey.

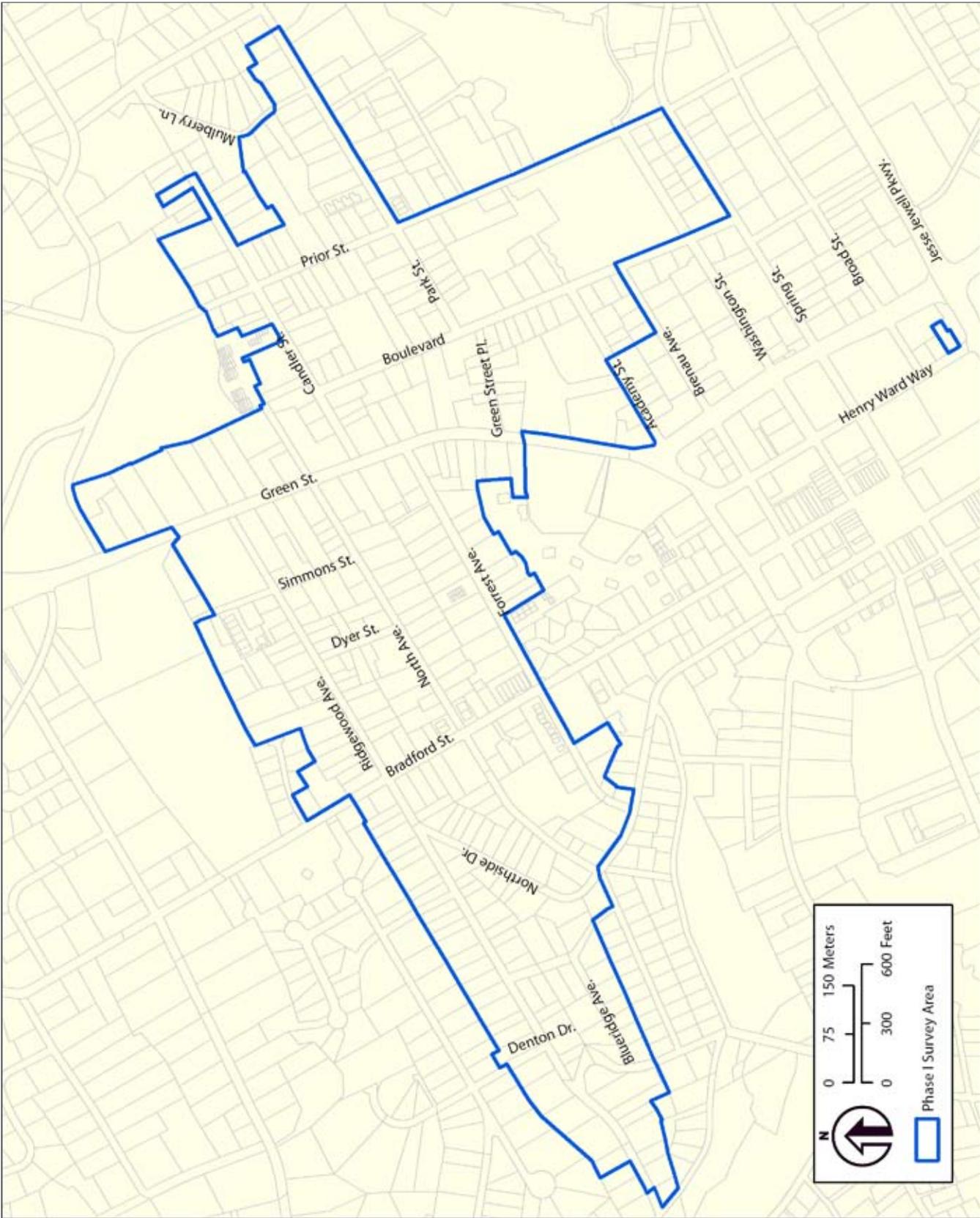


Figure 3.1 Phase I Survey Area.

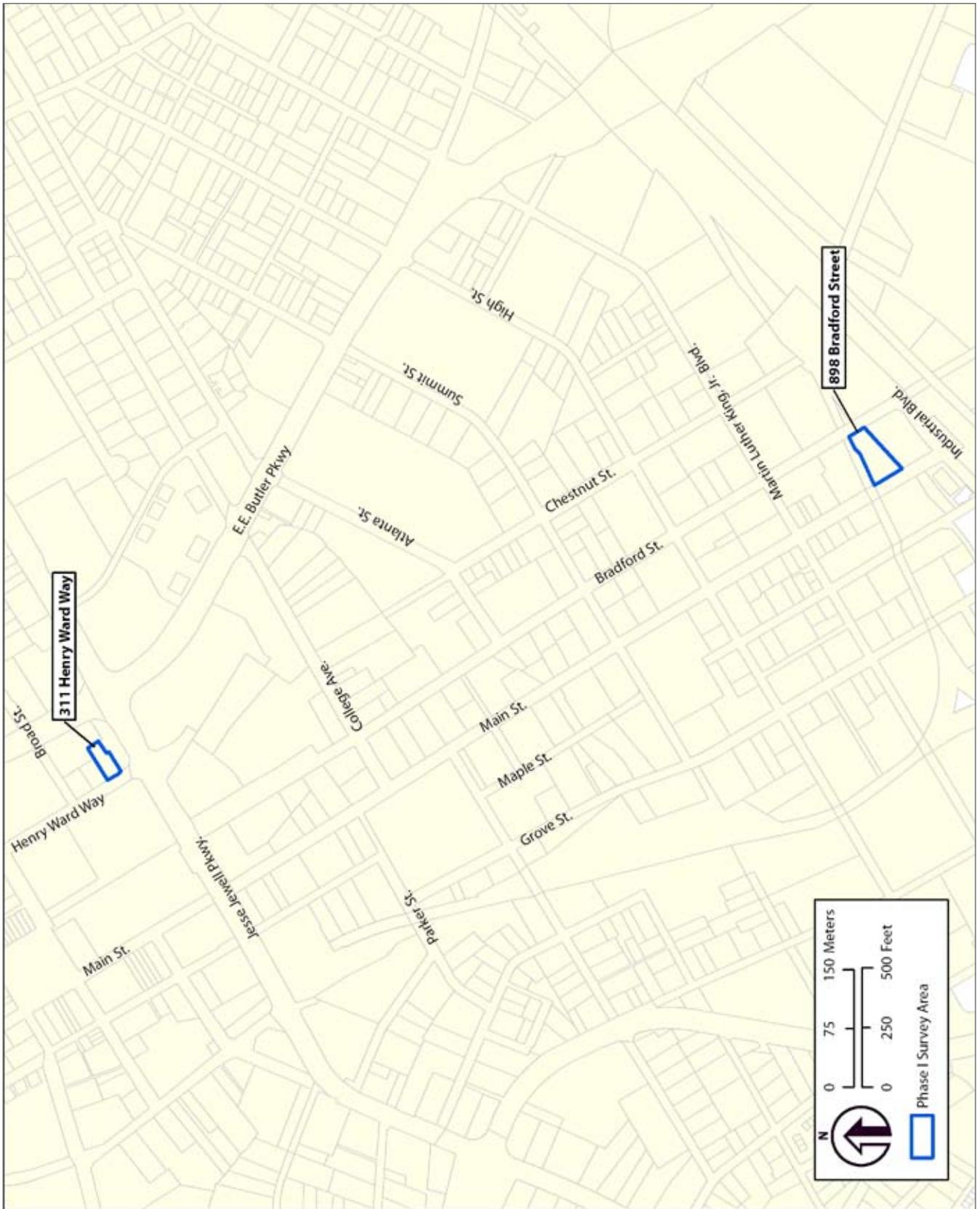


Figure 3.2 Phase I Survey Area, outlying parcels.

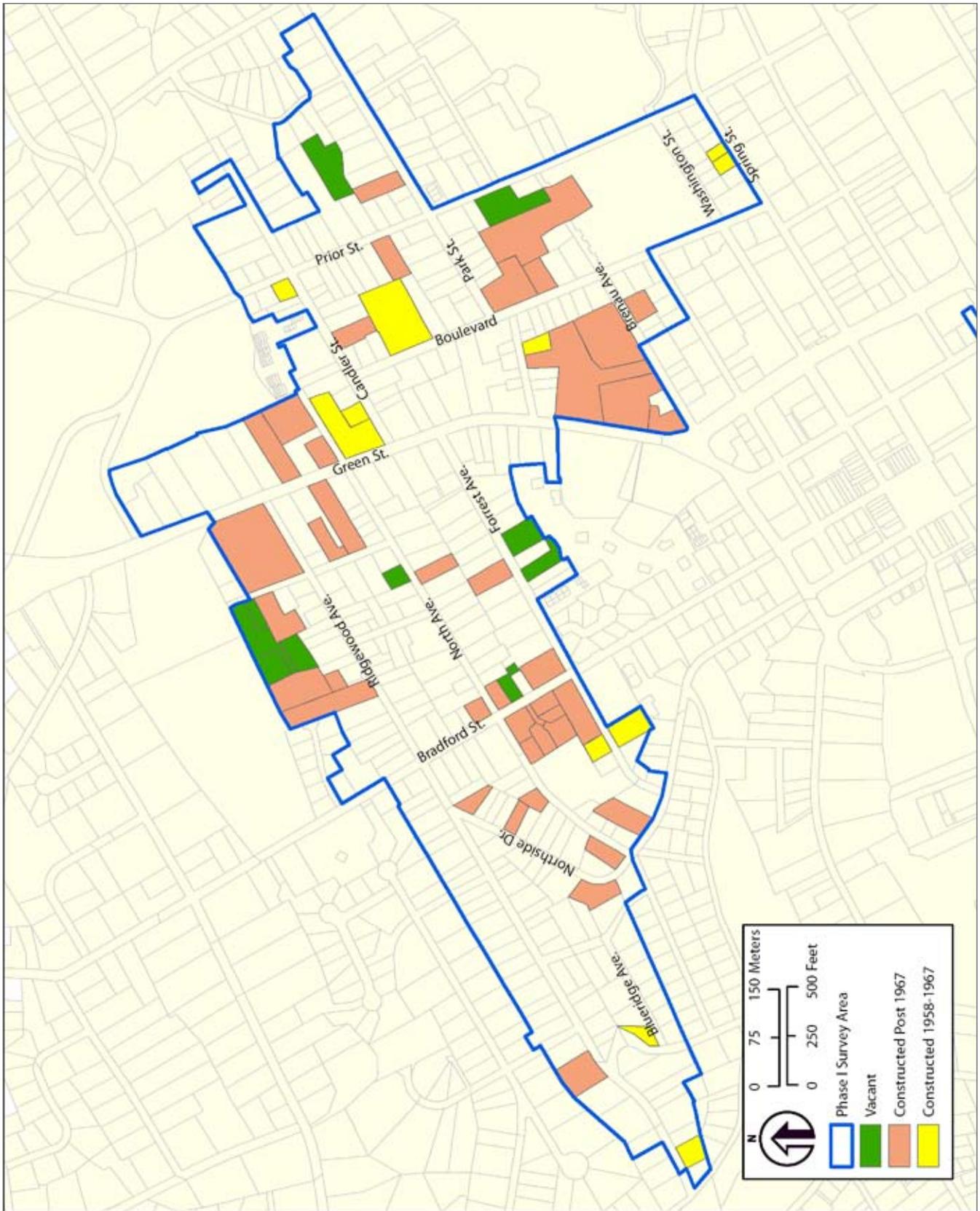


Figure 3.3 Distribution of historic and non-historic resources in Phase I Survey Area.

### 3.2 HISTORY OF PHASE I SURVEY AREA

The initial concentration of development in Gainesville was around the downtown square and the areas to the south. These areas contained a mixture of commercial enterprises and residential dwellings. In the late nineteenth and early twentieth centuries, the area north and east of downtown Gainesville developed as the premier residential location in the city. The Phase I survey area falls within this portion of the city.

The earliest development in the Phase I survey area dates to the last quarter of the nineteenth century. Some infill construction and replacement of older buildings has happened since the mid-twentieth century, but the preponderance of development within the Phase I survey area dates to circa 1880 through the 1950s. Predominant architectural styles also vary based on period of development or the socio-economic status of the original owner.

Three historic districts and one individual building within the Phase I survey area are listed in the NRHP (Figure 3.4). Green Street Historic District, Brenau College Historic District, and Candler Street School are located entirely within the current survey area. A large portion of the Green Street-Brenau Historic District is within the Phase I area, but the district also extends northward beyond the bounds of the survey area. Two locally designated historic districts and one local historic landmark fall within the Phase I survey area (Figure 3.5).

#### **National Register Listed Resources**

Green Street Historic District (1975)

Brenau College District (1978)

Green Street-Brenau Historic District (1985)

Candler Street School (1982)

#### **Locally Designated Resources**

Big Bear Cafe (Local Historic Landmark, January 2004)

Ridgewood Neighborhood Historic District (Local Historic District, May 2005)

Green Street Historic District (Local Historic District, June 2005)

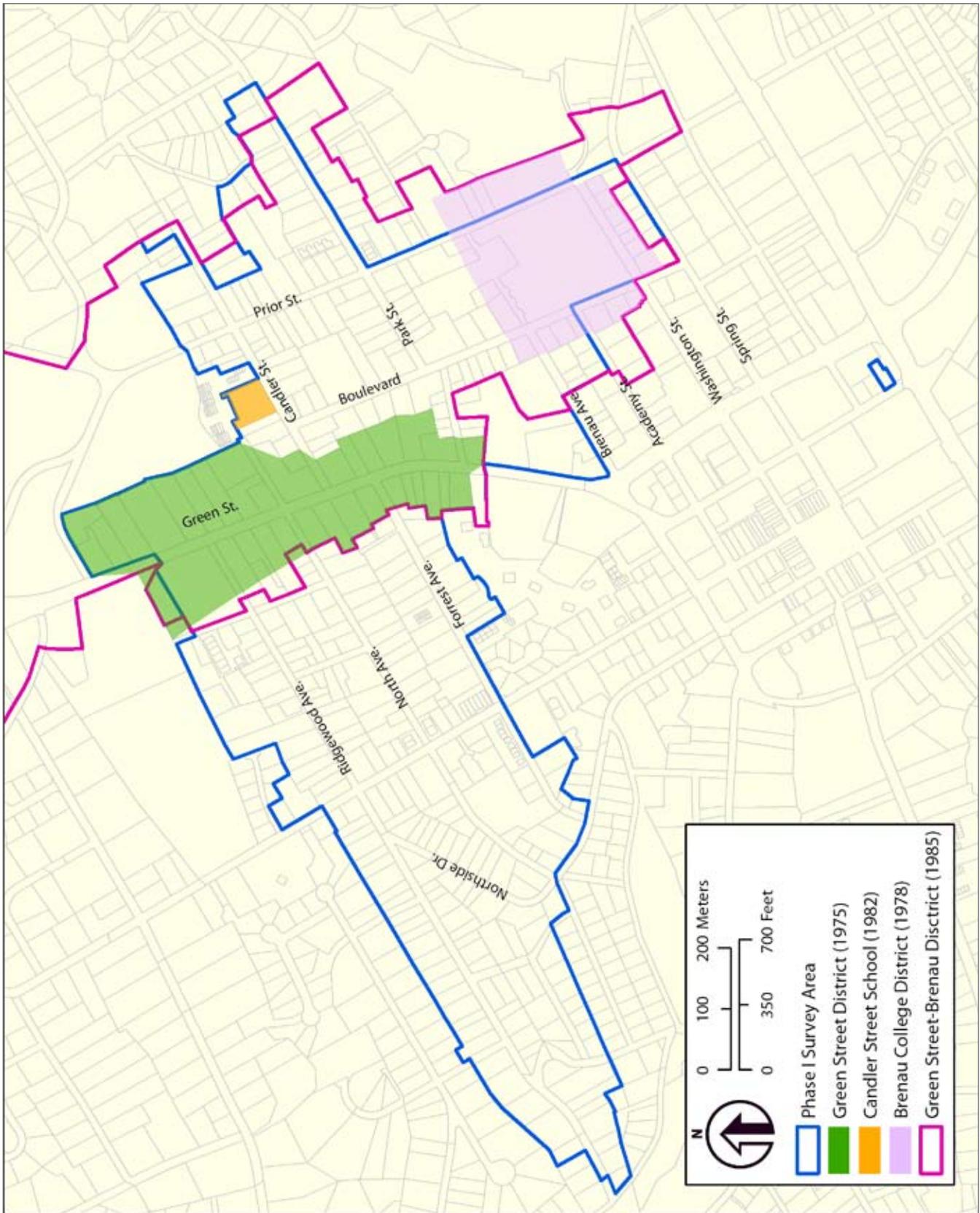


Figure 3.4 NRHP listed properties in the Phase I Survey Area.

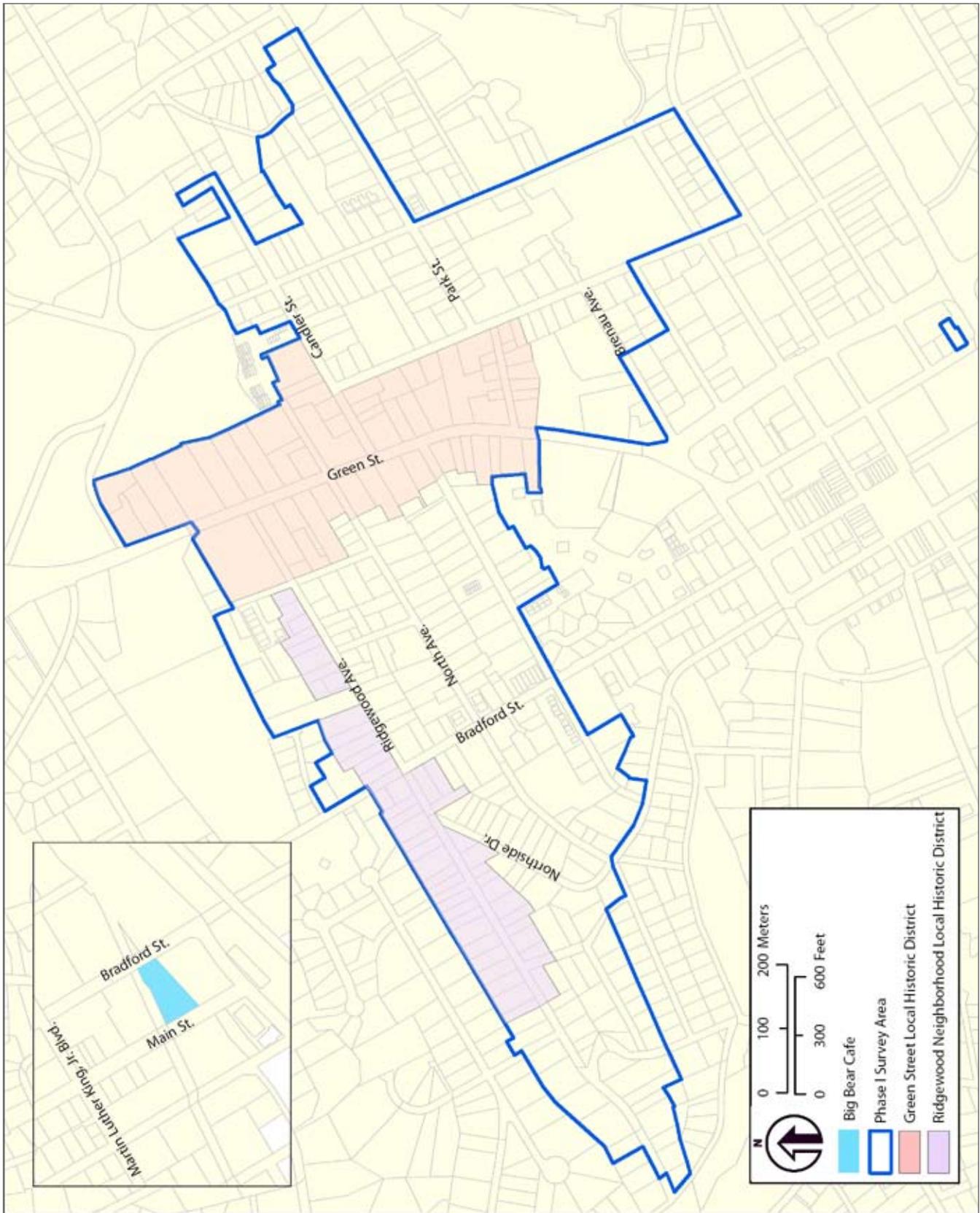


Figure 3.5 Locally designated historic districts in Phase I Survey Area.

### 3.3 PHASE I SURVEY RESULTS

Brockington and Associates, Inc., conducted an intensive architectural resources survey of 377 parcels within the Phase I survey area located north and east of downtown Gainesville. The survey resulted in the recording of 330 resources that met the survey criteria, and included all or portions of the streets in Table 3.1. The main campus of Brenau University (the block bounded by Boulevard, Academy, Prior, and Washington streets) contributed an additional 19 buildings. For survey purposes, each building was individually recorded, but Brenau was counted as one resource.

The majority of resources in the Phase I survey were residential, but a few resources were institutional, commercial, or recreational in nature (Table 3.2). The house types in the area reflect the predominantly middle class residents of the area, with bungalow, English Cottage, and Ranch House being the most common. Table 3.3 outlines the distribution of house types in the survey area. Few resources in the survey area are considered high style, and most display elements of one or more styles. By far the most prevalent style in the survey area was Craftsman, followed by English Vernacular Revival, Colonial Revival and Folk Victorian. The distribution of styles popular in the Phase I survey area is illustrated in Table 3.4. Figure 3.3 illustrates the distribution of major construction periods throughout the survey area, showing concentrations of historic and non-historic resources.

Four distinct areas of development were identified in the Phase I survey area: Green Street, Brenau Campus, Candler-Boulevard-Park-Prior Neighborhood, and Ridgewood Neighborhood. Two outlying parcels, 895 South Main Street and 311 Henry Ward Way, were also included in the survey. Three surveyed parcels located on Mulberry Lane do not appear to be associated with these areas, and should be included in the analysis of adjacent resources during subsequent survey phases. Each of these areas is characterized by its dates of development and architectural styles.

#### 3.3.1 Potential District Areas

##### **Green Street, ca. 1881-1938**

The majority of the earliest examples and largest residential resources in the Phase I survey area are found along Green Street. In fact, the earliest house in the survey area is the 1881 Robertson-Thurmond House at 529 Green Street. Green Street also contains the most elaborate examples of architecture in the Phase I survey area. Styles found along Green Street include Neoclassical Revival, English Vernacular Revival, Colonial Revival, and Queen Anne. Houses constructed along Green Street were originally situated on large lots. Over the years, many of these lots have been subdivided, and additional houses and other buildings were built on the subdivided lots. Examples of this can be found along cross streets such as Green Street Place, Forrest Avenue, and North Avenue, and along parallel streets like Simmons Street and Boulevard. In addition, the majority of the resources have been converted from residential dwellings to commercial office use. This shift occurred around the middle of the twentieth century and escalated in the last few decades.

At one time, most of the resources had associated outbuildings, including carriage houses or garages, servant houses, barns, stables, or other types of storage buildings. As they fell out of use and the houses were converted to non-residential uses, many of these buildings deteriorated and were demolished. In addition, various accounts document landscaped grounds and gardens associated with some of the houses. Today, much of the original landscaping has been paved for parking lots, especially at the rear of the houses, or replaced with modern landscaping. However, some remnants of the former grounds still exist in the form of garages and partial stone and brick walls. Some of the former landscaping also exists in the form of mature trees and shrubs, and paved walks and steps at the front of the houses.

The Green Street Historic District was listed in the NRHP in 1975, and this portion of Green Street was included in the Green Street-Brenau NRHP district in 1985. At the time of the listings, a majority of the houses had already been converted to commercial office use. The Green Street NRHP District served as the basis for a locally designated

<b>Table 3.1 Number of resources surveyed per street in Phase I Survey Area.</b>		
<b>Street</b>	<b># of Parcels</b>	<b># of Resources</b>
Academy Street	7	3
Blueridge Avenue	10	10
Boulevard	26	24
Bradford Street	22	16
Brenau Avenue	3	3
Candler Street	20	16
Denton Drive	8	8
Dyer Street	7	7
Forrest Avenue	25	23
Green Street	36	29
Green Street Place	7	6
Henry Ward Way	1	1
Hillcrest Avenue	1	1
South Main Street	1	1
Mulberry Lane	3	3
North Avenue	35	29
Northside Drive	19	15
Park Street	23	21
Prior Street	22	21
Ridgewood Avenue	81	76
Simmons Street	7	5
Spring Street	6	5
Washington Street	6	6
Brenau University	1	1
<b>Totals</b>	<b>377</b>	<b>330</b>

<b>Table 3.2 Distribution of building types in the Gainesville Phase I Survey Area.</b>	
<b>Original Building Use</b>	<b># of Resources</b>
Residential	324
Institutional	3*
Commercial	2
Recreational (Park)	1
*The central campus of Brenau University is counted as one resource.	

<b>Table 3.3 Distribution of house types in the Gainesville Phase I Survey Area.</b>	
<b>House Type</b>	<b># found in Phase I Survey Area</b>
American Small House	17
Bungalow	129
Central Hallway	6
English Cottage	25
Georgian Cottage	6
Gabled Wing Cottage	30
New South Cottage	2
Pyramidal Cottage	1
Queen Anne Cottage	4
Ranch House	43
Side Gable Cottage	1
American Foursquare	4
Georgian House	22
I-house	1
New South House	1
Queen Anne House	6
Other, Not applicable	49

<b>Table 3.4. Distribution of architectural styles in the Gainesville Phase I Survey Area.</b>	
<b>Architectural Style</b>	<b># found in Phase I Survey Area</b>
Art Deco	2
Colonial Revival	58
Craftsman	121
English Vernacular Revival	64
Folk Victorian	41
Neoclassical Revival	27
Prairie	5
Queen Anne	3
Second Empire	3
No Academic Style	62

historic district and is now protected by design guidelines. The local historic district also includes some resources located on Boulevard. Although some of the resources underwent insensitive rehabilitative measures prior to the introduction of design guidelines, most resources along Green Street remain relatively intact. The most obvious aesthetic alterations are in the form of additions, porch enclosures, replacement windows, and vinyl siding, as well as the paving of driveways and parking areas. Also, safety and code compliance updates, such as fire escapes and wheelchair ramps, have minimally altered the appearance of some resources.

Overall, Green Street retains a degree of integrity that warrants its continued listing in the NRHP. Only a few non-historic buildings disrupt the historic significance of the NRHP district. However, according to the 1975 nomination form, the period of significance would only extend to 1925, the 50-year requirement at the time of the nomination. Two notable resources were constructed after this period and appear to be contributing resources in the historic district: 393 Green Street and the Quinlan Art Center. The Quinlan Art Center has not reached the 50-year age requirement, but its significance in the cultural development of the community and its high degree of architectural character may meet the requirements for NRHP Criterion Consideration G for properties that have reached significance within the past 50 years.

### **Brenau College, ca. 1878-1950s**

The Phase I survey included a portion of the Brenau University campus located west of Prior Street. Brenau was founded by the Georgia Baptist Convention as the Georgia Baptist Female Seminary in 1877 and opened to students in 1878. The school was renamed Brenau College around 1900. In 1906, Dr. H. J. Pearce, an educator, purchased and ran the school until 1917, when it was handed over to a newly established board of trustees. In 1992, Brenau College became Brenau University. The university occupies a 53-acre campus in Gainesville.

An 1882 advertisement in the Gainesville City Directory described the “Georgia Seminary for Young Ladies” as an institution “not surpassed for health, economy and scholarship,” and offering a “full corps of teachers in Sciences, Music, and Art” (Gardner 1882). The school also offered reduced tuition to preachers’ and teachers’ daughters, and girls from disadvantaged families. By 1898, the campus had grown to include classrooms, a large auditorium, dormitories, and kitchen and dining facilities.

The Brenau campus presents a special challenge for architectural analysis. Buildings that date to the earliest period of the school’s development are concentrated in the block bounded by Boulevard, Washington Street, Prior Street, and Academy Street (partially closed on campus). Many of the buildings were constructed as additions to the main building and today represent a variety of building periods and architectural styles. As the school expanded, a number of residential resources in the surrounding neighborhood were converted to office use and have been incorporated into the growing campus.

A number of factors complicate an architectural analysis of the resources on the Brenau campus, including building alterations and an incomplete survey of campus buildings. Alterations, including the application of vinyl siding and replacement of original windows, have been made to many of the buildings. During the 1950s, many of the buildings on the Brenau campus experienced major exterior alterations, including the application of a red brick veneer and addition of large square columns. It appears a number of these buildings are wood frame construction and were previously covered with wood siding. However, many of the alterations are old enough to have achieved significance in their own right. Other buildings that were constructed during this period also reflect the same “red brick-square column” exterior styling. Further complicating the analysis of the Brenau campus is the omission of a number of resources in the Phase I survey boundary.

The central campus and buildings along Boulevard, Washington Street, and Prior Street were included in the 1978 Brenau College NRHP district and the 1985 Green Street-Brenau NRHP district (see Figure 3.4). However, the campus has expanded and changed since that time, and buildings that were not old enough at the time of the 1978 listing may have gained significance in the last 30 years. Hence, the boundaries of the 1978 and/or 1985 NRHP

districts may no longer accurately reflect the historic significance of the school. Phase II of the Historic Structural Survey included the rest of the Brenau campus and provided an opportunity for analysis of the campus as a whole, which is discussed in Chapter 4 of this report.

### **Candler-Boulevard-Park-Prior Neighborhood, 1890s-1950s**

This neighborhood includes resources that were surveyed along Boulevard, Park Street, Prior Street, Candler Street, Green Street Place, Washington Street, and Brenau Avenue. The earliest development in this area dates to the late nineteenth century. The neighborhood contains examples of early-twentieth-century architecture, including Folk Victorian, Colonial Revival, Neoclassical Revival, Craftsman, and English Vernacular Revival.

This eastern portion of the survey area was owned by the Banks family and was subdivided and sold in 1886 after the death of Mrs. M. B. Banks. In the Park Street area, W. H. Craig and H. H. Perry purchased lots 9, 10, and 11 from the Banks Survey. They made improvements in the area, including Perry Street, which was donated to the city in 1909. Race Street (now Boulevard) opened in 1884, and was named for a racetrack near the southern end. Prior Street, named for Judge Garland Prior, was opened sometime before 1885.

Allen D. Candler purchased land from the Banks sale, and lots 15, 16, 20, 21, 22, and 23 were referred to as the “Candler Subdivision” (Markuson 1983). He also purchased lots 18, 19, and 25 from Sarah Puiny in 1893. Candler further subdivided the lots for sale and opened Candler Street eastward, from Prior Street to its eastern terminus. In 1899, Candler sold his lots in the area to C.C. Sanders and R. Smith, who further subdivided and sold the lots. The city also purchased a 50-acre lot just north of the Phase I survey area for use as a park. Green Street Place (formerly Park Avenue) did not have houses fronting it until sometime between 1909 and 1922, when land from larger lots along Green Street and Boulevard (North Race Street) was subdivided.

Most of the area in the Candler-Boulevard-Park-Prior area was included in the 1985 Green Street-Brenau NRHP district. The district retains a high degree of integrity overall. However, recent demolitions of resources and the construction of new housing are threatening the continuity of the district. The primary areas of concern are along the eastern end of Candler Street, and lots located on Prior and Park Streets where recent townhouse projects have been constructed. These projects are out of scale, size, and architectural character with the historic resources in the NRHP district. In addition, a number of resources were listed as non-contributing due to their age at the time of nomination. Many of these resources have since reached 50 years of age and should, therefore, be considered contributing resources to the historic district.

The 2006 reconnaissance survey listed this area, along with Brenau University, as a potential local historic district. The Brenau campus and the neighborhood around Candler, Boulevard, Park, and Prior streets are adjacent but do not appear to have a clear developmental dependency on one another. While a combined district is feasible, designation of the Candler-Boulevard-Park-Prior neighborhood as a local historic district is not dependent on the inclusion of the Brenau campus, or vice versa.

### **Ridgewood Neighborhood, 1890-1950s**

This area includes Ridgewood Avenue, North Avenue, Forrest Avenue, Northside Drive, Simmons Street, Dyer Street, Bradford Street, Denton Drive, and Blueridge Avenue. Resources in the area were likely constructed as early as the 1880s, but the oldest extant resource in the survey area dates to 1890 (315 Ridgewood Avenue). A few houses were constructed in 1900-1910s, but the major building period was 1920-1950s.

Much of this property was owned by E. N. Gower, who owned and operated the Gower Springs Health Resort. The resort appears to have been located just north of the survey area and included a 30-room hotel constructed in 1877, vineyards, and orchards. Gower sold off much of the property in the Ridgewood area in 1879. The hotel, vineyards, and orchards were advertised for sale in 1880. A. D. Candler bought much of the property and is associated with its subsequent development. In 1891, Candler sold his holdings in the Ridgewood Area to the Gainesville Land

Investment Company, who further subdivided the land and held a sale in 1896 (Markuson 1983). Others who bought substantial amounts of property in the area include George D. Rice, C. A. Dozier, and J. H. Dozier. Early residents R. V. Cobb, the county surveyor, and C. R. Simmons, agent for Dr. Gower, built houses on North Street (now Avenue). These houses do not appear to be extant, as the oldest houses now lining North Avenue were constructed around 1920. The first house on Rice Street (now Forrest Avenue) was constructed by John F. Little in 1897 (Markuson 1983).

The 1930 Sanborn map shows the pattern of development in this area followed the subdivision of lots along Gower (now Ridgewood), North, Rice (now Forrest), Simmons, and Douglas (now Dyer) streets. Only a few houses appear north of Gower Street. Bradford Street did not extend beyond Ridgewood until sometime after 1930. North Main Street was renamed Northside Drive north of Brenau Avenue sometime between 1930 and 1950 (Sanborn Map Company).

Most of the houses in the Ridgewood Neighborhood are modestly scaled middle-class housing constructed between 1920 and the 1950s. Houses were generally one-story bungalows, with most of these constructed on basements. This area contains a number of architectural styles, but Craftsman and English Vernacular Revival are by far the most common. The majority of the buildings in this area are single-family residential dwellings, though a few lots had two single-family dwellings or duplexes. There are also a few small apartment buildings on Ridgewood Avenue, Simmons Street, and at the corner of North Avenue and Dyer Street. Outbuildings, if present, were generally one-bay, and rarely two-bay, garages. The neighborhood also contains H. H. Dean Park, located on a triangular lot formed by the intersection of Ridgewood Avenue and Northside Drive. This small park, named in memory of the developer who originally owned much of the property in the Ridgewood Neighborhood, was given to the Northside Garden Club by H. H. Dean in the 1930s, when much of his estate was subdivided to create the surrounding neighborhood.

The Ridgewood Neighborhood contains one locally designated historic district (see Figure 3.5). This district has the potential for expansion and could include houses on adjoining streets. Overall, the area is largely intact, but several pockets of new development threaten the continuity of a historic district. These pockets primarily are concentrated along Bradford Street at intersections with Forrest and North Avenues. A few vacant lots are scattered throughout the neighborhood, but do not make up a large percentage of the area.

### *3.3.2 Individual Resources*

#### **895 South Main Street, “Big Bear Cafe”**

The Big Bear Cafe is a complex of two vernacular commercial buildings located near the railroad on the south end of Main Street. The first building was the Big Bear Cafe and was constructed in 1900 using locally made brick. The “Big Bear” derived its name from a caged black bear the first cafe operator kept at the rear of the building. Inside, a beer advertisement behind the counter, painted on plaster when the building was new, reminds patrons of the long history of the cafe. The second building, constructed in 1936, originally housed a cafe and meat market. Over the years, a number of businesses have made their homes in the buildings, including Dago Barron’s Big Bear Cafe and Delmer Dorsey Barber Shop on the north side, and Reynolds’ Butcher Shop and Southern Cafe on the south side. Chambers Lumber Company also utilized the buildings as a railroad warehouse for their products. In 2004, the Big Bear Cafe became the city’s first locally designated historic landmark.

#### **311 Henry Ward Way, “Green Street Station”**

The building at 311 Henry Ward Way, which is best known as “Green Street Station,” is a late 1930s Art Deco style commercial building. Constructed as a fire station after the 1936 tornado destroyed much of the city center, the building is reflective of the Art Deco buildings that were prevalent during the post-tornado building period. Art Deco was a particularly favored style for government buildings that were rebuilt in the city during that time,

including both the county and federal courthouses. In the late 1980s and early 1990s, the building was converted to office space in order to house the Northeast Georgia History Museum. It was again rehabilitated in 2005 and is now used for city government offices.

### **3.4 PHASE I SURVEY RECOMMENDATIONS**

#### *3.4.1 Potential Local Historic Districts*

Boulevard, Prior Street north of the Brenau campus, Park Street, and Candler Street appear to have a similar development pattern. Resources in this area should be considered for a historic district. A potential district may also include additional resources along Park Street and Perry Street that were not included in the Phase I survey, and a comprehensive analysis of resources that would contribute to a local district will be provided following the Phase II Survey.

As indicated in Figure 3.6, the Ridgewood Neighborhood Local Historic District has the potential for expansion along Dyer Street, Simmons Street, Northside Drive, Denton Drive, Blueridge Avenue, North Avenue, and Forrest Avenue. Houses on these streets are roughly the same age and follow a similar pattern of development as those found within the existing local historic district.

The Green Street Local Historic District also holds potential for future expansion, as is indicated in Figure 3.7. These two sites, which include 340 Green Street and 364 Green Street, will reach 50 years of age in the next ten years. Although they do not reflect the residential development of Green Street, they represent the mid-twentieth century transformation of the area into the business corridor present today. The former Gainesville National Bank building at 364 Green Street also may be architecturally significant, as it represents the work of a prominent local architectural firm, Reynolds and Bailey, AIA.

#### *3.4.2 Recommendations for Future Survey Phases*

##### **NRHP Areas**

The southern portion of the Green Street-Brenau NRHP district was included in the Phase I survey. Future survey phases should include the resources in the Green Street-Brenau NRHP district that were not surveyed during Phase I to provide a comprehensive evaluation of the district.

##### **Brenau University Campus**

The Phase I survey only included a portion of the Brenau campus. The rest of the campus should be included in a future survey phase to provide a comprehensive analysis of campus resources.

##### **Prior Street/ Park Street/ Perry Street Area**

The Phase I survey excluded some of the buildings on these streets. Areas adjacent to the Phase I area appear to be of a similar construction period as other buildings in the neighborhood to the north of Brenau. These resources should be included in a future phase to provide a more complete picture of residential development in the area.

##### **Ridgewood Area**

Areas adjacent to the Ridgewood neighborhood included in the Phase I survey appear to have resources of a similar age and character. These should be included in future surveys to provide a larger context for residential development in this part of the city.

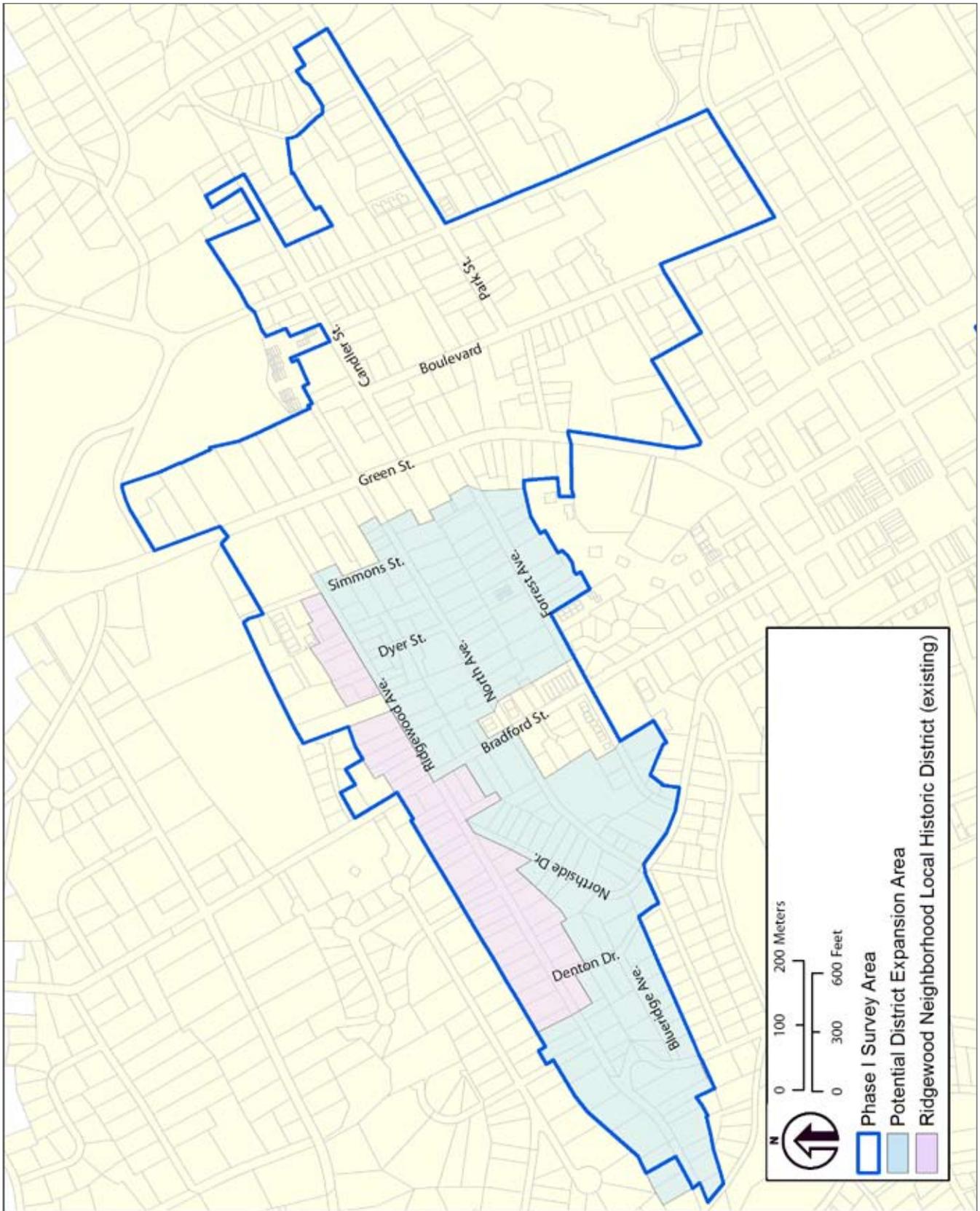


Figure 3.6 Potential area of expansion for Ridgewood Neighborhood Local Historic District.

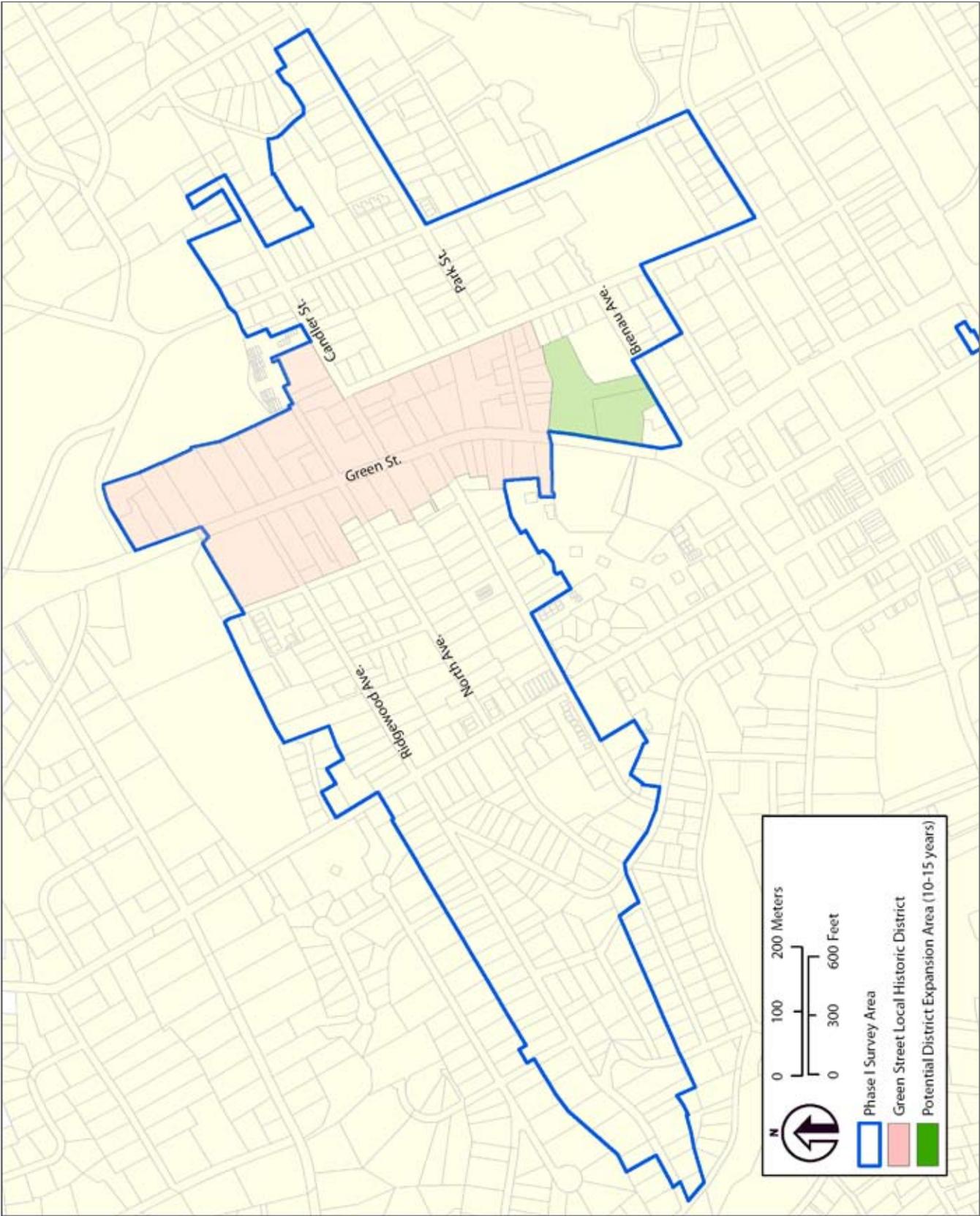


Figure 3.7 Potential area of expansion for Green Street Local Historic District.

### *3.4.3 Potential Threats to Historic Resources*

Though the area included in the Phase I survey contains a concentration of historic resources, a number of incompatible developments have been introduced into historic neighborhoods. Such incompatible infill threatens the continuity of the historic neighborhoods. Some of these, like the apartment buildings at the southeast corner of Boulevard and Park Street and to the east of Candler Street School, have been a part of the neighborhood for a number of years, while others, like the townhouses at 719-725 Park Street, have been constructed recently or currently are under construction.

Several areas of particular concern are located within the NRHP-listed Green Street-Brenau Historic District. A number of resources have been demolished near the eastern end of Candler Street, where large-scale development has isolated the pyramidal cottage at 915 Candler Street. The pyramidal cottage is a rare house type in Gainesville; however, the historic setting of this significant resource, along with others east of Prior Street, has been compromised by demolition and new development.

A number of parcel groupings (consisting of two or more tracts) that contain historic resources are currently for sale in the area. This type of grouping often lends itself to the demolition of the older resources and the introduction of large-scale development. Examples of this type of property grouping are located along Park Street, west of Prior Street, and at the southwestern corner of Candler and Prior Streets.

In addition to demolition and new construction, insensitive rehabilitation of historic structures that are not subject to design review threatens the continuity of historic neighborhoods. Local historic designation and the use of design review can help lessen these types of negative impacts to historic resources.

## **3.5 PHASE I CONCLUSION**

Phase I of the Gainesville Historic Structural Survey resulted in the investigation of 377 parcels and the documentation of 330 resources within the Phase I survey area located to the north and east of the downtown area. A number of resources within the survey area are already listed in the NRHP as districts, while the Candler Street School is both individually NRHP-listed and located within a NRHP district. In addition, two local historic districts fall inside the boundaries of the Phase I survey area. These resources provide a tangible link to the residential, commercial, and educational history of Gainesville and illustrate the evolution of an ever-changing city.

Residential resources constructed in the late nineteenth through the mid-twentieth century comprise the majority of documented resources. Beginning in the mid-twentieth century, however, a number of these residential resources were converted to commercial office use, particularly along Green Street and Boulevard corridors, a transformation that is further emphasized by the construction of the US Post Office and former Gainesville National Bank buildings on the southern end of Green Street. The commercial transformation has also extended into formerly residential neighborhoods by way of Candler Street, Green Street Place, Brenau Avenue, Academy Street, and Forrest Avenue. The Brenau University campus and Candler Street School represent the history of educational development in the survey area. The evolution of the area is also evidenced by Brenau's adaptation of formerly residential properties to use as office space and the conversion of Candler Street School to commercial office space.

The Phase I survey provides a basis for the ongoing inventory of historic resources within Gainesville, while subsequent survey phases will provide a more complete picture of the city's history. As Gainesville continues to grow and change, the management of historic resources is an ever-increasing challenge, and as it progresses, the Gainesville Historic Structural Survey will aid the Community Development Department and the Historic Preservation Commission in the preservation, enhancement, and management of the city's historic resources.



## CHAPTER 4. PHASE II STRUCTURAL SURVEY

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### 4.1 PROJECT DESCRIPTION

In August 2007, the City of Gainesville's Community Development Department, on behalf of the Gainesville Historic Preservation Commission, contracted with Brockington and Associates, Inc., to conduct Phase II of a community-wide Historic Structural Survey of buildings and other structures within a specified area of the city (Figure 4.1). The Phase II survey area is adjacent to the Phase I survey area. The Phase II survey includes the downtown commercial district, nearby residential areas, and a portion of the Brenau University campus. The survey is the second phase of a multi-phase approach to systematically evaluate the entire city for historic resources. Within the defined Phase II survey area, project historians investigated properties on a parcel-by-parcel basis. The survey included all resources 50 years of age and older, both those considered contributing and non-contributing, as well as resources that are considered potentially historic (i.e., resources built between 1958 and 1968). The survey included residential and non-residential resources within the designated study area. A *Category I Historic Preservation Fund Grant* for CLGs, provided by the National Parks Service and administered by the Georgia HPD, along with matching funds from the City of Gainesville were used to conduct the Phase II survey.

### 4.2 HISTORY OF PHASE II SURVEY AREA

Gainesville's earliest development was concentrated downtown and in the area just south of downtown, which contained a mixture of commercial, industrial, institutional, and residential buildings in the nineteenth century. Following this initial development, the areas north and east of downtown Gainesville developed as the premier residential location in the city. The installation of streetcar lines helped facilitate the outward migration. In the mid-twentieth century, population growth fueled residential and commercial development and led to a continued outward expansion of the city limits. The Phase II survey area falls within these areas of the city.

The earliest development in the Phase II survey area dates to the last quarter of the nineteenth century. A residential dwelling, 986 Green Street Circle, is the oldest resource in the Phase II survey area. While downtown Gainesville represents the oldest area of development, many buildings have been destroyed and were rebuilt in the twentieth century. The major period of development for the Phase II survey area is circa 1900 through the 1968. Predominant architectural styles vary by area of development.

#### **NRHP-Listed Properties in the Phase II Survey Area**

Two NRHP-listed historic districts are located within the boundaries of the Phase II Survey Area (Figure 4.2). In addition, seven buildings within the Phase II survey area are individually listed in the NRHP.

Green Street-Brenau Historic District (1985)  
Gainesville Commercial Historic District (2003)  
Bailey-Harper House/Doctors Building, 204 Green Street (2006)  
Dixie Hunt Hotel, 209 Sprint Street, Southwest (1985)  
Federal Building and Courthouse (US Post Office), 126 Washington Street (1974)  
Hall County Courthouse, corner of Spring and Green Streets (1995)  
Hall County Jail, Bradford Street (1985) (destroyed)  
Jackson Building, 112 Washington Street (1985)  
Logan Building, 119 East Washington Street (1990)

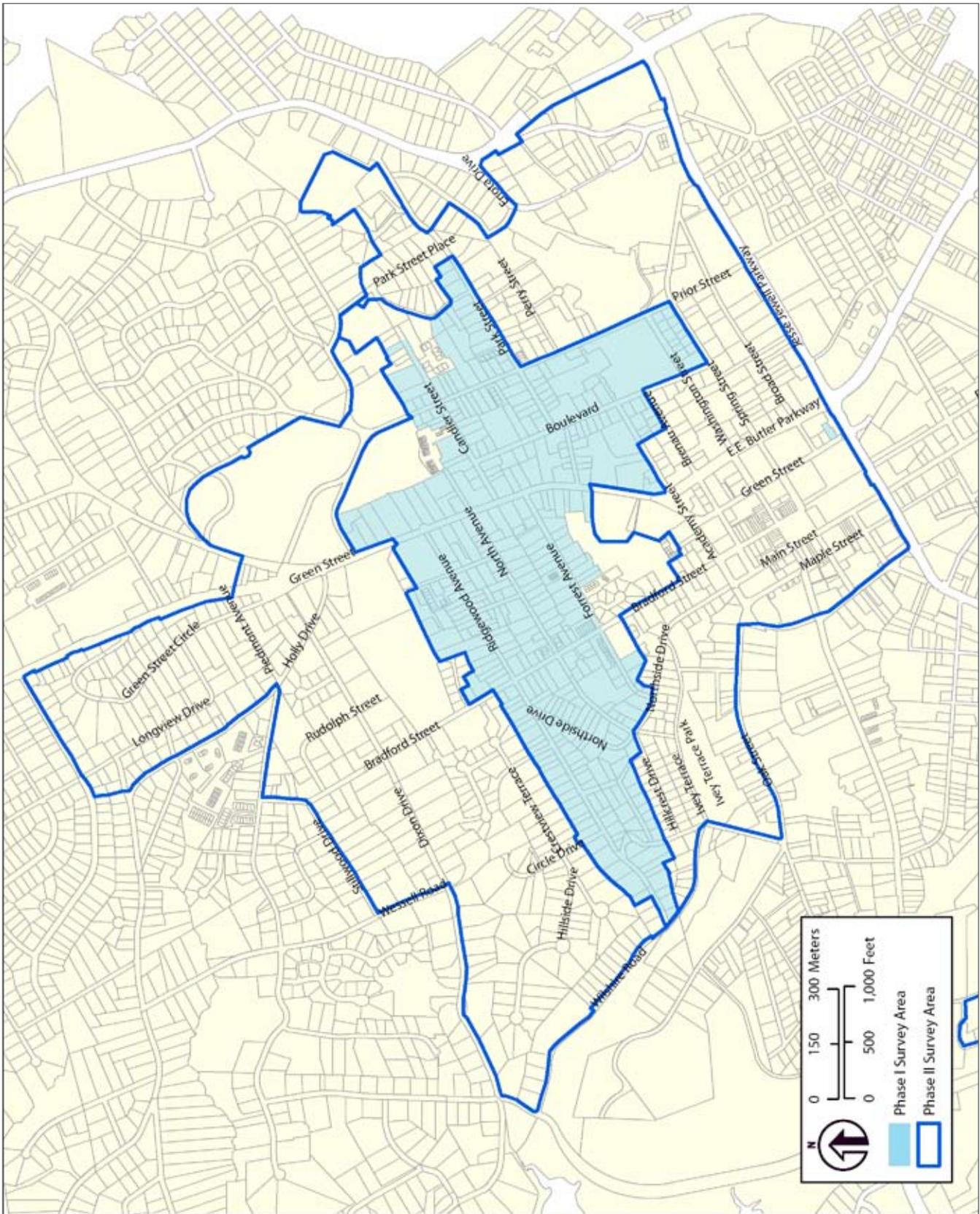


Figure 4.1 Phase II Survey Area.

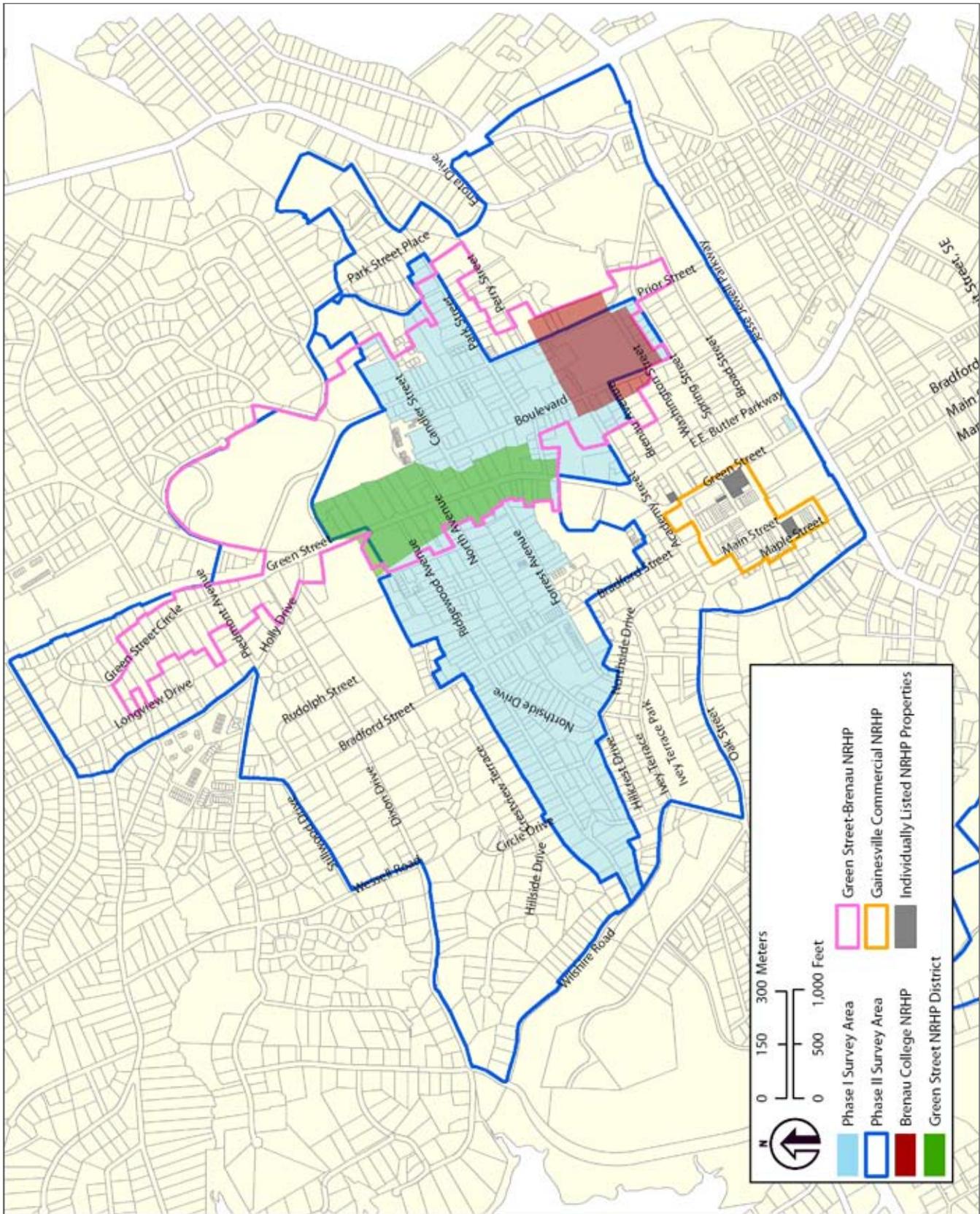


Figure 4.2 NRHP Listed Properties in Phase II Survey Area.

Portions of the Green Street-Brenau Historic District were surveyed during the Phase I survey. Buildings within this district not surveyed during Phase I were included in the Phase II investigations.

### 4.3 PHASE II SURVEY RESULTS

Brockington and Associates, Inc., conducted an intensive architectural resources survey of parcels within the Phase II Survey area that resulted in the recordation of 452 resources that fell within survey criteria (Figure 4.1). Resources in the Phase II survey area represent a mixture of residential, institutional, commercial, recreational, religious, and funerary uses (Table 4.1). House types reflect predominantly middle class residential areas, with bungalow, English Cottage, and Ranch House being the most frequently built house types. Table 4.2 outlines the distribution of house types in the survey area. Few resources in the survey area are high-style, and most display elements of one or more styles. The most prevalent residential styles in the survey area are Craftsman, English Vernacular Revival, and Colonial Revival. Table 4.3 illustrates the distribution of styles in the Phase II survey area. Figure 4.3 shows the distribution of historic and non-historic resources.

Several distinct areas of development, characterized by construction dates and architectural styles, were identified in the Phase II survey area. The areas closest to the downtown core of the city represent the earliest phase of development and include resources that were primarily constructed in early twentieth century, with newer resources becoming more concentrated at the outer edges of the survey area. Major areas of early-twentieth-century development in the Phase II survey area include Downtown Gainesville, Green Street Circle, Candler-Boulevard-Park-Prior-Perry Neighborhood, and the eastern portion of the Brenau University Campus.

Though construction throughout the nation was hampered during the late 1920s through the mid-1940s, Gainesville experienced a major rebuilding period following the 1936 tornado. Several government and commercial buildings in the downtown area, along with houses in the vicinity of Hillcrest Avenue and Ivey Terrace represent this development phase. Later, post World War II development extended north from these areas to form another distinct period of mid-twentieth-century residential development. Three outlying parcels, Alta Vista Cemetery, Chattahoochee Park Pavilion (now known as the American Legion Pavilion), and the Piedmont Hotel (or Longstreet Hotel), along with a group of civic resources, including City Park, City Park Stadium/Bobby Gruhn Field, Green Street Pool, Martha Hope Cabin, and the Gainesville Civic Center were also included in the Phase II survey.

<b>Table 4.1 Distribution of building types in the Phase II Survey Area.</b>	
<b>Original Building Use</b>	<b># of Resources</b>
Residential	323
Institutional	1
Commercial	93
Recreational (Park or Civic Use)	8
Religious (Church)	5
Commemorative	1
Funerary	1
<b>Totals</b>	<b>452</b>
*The campus of Brenau University is counted as one resource in Table 4.1.	

**Table 4.2 Distribution of house types in the Phase II Survey Area.**

<b>House Type</b>	<b># found in Phase II Survey Area</b>
American Foursquare	2
American Small House	1
Bungalow	74
Central Hallway Cottage	1
English Cottage	13
Georgian Cottage	5
Gabled Wing Cottage	4
New South Cottage	1
Queen Anne Cottage	5
Ranch House	140
Side Gable Cottage	29
Georgian House	17
Queen Anne House	1
Split Level	6
Other, Not applicable	10

**Table 4.3 Distribution of architectural styles in the Phase II Survey Area.**

<b>Architectural Style</b>	<b># found in Phase II Survey Area</b>
Art Deco	4
Art Moderne	2
Colonial Revival	47
Craftsman	47
English Vernacular Revival	24
Folk Victorian	4
Gothic Revival	1
International	5
Italianate	1
Neoclassical Revival	3
Queen Anne	2
Romanesque Revival	1
No Academic Style	311

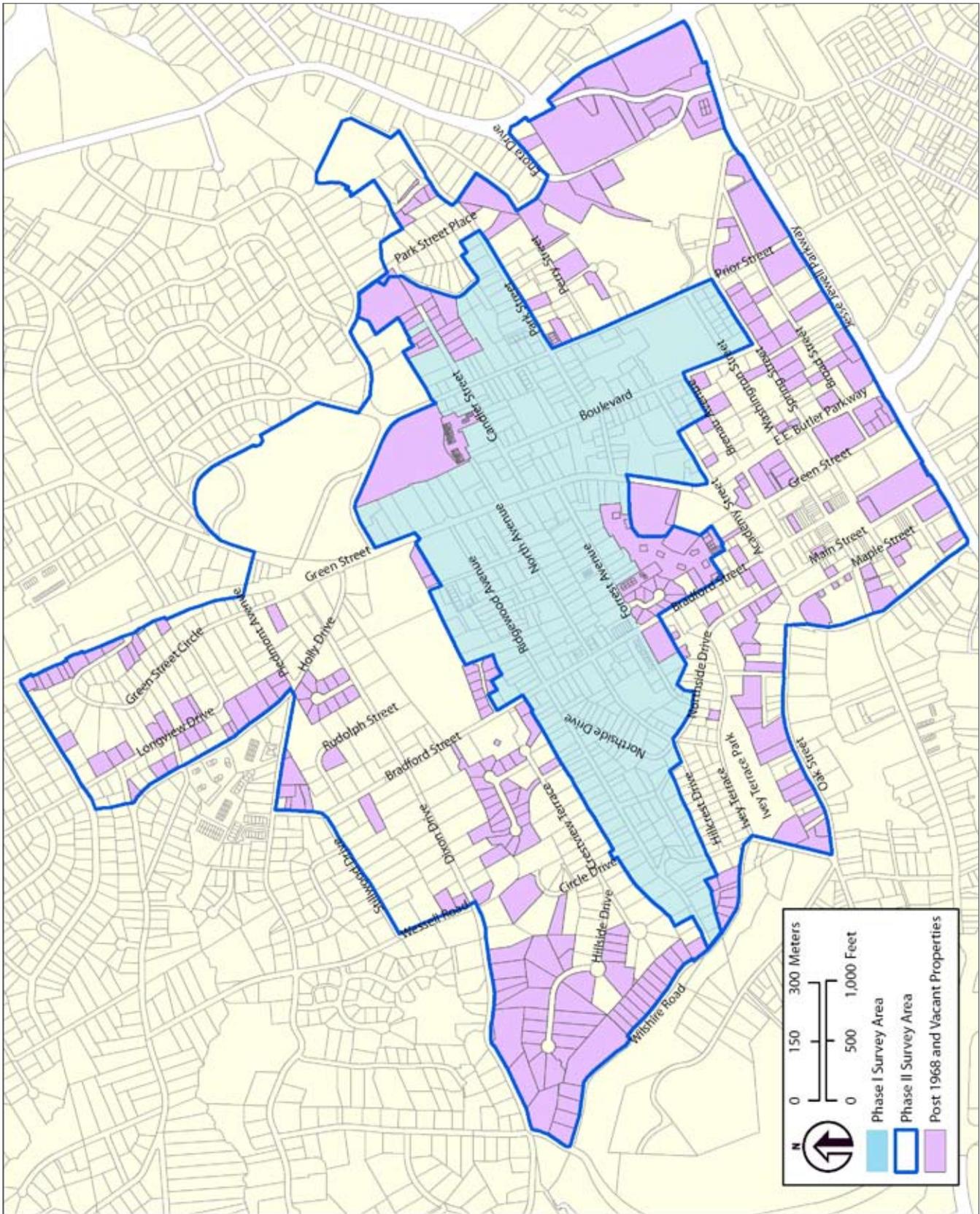


Figure 4.3 Post-1968 and vacant properties in Phase II Survey Area.

### *4.3.1 Potential District Areas*

#### **Downtown Gainesville**

Following the creation of Hall County in 1818, the trading community of Mule Camp Springs was chosen as the site of the county seat. In 1820, a town was formally surveyed and laid out by Timothy Terrell, IV, in the vicinity of the traditional trading site, and a year later, the town was officially renamed Gainesville. The original plan consisted of streets in a grid pattern that connected to established trading routes outside the city. The plan also included a courthouse square in the western corner (Anderson and Miles 2002). Gainesville remained a trading center throughout the 1800s and experienced steady growth. Construction continued around the courthouse square, but the 1872 construction of the Atlanta and Richmond Airline propelled Gainesville's greatest period of growth and solidified its position as the most important trading center in Northeast Georgia. In 1872, Gainesville was home to approximately 500 residents, but by 1880, the population had swelled to nearly 2000 (Caldwell 2001: 284).

Though the majority of the city's earliest commercial and residential development was concentrated in the downtown area in the mid-nineteenth century, the earliest resources date to the latter part of the nineteenth century, with the majority of resources constructed in the early- and mid-twentieth century. Fires and natural disasters have necessitated the rebuilding of much of the downtown area, including the Hall County Courthouse, which has been rebuilt at least twice. When fire destroyed the courthouse in 1885, a new building was erected one block southeast of the square (Anderson and Miles 2002). In 1903 and 1936, tornadoes destroyed a number of buildings on the square, including the 1885 courthouse that was devastated in the 1936 storm.

Downtown Gainesville was listed in the NRHP in 2003 as the Gainesville Commercial Historic District (Anderson and Miles 2002; Figure 4.2). Architecturally, the downtown area is largely comprised of a collection of adjoining one- and two-story brick commercial buildings constructed in the late nineteenth through the early twentieth century. Historically, the Gainesville Commercial Historic District is significant in the areas of architecture, commerce, community planning and development, and politics and government. In addition, six buildings within the NRHP district and one adjoining the NRHP district but within the greater Downtown are individually listed in the NRHP and are discussed below.

#### **The Bailey-Harper House/Doctors Building**

The Bailey-Harper House/Doctors Building is a circa-1890, one-story, Georgian-plan cottage located at 204 Green Street. The side-gable, Craftsman style house has a central shed roof dormer and is clad with weatherboard. Most windows are one-over-one double hung sash, but some of the older windows are four-over-four double hung sash. A shed roof front porch is supported by Craftsman style brick piers and battered half-columns.

Constructed by Mrs. Annie L. Bailey around 1890, the house was purchased by R. G. Harper following her death in 1923. Dr. Jessie L. Meeks bought the residence around 1929 to house his medical practice. The house was located next door to Dr. Meeks personal residence. In 2002-2003, the house was rehabilitated for use as a counseling center and currently houses a law practice. The house is significant under Criterion A for its significance in the area of health and medicine, and under Criterion C as an example of a nineteenth century Craftsman style Georgian cottage.

#### **Dixie Hunt Hotel**

The five-and-one-half-story Art Deco style Dixie Hunt Hotel, located at 209 Spring Street, consists of a rectangular core flanked by one-and-one-half story wings. Limestone pilasters with a hard-edged vertical design in the capital area define the two main entrances, while a band of limestone relief work in a geometric pattern define the roofline on the building's wings. The building originally housed shops behind the original wood-framed storefronts, the hotel lobby, a restaurant and other public rooms on the first story, in addition to hotel rooms on the second through fifth floors. Much of the interior has been altered; however, the hotel's two-story lobby and mezzanine areas retain key original features.

Built in 1936 after a devastating tornado destroyed many of Gainesville's downtown structures, it is one of two historic hotels that remain in the town, and is an important example of private investment after the tornado, when much of Gainesville was rebuilt with federal assistance. Atlanta architect William J. J. Chase designed the building. His firm is responsible for at least seven early-twentieth-century Georgia courthouses and possibly as many as 100 schools around the state, including five designed buildings that are listed in the National Register.

The hotel's name "Dixie Hunt" dates back to the earlier hotel on the site, purchased by Gainesville businessman Jim Hunt. Following his death, Hunt's wife donated it to the endowment fund of her alma mater, Brenau College. Interestingly, it was Brenau College that rebuilt the hotel after the 1936 tornado.

### **Logan Building**

The Logan Building, a 1929 one-part commercial block building, is brick construction with wood joists and a pre-cast concrete façade, located at 119 East Washington Street. Elements such as the building's smooth glass front, pilasters, arched brass plate with applied hand-tooled grape and leaf clusters, and barrel-vaulted entry way exhibit the artistic values of the classical style. However, the building's stylized star ornamentations atop a pre-cast concrete cornice and pilasters, the angular front entrance shape and the geometric fanlight are elements that reflect an Art Deco design influence. The interior features a pressed metal ceiling, skylight, original recessed display window lights, plaster walls, and decorative cornice moulding.

William L. Logan, a dentist with a practice in the nearby Jackson Building, purchased the then empty lot in 1929. The *Gainesville News* referred to it as "one of the most ornate business buildings in the district" and "one of the handsomest, as well as the most unusual in the state." Dr. Logan sold it in 1943. In 1988 Dale Jaeger, a landscape architect, and Jack Pyburn, an architect, purchased the building and performed rehabilitation work to create the firm's new offices. The Logan Building is one of the few intact commercial buildings in downtown Gainesville that predates the 1936 tornado.

### **Jackson Building**

Constructed in 1915, the Jackson Building is a five-story, rectangular office building located at 112 Washington Street. The classically inspired building is finished in variegated, buff-colored brick and simple, cast-iron trim. The narrow principal façade has a central entrance flanked by large, plate-glass windows with recessed double doors, a classical surround detailed with consoles, a nameplate, and a cartouche. While much of the interior has been altered, the first floor corridor is intact with interior, plate glass storefront-type windows, large glass transoms, original doors, woodwork, and tile floor.

The Jackson Building was Gainesville's answer to the early-twentieth-century skyscrapers built during the period, and its height, decorative detailing, windows, arrangement of interior offices, and an elevator identify it as a "modern" office building. However, its load-bearing brick construction and heavy timber frame reflect its small town origins. Entrepreneur Felix Jackson hired architect S. D. Trowbridge and contractor Levi Prater to construct the building that would hold his offices, in addition to other small shops, businesses, and professional organizations. Jackson, who had business ventures in Texas before coming to Gainesville, later moved on to develop business ventures in Philadelphia.

### **Federal Building and Courthouse (former US Post Office)**

One of the most architecturally significant public buildings in Gainesville is the 1909-1910 Federal Building and Courthouse, located at 126 Washington Street and 121 Spring Street. The three-story, hip roof Classical Revival building has a granite foundation and a white marble exterior. Three two-story arched openings accentuate the pedimented entry. Flanking the arches are flat coupled columns with Ionic capitals. Windows on the first story have simple, molded entablatures, while smaller second story have molded architraves. A simple moulding, unadorned frieze, and projecting dentil cornice, with a solid balustrade top the building.

The post office was constructed on Washington Street under the supervision of James Knox Taylor, architect for the Treasury Department. Located at the intersection with Green Street, the building was enlarged and altered in 1936 when the adjacent Federal Building was constructed on Spring Street. An additional entrance for the post office was located on Green Street, but was changed to a window during the 1936 renovation. Arched openings on the south side corresponded to the Washington Street side, but were covered. At that time a two story, white marble, flat roof connecting wing was constructed, which repeats the entablature windows of the first story and has an iron railing enclosing the well leading to the basement openings on the Green Street side. The raised basement is marble and contrasts the granite foundation of the original structure. Prior to the 1936 tornado, a tribute to Confederate Colonel C. C. Sanders was the only Confederate soldier honored by the United States government with the erection of a statue on federally owned property.

### **Hall County Courthouse**

The Hall County Courthouse, located at the corner of Spring and Green streets is a two-story, Stripped Classical style building. The symmetrical, hip roof center block is topped with a clock tower, and flanked by flat roof wings. The masonry building is covered with marble panels. Marble bas-relief detail along the cornice and above side entrances includes gargoyle-like figures and floral-motif finials. “Hall County Courthouse” is engraved above the second story windows and below the cornice on the central block with bas-relief eagles on either side of the words. Interior details include terrazzo flooring, a marble staircase, and marble and plaster walls.

The 1936-1937 Hall County Courthouse was designed and constructed under the supervision of Atlanta architects Russell Lee Beutell and Sidney Shalar Daniell from the architectural firm of Daniell & Beutell, and was funded with federal funds from the Works Progress Administration (WPA). The elaborate landscape design includes a large lawn, shade trees, and system of sidewalks, monuments, and benches. In 1976, an annex designed by Jacobs, Matthews, & Parker Inc. of Gainesville was constructed and attached at the rear of the courthouse facing Spring Street.

### **Hall County Jail**

The Hall County Jail, NRHP-listed in 1985, was located on Bradford Street, south of the Phase II project area. The NRHP-listed Hall County Jail is no longer standing.

### **City Park, Bobby Gruhn Field/City Park Stadium, Green Street Pool, Martha Hope Cabin, and Gainesville Civic Center**

City Park, City Park Stadium/Bobby Gruhn Field, Green Street Pool, and the Gainesville Civic Center are located north of downtown and represent increased effort of Gainesville to provide civic facilities for its residents. These resources are located within the boundaries of the NRHP-listed Green Street-Brenau historic district and are significant in the areas of community planning and development, architecture, landscape architecture, and local history.

In 1886, the city purchased lots 26 through 33, containing 50 acres, in the sale of the Banks estate for \$1000 (Brooks 1985; Markuson 1983). In the same year, an ordinance passed that allowed for use of the property as park space. Early improvements undertaken by the city included a walkway extending from the area where the civic center parking lot is currently located down the hill to the mineral spring that was located near the present site of the stadium, and the construction of a pavilion in the early 1890s (Markuson 1983). The WPA constructed the log cabin (Martha Hope Cabin) at City Park in 1932 and the rock work on the stands at City Park Stadium/Bobby Gruhn Field in the late 1930s. The city built additional stands and a lighting system at the field in the 1950s. Tennis courts were added to the City Park complex in the 1950s and 1960s. The city constructed the Green Street Pool in 1934, and the WPA built the bathhouse later in the 1930s (Brooks 1985; Markuson 1983). Green Street Pool was renovated in 1981. The Colonial Revival style Civic Center was constructed in 1947 (Brooks 1985).

### **Green Street Circle, ca. 1890 - 1955**

Land in the vicinity of Green Street Circle appears to have been held in large tracts prior to the turn of the century, with subdivision of these larger tracts for smaller building lots beginning in the early twentieth century. Much of the land in the area was once associated with the Gower Springs resort that was in operation beginning sometime in the mid- to late nineteenth century and was possibly in business into the early twentieth century. The earliest house, 986 Green Street Circle, was constructed in 1890. A number of architectural styles are represented along Green Street Circle, including Craftsman, Neoclassical Revival, Colonial Revival, and English Vernacular Revival.

### **Gower Springs**

Beginning in the mid-nineteenth century, Gainesville and the surrounding area became a popular destination for tourists seeking the healing effects of mineral springs. White Sulphur Springs, located approximately six miles northeast of Gainesville, appears to have been the first of these resorts, and may have been operating as early as 1849 and remained in business until a fire destroyed the hotel in 1933. Gower Springs, Limestone Springs, and New Holland Springs followed in the mid- to late nineteenth century, leading some to coin Gainesville the “Sarasota of the South.”

Ebenezer N. Gower (1814-1897) was an entrepreneur and businessman who contributed to the development of Gainesville in the mid- to late nineteenth century. Research indicates he operated a hotel, most likely in or near downtown Gainesville by 1860 and further contributed to the local tourist industry through his development of Gower Springs, a resort centered on a mineral spring just north of Gainesville. He was also associated with a carriage manufacturing business and was involved in area mining operations. Gower was a native of Maine, but census records indicate he was a blacksmith living in Greenville, South Carolina by 1850 (1850 Federal Census). Deed records regarding Gower indicate he was a resident of Hall County by the late 1850s when he purchased Lot 35 in the town of Gainesville in 1857 (Hall County Deed Book [HCDB] H:607). Though he sold the lot the following day, this was the first of several recorded real estate transactions involving Gower.

By 1860, Gower lived in Gainesville with his family at “Gower’s Hotel” (1860 Federal Census). A number of other individuals were also residing in the hotel. In addition to operating local hotels, Gower appears to have been interested in the mineral prospects of the area. In May 1857, Gower obtained leases on at least two parcels of land to explore and develop mineral prospects on the property. In 1862, Gower purchased portions of Land Lots 4 and 5 in the 8<sup>th</sup> District that contained a gold mine and a pounding mill (HCDB I:608). Four years later, he sold his interest in this particular property to four different investors.

Gower Springs is the venture most closely associated with Gower. Research indicates the Gower Springs property was located west of Thompson Bridge Road, in the vicinity of Green Street Circle. Additional analysis of an historic plat map indicates the Gower Springs and hotel were likely located on the property where the First Baptist Church is currently located (Hall County Probate Plat Book B: 111). The Gower Springs property also featured a vineyard and an orchard. Portions of Holly Drive were formerly named Grape Street, which is likely a reference to the Gower Springs vineyard. Ridgewood Avenue, located just south of the Phase II survey area was formerly named Gower Street. Twentieth century development of the property has likely destroyed any evidence of the resort.

### **Park, Prior, and Perry Streets**

Prior to 1886, much of the land in the eastern portion of the Phase II survey area was owned by the Banks family. Following the death of Mrs. M. B. Banks, the land was subdivided and sold in 1886. A number of new streets were created, and much of the land was again subdivided and sold as smaller lots. Prior Street, named for Judge Garland Prior was opened sometime before 1885. W. H. Craig and H. H. Perry bought several lots, opened Perry Street, and later donated it to the city in 1909.

The majority of resources in this area are residential, constructed between 1910 and 1962 with a variety of architectural types and styles. The majority of the houses in the area are Queen Anne, bungalow, English Cottage, and Ranch House types, with various stylistic details including Folk Victorian, Colonial Revival, and English Vernacular Revival. Resources along Park, Prior, and Perry Streets appear to have been constructed contemporaneously with those located in other areas of the Candler-Boulevard-Park-Prior-Perry neighborhood and represent a continuation of this larger residential development trend, and should be evaluated as a larger area with other resources in the Candler-Boulevard-Park-Prior-Perry that were evaluated during the Phase I survey. Chapter 3 provides additional details regarding the development of the Candler-Boulevard-Park-Prior-Perry residential neighborhood.

### **Brenau College**

The main campus of Brenau College (now University) was recorded during the Phase I survey, while the eastern portion of the campus was recorded during the Phase II survey (Figure 4.4). Both portions of the campus were evaluated as a whole during the Phase II survey.

Brenau was founded by the Georgia Baptist Convention as the Georgia Baptist Female Seminary in 1877 and opened to students in 1878. Initially the campus consisted of a few small buildings located in the block bounded by Boulevard, Prior Street, Park Street, and Washington Street, and the oldest resources associated with the campus are located in this area. Over the years, Brenau steadily expanded its campus outside this boundary and constructed a number of academic and residential buildings, along with recreational facilities, east of Prior Street. As additional space was needed, a number of existing residential resources in the surrounding neighborhood were converted to office use and have been incorporated into the growing campus, which consists of 53 acres in Gainesville. Additional information regarding the history of Brenau University is included in Chapter 3.

Sanborn Fire Insurance Maps can be used to trace campus development. The 1888 Sanborn Map shows a “School House,” a Boarding House, and two small dwellings as the only buildings on the property of what was then known as the Georgia Baptist Female Seminary (Figure 4.5). By 1898, the campus included a large auditorium and additional dormitory and boarding spaces, along with the school house building that was present in 1888 (Figure 4.6). By 1909, a library and dormitory had been constructed connecting earlier dormitory space and the school house building (Figure 4.7). The 1915 map shows Brenau experienced substantial growth with the addition of a number of buildings on campus (Figure 4.9). The 1915 map also shows the area east of Prior Street for the first time when only one building is shown there and the map refers to the area as “Brenau Park” (Figure 4.8). Seven years later, two dormitories and a gymnasium were shown in the Brenau Park area, along with a small body of water known as Lanier Lake, while the original campus area growth had slowed with little additional construction during that time (Figure 4.9). By 1962, the campus looked very similar to what is present today, though a few buildings have been altered or constructed since that time (Figures 4.10 and 4.11).

Alterations, including the application of vinyl siding and replacement of original windows, have compromised the architectural integrity of many of the buildings. During the 1950s, many of the buildings on the Brenau campus experienced major exterior alterations, including the application of a red brick veneer and addition of large square columns. It appears a number of these buildings are wood frame construction and were previously covered with wood siding. However, due to the age of the alterations, some of these buildings may have gained architectural significance in their own right. Other buildings that were constructed during this period also reflect the same “red brick-square column” exterior styling. The easternmost area of the Brenau campus continues its recreational use providing facilities such as playing fields, tennis courts, and a recreational building.



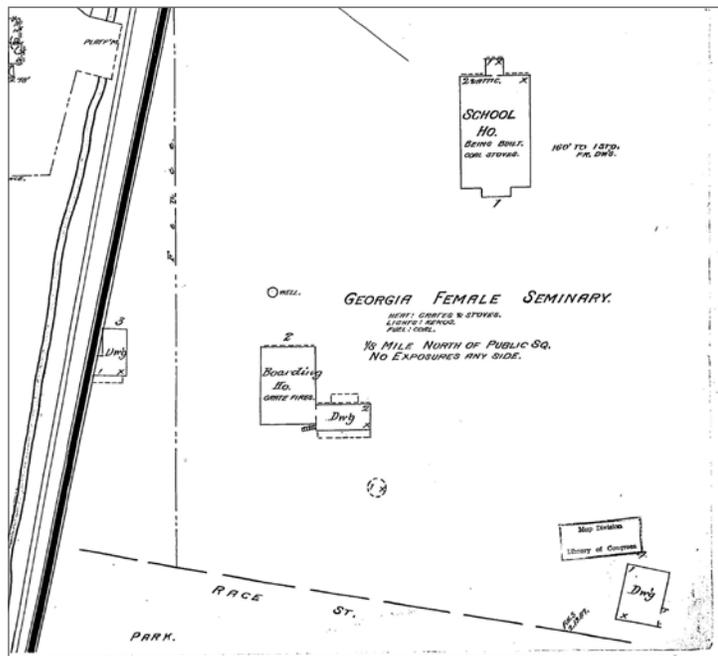


Figure 4.5 Sanborn Map showing Georgia Female Seminary in 1888.

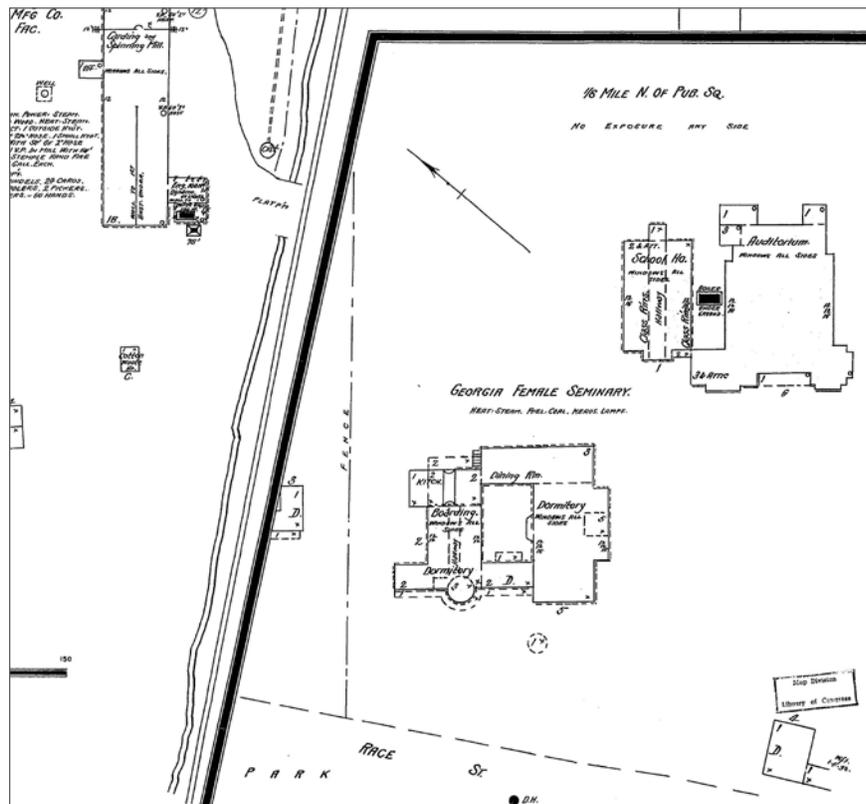


Figure 4.6 Sanborn Map showing Georgia Female Seminary in 1898.

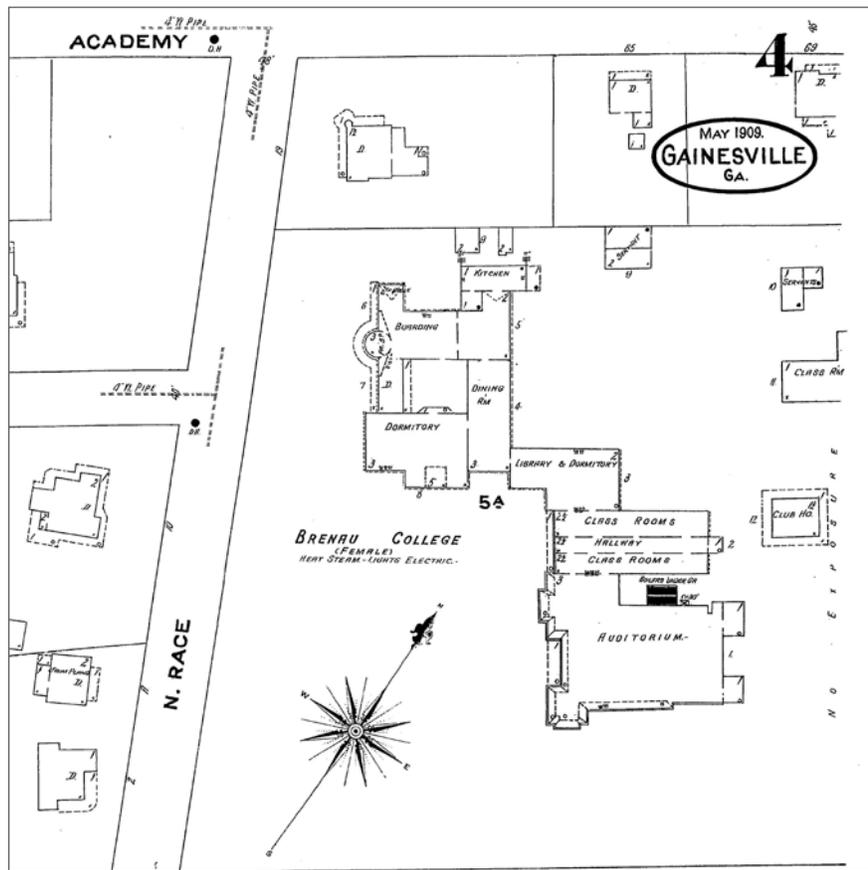


Figure 4.7 Sanborn Map showing Georgia Female Seminary in 1909.

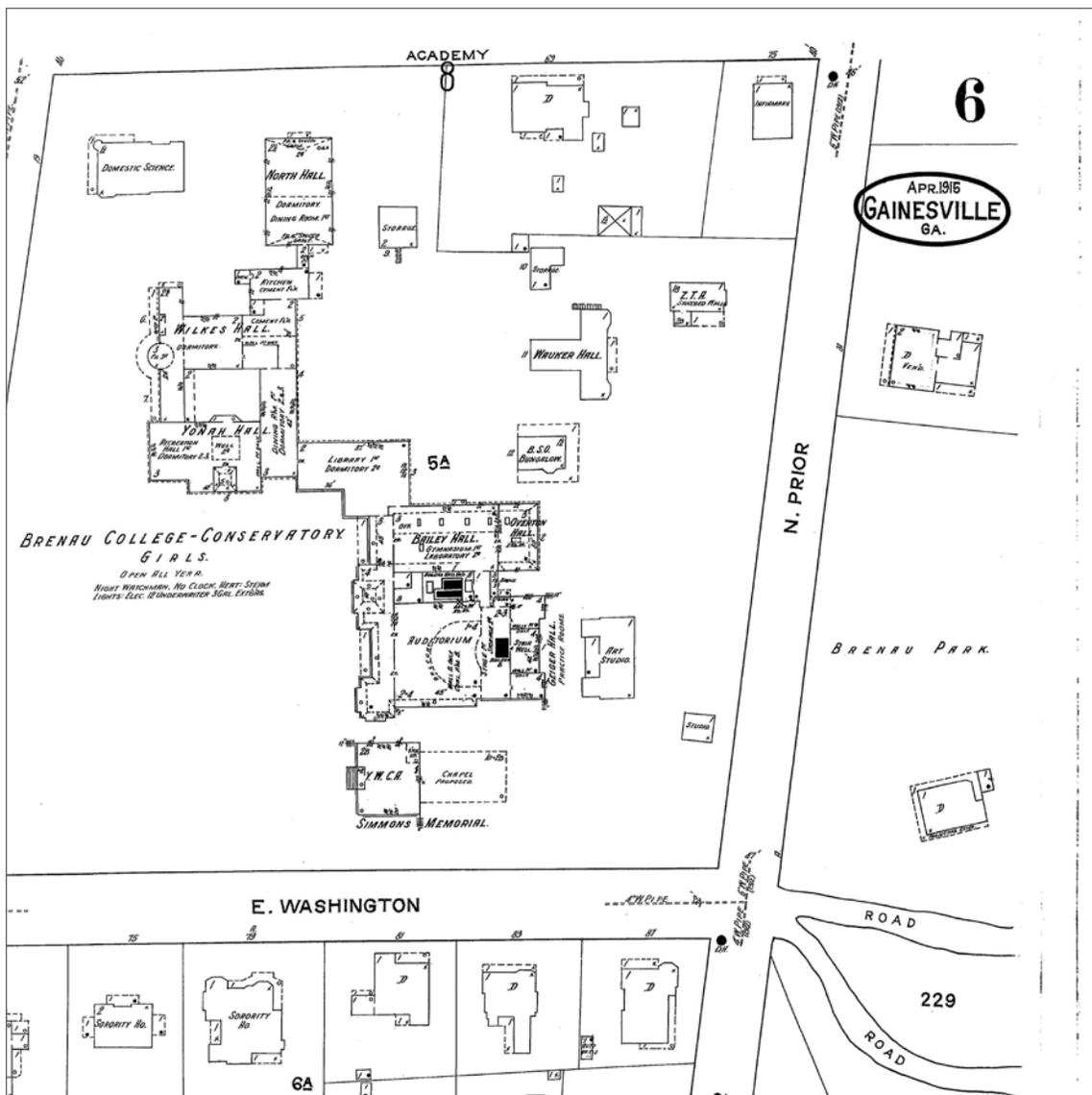


Figure 4.8 Sanborn Map showing Georgia Female Seminary in 1915.



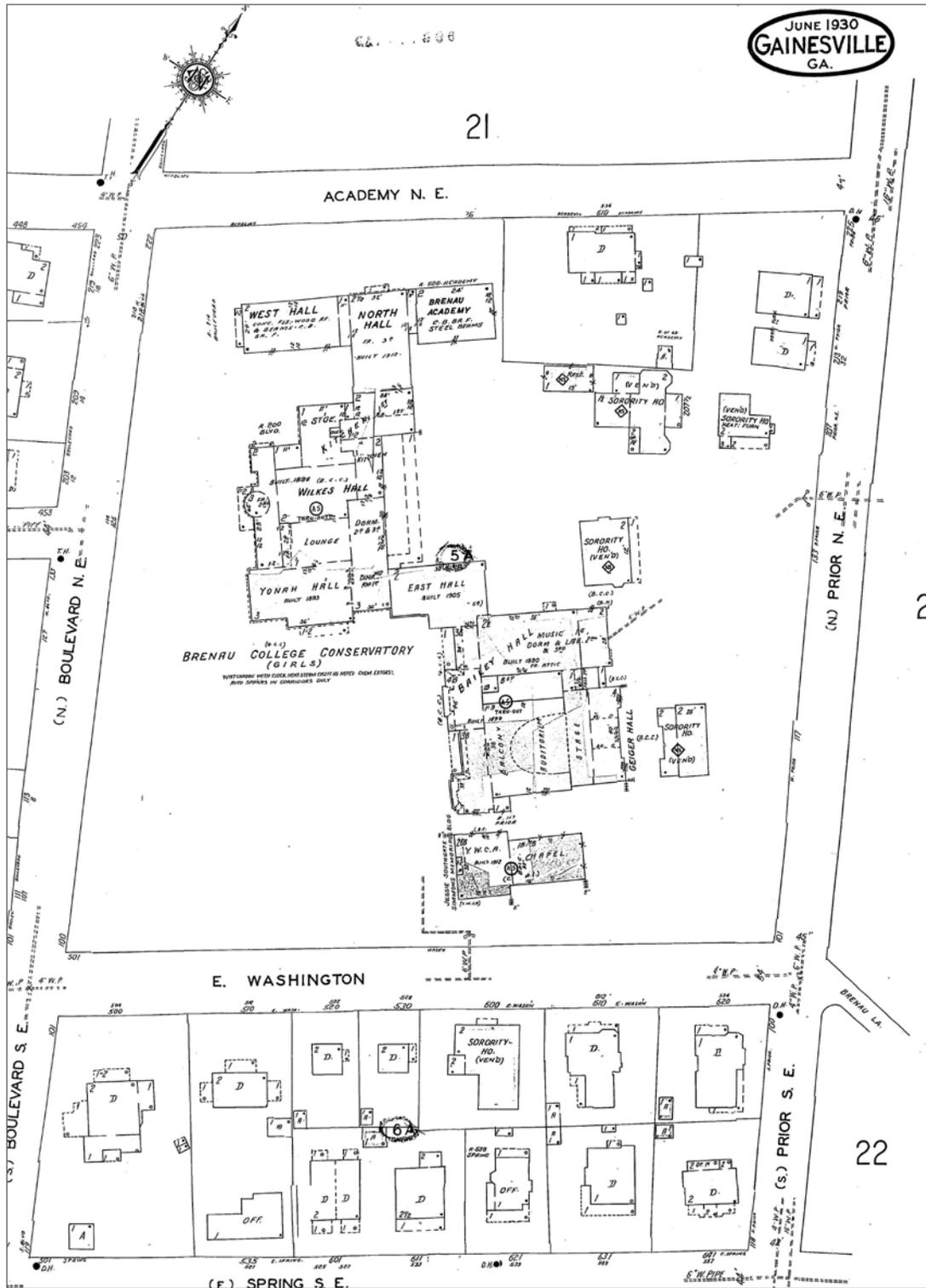


Figure 4.10 Sanborn Map showing Brenau College campus west of Prior Street 1930-1962.

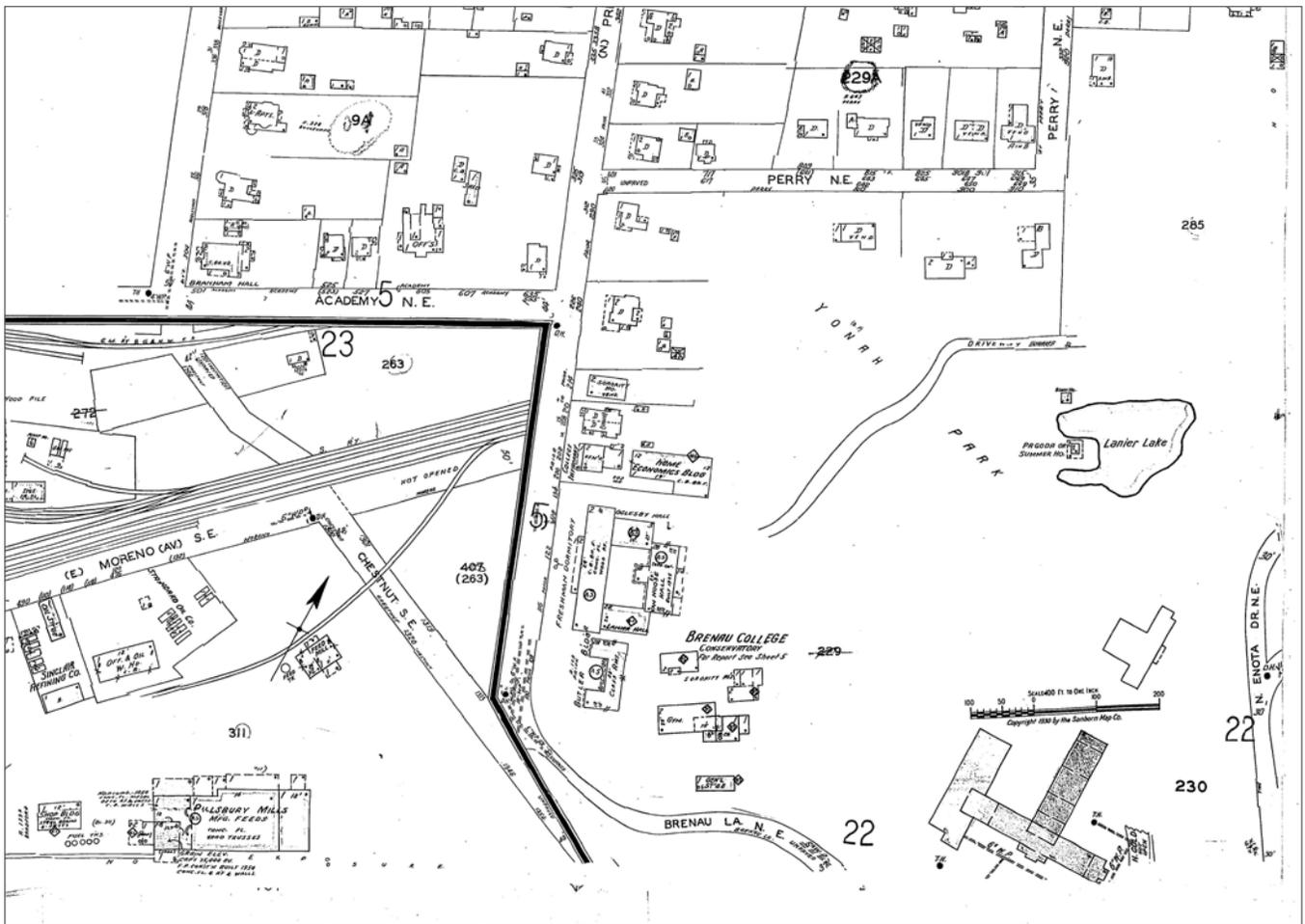


Figure 4.11 Sanborn Map showing Brenau College campus east of Prior Street 1930-1962.

### Hillcrest Avenue, Ivey Terrace, Northside Drive

The residential dwellings along Hillcrest Avenue, Ivey Terrace, and the block of Northside Drive located between North Avenue and Ivey Terrace exhibit a degree of similarity and consistency in design, siting, and construction that warrant further study. These houses are located on relatively small lots, and are typically one of three house types: front gable bungalow, side gable cottage, or a two story, four-room house that does not appear to be one of the identified common house types in Georgia. The houses exhibit minimal stylistic details, though some have basic Colonial Revival elements.

Ivey Terrace Park is a linear park, running roughly east to west, on the south side of Ivey Terrace. The hilly terrain contains a small spring and a creek running through the park. According to information on file at the Gainesville Parks and Recreation Department, Ivey Park existed by 1924, when the department was created (Gainesville Parks and Recreation Department: 3-4). The information also indicated Ivey Terrace may have been the city's first public park, but City Park was also in existence prior to 1924. Civilian Conservation Corps (CCC) and WPA workers improved Ivey Terrace Park during the 1930s, clearing underbrush and building many of the stone walls and trails that traverse the park. The workers also camped near the area below the park, in the vicinity of Gainesville High School. Stone structures, including walls, stairs, and a small outbuilding, built during the 1930s still stand in the

park. To celebrate the United States Bicentennial the city constructed a replica of Mule Camp Springs at Ivey Terrace that consisted of a small church, a schoolhouse, a store, cabins, a covered swinging bridge, and a foot bridge. These buildings were removed from the park in the 1980s due to problems with vandalism and erosion.

### **Post-World War II Suburban Development**

As automobiles increasingly became the dominant mode of transportation in the second quarter of the twentieth century, concentrated residential development moved to what was then considered the outer fringes of the city. Following World War II, the United States experienced a widespread housing shortage. Veterans returning home from the war utilized federal assistance from programs such as the G.I. Bill that provided college funding and Federal Housing Administration (FHA) loans that provided home financing, thus driving an unprecedented era of economic mobility. As the population grew, development extended outward from older, more established neighborhoods. A rising middle class in pursuit of the “American Dream” of homeownership propelled the development of suburban housing.

By far, the predominant architectural type constructed during the post-war period was the Ranch house. Ranch houses could be constructed quickly from a ready supply of raw materials that a few years earlier had been wholly reserved for the war effort. This trend stretched across the country from large cities to small towns. In Gainesville, examples of post-World War II suburban development are primarily located in the northwestern portion of the Phase II survey area, including the areas around Crestview Terrace, Dixon Drive, and Stillwood Drive (Figure 4.12).

### **Crestview Terrace**

Crestview Terrace represents one of the early layers of post-World War II suburban development in the Phase II survey area. Crestview Terrace is connected to Ridgewood Avenue by two streets, Circle Drive and Crestview Place. While Ridgewood Avenue contains a number of homes constructed after 1945, the street also contains homes that were built prior to the war, and represents a continuation of earlier development patterns. Crestview Terrace, on the other hand, represents a diversion from this pattern, consisting primarily of Ranch-type houses that were constructed exclusively in the post-war era between 1950 and 1965, with the bulk of houses built in the early 1950s. Crestview Terrace runs in a roughly southeast-northwest direction, paralleling Ridgewood Avenue, but features another diversion from earlier development patterns: a cul-de-sac at the terminus of each end of the street. Two adjacent streets, Hillside Drive and Circle Drive, also contain a number of houses that were constructed contemporaneously with those on Crestview Terrace.

### **Dixon Drive**

Dixon Drive consists primarily of Ranch-type houses constructed on large building lots. Dixon Drive represents another of the early layers of post-World War II suburban development in the Phase II survey area. Construction dates range from 1939 through 1966, and all but two of the houses on the street were constructed following World War II. Dixon Drive appears to be a continuation of an earlier residential pattern in the area with streets laid out in a grid pattern, running southeast to northwest direction, and roughly paralleling earlier residential streets such as Ridgewood Avenue. Dixon Drive is bisected by Bradford Street, with Holly Drive (formerly Grape Street) at its eastern terminus. The western terminus of the grid-pattern is Wessell Road, with the portion of Dixon west of the intersection following a more curvilinear pattern. In addition to Wessell Road, Rudolph Street stems from Dixon Drive and appears to be a continuation of the larger residential development pattern in the area.

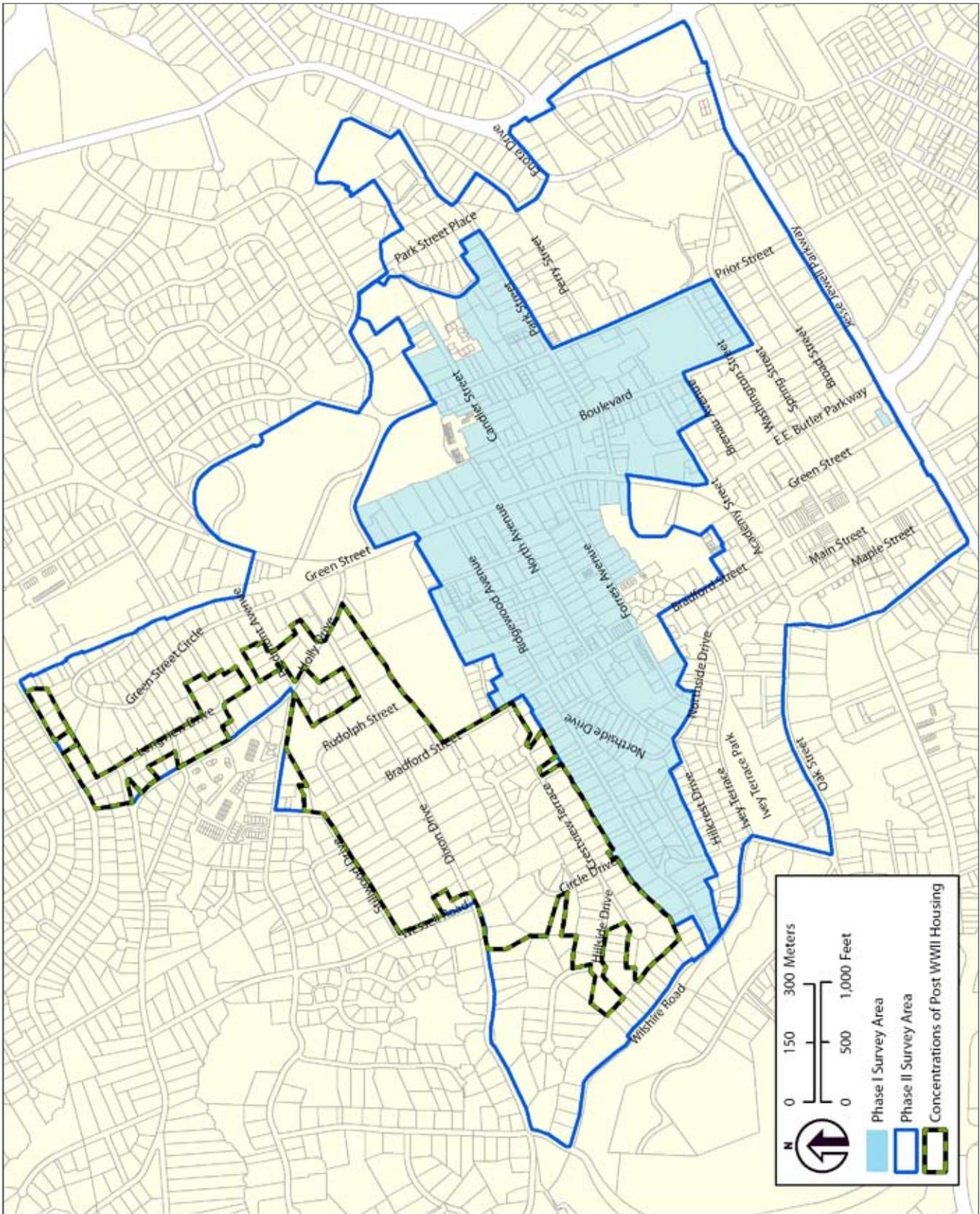


Figure 4.12 Map showing concentrations of Post-World War II development north of Gainesville.

## **Puckett Estates**

Puckett Estates is a mid-twentieth-century residential subdivision consisting of houses located along Stillwood Drive, Wessell Road, Tanglewood Drive, and the section of Piedmont Avenue roughly lying between the intersection of Bradford Street and Wessell Road that were developed by Arnold Puckett from the early 1930s through the 1950s (Lloyd 2008). Ranch houses, with a number of stylistic applications ranging from no academic style to Colonial Revival, constitute the majority of houses in the Puckett Estates subdivision. At least one architect-designed house, 980 Wessell Road built in 1953 and designed by Atlanta architect Clement J. Ford, is located in the area.

The Puckett family was living on Grape Street by at least 1910, when Arnold was living with his wife, Lon, and father, John, and was employed as a carriage painter (1910 Federal Census). John was listed as a quarryman. In 1920 and 1930, Arnold Puckett was listed as a carpenter and was still living on Grape Street (1920, 1930 Federal Censuses). A number of other individuals living near Puckett were also listed as being employed in building trades including carpentry, painting, plumbing, and electrical work (1930 Federal Census).

Beginning in 1932 or 1933, Arnold Puckett platted smaller lots within the property he owned, graded additional streets, and dug trenches to accommodate the installation of future gas lines. Prior to that time, Puckett owned a house near the intersection Piedmont Avenue and Bradford Street, a vineyard located in the block now bounded by Piedmont Avenue, Tanglewood Drive, Wessell Road, and Stillwood Drive, and a mica mine located in the area southwest of Piedmont Avenue and Wessell Road. According to Jim Lloyd, a grandson of Arnold Puckett, the Puckett home had an indoor swimming pool, a remnant of which is still visible, and the only streetlight in the vicinity. Some of the first mica Puckett mined at the site was used to construct the chimney of a small building still located on the Hosch property at 424 Green Street (NAHRGIS ID # 205788). Puckett later signed a contract with Sears, Roebuck, and Company to provide mica used in backing mirrors.

According to Lloyd (2008), the first house constructed in the Puckett Estates subdivision was 452 Stillwood Drive (outside bounds of Phase II survey) in 1953. The house is still owned and occupied by descendants of the Arnold Puckett. The second house was constructed at 444 Stillwood Drive (outside bounds of Phase II survey). According to Lloyd, all but three houses in the subdivision were built by the Puckett family. Following Arnold Puckett's death in 1942, his son, Carl, assumed leadership of the business and constructed most of the homes in the subdivision (Georgia Health Department 1998; Lloyd 2008).

### *4.3.2 Individual Resources*

#### **Piedmont Hotel (Longstreet Hotel)**

Representative of the post-Civil War era culture of military grandeur and entrepreneurship, the Piedmont Hotel was built and operated by Confederate General James Longstreet from 1875 until his death in 1904. Railroad accessibility contributed greatly to the rise of Gainesville as a popular resort destination in the late nineteenth century. Located near the train station, at 827 Maple Street, the Piedmont Hotel enjoyed the prosperity of the time. During that same period, the nascent local poultry industry was being established in Gainesville and was promoted and popularized on the menus of the hotel's dining rooms. In August of 1887, Jessie Wilson, a daughter of Ellen L.A. & Woodrow Wilson, was born at the Piedmont Hotel while her parents were guests (Gainesville Times, Sunday November 16, 1997: 5; *Blue & Gray Magazine*, October 1997: 49-51).

Since the mid-1990s, community preservation efforts have been steered by the Longstreet Society and local architect, Garland Reynolds. Although the Piedmont Hotel represents a significant local landmark, only a small portion of the original building is extant, making it ineligible for listing in the NRHP (correspondence on file at HPD offices).

## **Alta Vista Cemetery**

Alta Vista Cemetery is the preeminent burial ground in Gainesville and has been in operation nearly 140 years. The earliest known burial, belonging to Thomas Bennett, dates to 1872. Burials in the cemetery represent some of the most significant persons and events associated with the city. Additionally, the design of its grounds embodies the Victorian ideal of funerary grounds as a park-like setting.

A number of individuals prominent in the early development of Gainesville are represented in Alta Vista. The most well known individual is Lt. General James Longstreet (1821-1904), of the Confederate Army. Longstreet was General Robert E. Lee's senior officer and reportedly called "Old Warhorse" by Lee. Longstreet lived his final years in Gainesville as a postmaster, hotel operator, and gentleman farmer. He served in the US Army with Zachary Taylor before the Civil War, and his gravestone shows the Confederate and Union flags crossed.

Also interred here is Minor Winn Brown (1797-1873), whose family cemetery was moved to Alta Vista from its earlier location near the town square in 1929. Brown moved to Gainesville in 1839, built a house facing the square, owned a drug store, and also owned the first coach and span in Hall County. He built Brown's Bridge around the year 1840; the bridge spanned the Chattahoochee River between Hall and Forsyth counties and was the first toll bridge in the area. Although the original bridge is long gone, Browns Bridge Road is still one of the major roads in the Gainesville area. Minor Brown was also the Hall County treasurer for many years, the second postmaster of Gainesville, and owned over 1,000 acres of land in Hall County.

Men significant in the early political history of Gainesville include William Pugh Smith, the first mayor of Gainesville, and Robert H. Smith, Gainesville's first paid fire chief. William G. Meador, who started the Gainesville Iron Works with his father in 1889, was part of the body of officials who wrote the city charter, served as President of the first Chamber of Commerce, and was one of the first three city commissioners, in addition to serving as mayor of the city for two years. He was also a member of the city's Board of Education for 14 years and served as a grand master of the Grand Masonic Lodge of Georgia.

Two people buried in Alta Vista Cemetery are the namesakes of Georgia counties: Dr. Richard Banks (Bank County), and Allen B. Candler (Candler County). Dr. Banks was a noted physician who treated the settlers and Native Americans of north Georgia and South Carolina. A Confederate colonel, Candler was also a US congressman from 1883 to 1891 and Georgia governor from 1898 to 1902. After retiring from politics, Candler became Georgia's first compiler of records. Another Georgia governor buried at Alta Vista is James M. Smith (1823-1890). Thomas Montgomery Bell (1861-1941) was a US Congressman from 1913 to 1931.

Alta Vista also contains the remains of veterans of all the major United States wars. Three Revolutionary War veterans are interred at Alta Vista. Jordan Holcombe (1762-1846) served in the war for 13 months, beginning at age 18. Holcombe's daughter was married to Minor W. Brown, a prominent citizen of early Gainesville (see above). The other two Revolutionary War veterans are Beal Barker and William Clark. There are over 160 Civil War veterans, including one Union soldier. Other than Lt. General Longstreet and Allen D. Candler who have already been mentioned, there is also the grave of Cooper B. Scott, whose obituary states that he fired the first canon at Ft. Sumter at the start of the Civil War. The first two Hall County deaths from World War I have their graves at Alta Vista, James T. Bales (d. 9/26/1918) and Paul E. Bolding (d. 10/3/1918).

Gainesville's black history and social changes resulting from the Civil Rights Movement are represented in Alta Vista by the graves of Dr. E. E. Butler, a noted Gainesville physician, and John W. Morrow, Jr. (1918-1996), Gainesville's first black mayor. Butler was the first black member of the Gainesville Board of Education in 1950, created the Men's Progressive Club in 1952 (which worked to further the interests of black people in the area), and was also the first president of the local chapter of the NAACP. Morrow was also a member of the Gainesville Board of Education, as well as being Gainesville's first black councilman (elected in 1979). He was elected mayor in 1985.

Along with the people who have already been listed above, there are many others buried in Alta Vista who are of great importance to the local community or the state. Jesse Jewell (1902-1975), whose innovations in the

poultry industry during the mid-twentieth century led Gainesville to become “the poultry capital of the world” is interred at Alta Vista, as is Charles Manley “Sonny” Carter (1947-1991), an astronaut who flew on a Space Shuttle mission in 1989 and was inducted into the Georgia Aviation Hall of Fame in 1992. Judge J. B. Gaston (1850-1916) was an early mayor of Gainesville and the best man in General Longstreet’s second wedding. H. W. J. Ham (1851-1907), a famous writer and lecturer who lived in Gainesville, is also buried in Alta Vista. Known for his wit and eloquence, he was invited to lecture all over the country and was recognized by many as another Mark Twain. His most famous lectures are “Old Times in Dixie” and “The Snollygoster in Politics.” Ham also represented Hall County in the Georgia Legislature. Other people of note buried in Alta Vista include Dr. E. P. Hamm (1862-1921), who was General Longstreet’s physician; Luther B. Bridges (1884-1948), composer of the famous Christian hymn “He Keeps Me Singing;” and Patrick O’Niell, inventor of the O’Niell Gin Saw.

Individuals prominent in the educational history of Gainesville include Azor Van Hoose, who was one of the three founders of the Georgia Baptist Female Seminary, which later became Brenau College; Haywood J. Pearce (d. 1943), who presided over Brenau College from 1893 to 1948 and was one of the co-founders of the Riverside Academy in 1907; and General Sandy Beaver (1883-1969), who was the first president of Riverside Academy and held the post until his death in 1969.

Examples of graves which are particularly representative of Gainesville’s history include those of the victims of major tornadoes that hit the town in 1903 and 1936. Both of these tornadoes are included in listings of the top 25 deadliest tornados in United States history, and are represented at Alta Vista by mass graves of the unidentified victims of the natural disasters. The January 1, 1903 tornado is listed as number 16 of the 25 deadliest tornados in the United States. The exact death toll is unknown, but at least 98 people were killed. The Gainesville Cotton Mill was hit hardest by the tornado, destroying the fourth and fifth floors of the building. Since this was during the time when child labor was still used, many of the fatalities here were children. 1,500 people were reported homeless in Gainesville due to this event, out of a population which at the time totaled only 6,009. Property loss was estimated at \$750,000. The April 6, 1936, tornado is listed as number five of the 25 deadliest tornadoes in United States history. At least 203 people were killed and many buildings were destroyed. The largest death toll in a single building for any United States tornado (70 people) occurred at the Cooper Pants Factory. Buildings surrounding the downtown Gainesville Square were devastated, including the Hall County Courthouse. Parts of Brenau College were also destroyed. In 1938, President Franklin D. Roosevelt visited Gainesville to re-dedicate the city that had been all but destroyed by the tornado. The memorial stone in Alta Vista reads, “Unknown Dead, Killed in Tornado, April 6, 1936, Erected by City of Gainesville.”

### **Chattahoochee Park Pavilion (American Legion Park Pavilion)**

The Chattahoochee Park Pavilion (now known as the American Legion Park Pavilion) fronted Lake Warner, a body of water by the erection of Dunlap Dam and Shoals across the Chattahoochee River. Completed in 1908, the dam and shoals were used to provide electricity to Gainesville. Union General Adoniram Judson Warner is credited with building Chattahoochee Park while serving as a transportation and hydroelectric power construction consultant in Gainesville from 1898 through 1910. Originally, a streetcar line from downtown Gainesville looped around the park, providing a mode of transportation to prospective patrons.

By 1923, Georgia Power bought the property, renamed it Power Club Camp, and reopened the park in 1925 as a recreational facility for Georgia Power employees. Ms. Alley Rochester Terrell, whose father B. B. Rochester managed the Dunlap power plant beginning in 1928 and later became superintendent of the camp after the dam was destroyed in 1936, remembered employees who visited the camp came mostly from Atlanta, but visitors also came from as far south as Griffin and Macon. She says that although the camp was by no means fancy it was a very popular destination. The Power Club Camp included about 30 cottages, a stream-fed swimming pool, Lake Warner, and a dance hall. The creation of Lake Lanier in the 1950s claimed Lake Warner, yet the pavilion remains (*Gainesville Times*; McRae 1985).

## 4.4 PHASE II SURVEY RECOMMENDATIONS

### 4.4.1 Potential Local Historic Districts

#### **Green Street Circle**

A portion of Green Street Circle is within the NRHP-listed Green Street-Brenau Historic District. A number of resources that were considered non-contributing elements of the historic district at the time of NRHP listing in 1985 are now 50 years old and would now be considered contributing resources within the district. In addition, the NRHP District did not include resources north of 1125 Green Street Circle on the west side of the street and 1090 Green Street Circle on the east side of the street, though a number of the resources north of the NRHP boundary appear to meet NRHP criteria and are likely candidates for a Green Street-Brenau Historic District expansion.

Overall, the resources along Green Street Circle possess a high degree of architectural integrity, though alterations have compromised the integrity of a few resources on the street. Green Street Circle's curvilinear pattern represents an early divergence from residential streets laid out in a grid pattern, and is an early example of a park-like residential suburb in Gainesville. Thus, Green Street Circle is also a candidate for designation as a local historic district (Figure 4.13).

#### **Park-Prior-Perry Street Area**

Much of the land in the vicinity of the Park-Prior-Perry area was included in the 1985 Green Street-Brenau NRHP district. The district has retained a high degree of integrity overall; however, recent demolitions of resources and the construction of new housing continue to threaten the continuity of the district. The primary areas of concern are along the eastern end of Candler Street, and lots located on Prior and Park streets where recent townhouse projects have been constructed. These projects are out of scale, size, and architectural character with the historic resources in the NRHP district. In addition, a number of resources were listed as non-contributing due to age at that time, but many of these resources now have reached 50 years of age and, thus, should be contributing resources to the historic district.

The 2006 reconnaissance survey listed this area, along with Brenau University, as a potential local historic district. The Brenau campus and the neighborhood around Boulevard, Candler, Park, Prior and Perry streets are adjacent but do not appear to have a clear development dependency on one another. While a combined district is feasible, designation of the Candler-Boulevard-Park-Prior-Perry neighborhood as a local historic district is not dependent on the inclusion of the Brenau campus, or vice versa. Figure 4.14 shows additional resources that should be considered as contributing resources to a historic district in the vicinity of Boulevard, Candler, Park, Prior, and Perry Streets.

#### **Brenau College**

The importance of Brenau to the history of Gainesville warrants its consideration as a local historic district. The central campus and buildings along Boulevard, Washington Street, and Prior Street were included in the 1978 Brenau College NRHP district and the 1985 Green Street-Brenau NRHP district. However, the campus has expanded and changed since that time, and buildings that were not old enough at the time of the 1978 listing may have gained significance in the last 30 years. Hence, the boundaries of the 1978 and/or 1985 NRHP districts may no longer accurately reflect the historic significance of the school. An evaluation of the previously delineated NRHP boundaries encompassing portions of the school indicates only a portion of the historic campus has been included in these districts. A local historic district would ideally include both portions included in the NRHP nominations in addition to the area east of Prior Street as shown in Figure 4.4.





### **Ivey Terrace-Hillcrest Drive-Northside Drive Neighborhood**

The origin of residential development in the Ivey Terrace-Hillcrest Drive-Northside Drive neighborhood and its relationship to the history of the area provides a basis for a potential local historic district (Figure 4.15). Two scenarios that may explain the degree of similarity in design and development are likely. First, the majority of resources along these streets were constructed in 1936 and 1937, which indicates they may have been constructed following destruction caused by the tornado in April 1936 either as replacement housing for houses destroyed in the vicinity or as housing to accommodate displaced residents from other areas of the city. Following the tornado, some homes were constructed using federal funding to replace damaged and destroyed dwellings by firms such as Gainesville Replacement Homes, Inc. (Markuson 1983).

Unfortunately, Hillcrest Avenue, Ivey Terrace, and the related portion of Northside Drive are not shown on historic Sanborn maps prior to the 1960s, and the extent of development in the area before the 1936 tornado is unknown. Though much attention has been given to the role of federal aid in rebuilding destroyed and damaged civic buildings in the wake of the 1936 tornado, little research has been aimed at understanding the role of federal aid in the rebuilding of private homes. Additional research in the Hillcrest Avenue, Ivey Terrace, and Northside Drive vicinity could provide information on the extent of federal involvement in this area and its impact on Gainesville's historic building record.

Second, the design and development of small, simple dwellings resembles villages constructed by some mills as housing for employees. The presence of a majority of smaller dwellings for general employees mixed with a few larger, two-story houses for managers, may indicate this type of development. Further, a mill is located just outside the Phase II survey area at the corner of Ridgewood Terrace and Woods Mill Road (formerly Rainey Street). Though the age and history of the mill were outside the bounds of the current investigation, it may be related to the development of housing in the immediate vicinity, including but not limited to those dwellings located along Hillcrest Avenue, Ivey Terrace, and Northside Drive. Mill village construction in the South reached its peak in the early 1900s through the 1920s. If the housing is associated with a mill, it may represent a late development of this type of residential construction.



### **Crestview Terrace**

The Crestview Terrace area is a potential candidate for a local historic district (Figure 4.16). The resources are primarily Ranch houses with a number of stylistic applications. Most resources on Crestview Terrace, Hillside Drive, and Circle Drive retain a high degree of integrity and collectively represent an emerging post-World War II development pattern in Gainesville.

### **Dixon Drive**

Dixon Drive and adjacent streets are potential candidates for a local historic district (Figure 4.17). Like most other post-World War II residential developments, houses along Dixon Drive, Rudolph Street, and a portion of Bradford Street are primarily Ranch type with a variety of stylistic applications including Colonial Revival, English Vernacular Revival, and newer, more contemporary styles. Dixon Drive may have been an early attempt at suburban development that was interrupted by the outbreak of the war. Most resources on these streets retain a high degree of integrity and collectively represent an emerging post-World War II development pattern in Gainesville.

#### *4.4.2 Individual Resources*

##### **Alta Vista Cemetery**

Because of its age and the fact that many of Gainesville's prominent citizens are buried here, the cemetery represents the history of the city. The arrangement of streets interspersed with grave plots embodies the Victorian ideal of funerary grounds as a park-like setting. A number of events and individuals associated with the cemetery give Alta Vista an additional layer of significance. Due to its importance in the history of Gainesville, Alta Vista Cemetery appears to be eligible for listing the NRHP.

Alta Vista Cemetery in Gainesville, Georgia may be considered significant under National Register Criteria A and B, with its core significance being related to persons who are of outstanding importance on both local and state levels. There is also at least one individual buried here who is of national significance. Alta Vista Cemetery meets Criteria Consideration D of National Register Bulletin 41 because it derives its primary significance from persons of transcendent importance. General Longstreet is an individual with national significance because he was such a prominent figure in the Civil War. Although there are two other extant sites associated with Longstreet's life, neither of them retain integrity. His house burned in 1889, and only the granite steps and the foundation remain. At this site, there is also one small arbor of grapes from what used to be Longstreet's vineyard. The other location associated with Longstreet's life that still exists is part of the hotel he owned. Most of the building was demolished in 1918; only the lower level of the north wing still exists. In addition to the people already listed above, there are several others buried here who "made outstanding contributions to the history of the state or area in which the graves are located" (Potter and Boland 11).

##### **Gainesville City Hall**

The Gainesville City Hall was not listed in the NRHP. The building was excluded from the 2003 Gainesville Commercial Historic District nomination due its distance from the concentration of resources in the district, and its presence in the midst of several large non-historic buildings including the Georgia Mountains Center, large additions to the Hall County Courthouse, and the presence of other modern buildings located on the south side of Jesse Jewell Parkway. The city hall building appears to be the only art deco style building in Gainesville not listed in the NRHP. Constructed in the wake of the 1936 tornado, the city hall building is an outstanding example of the art deco style that was the predominant style used for reconstruction of civic buildings devastated by the storm. While it is surrounded by a number of non-historic buildings, as the 2003 Gainesville Commercial Historic District nomination states, the prevalence and importance of the style in Gainesville warrants its consideration as a NRHP eligible building. The period of reconstruction following the tornado also represents a significant building period in the city's history.

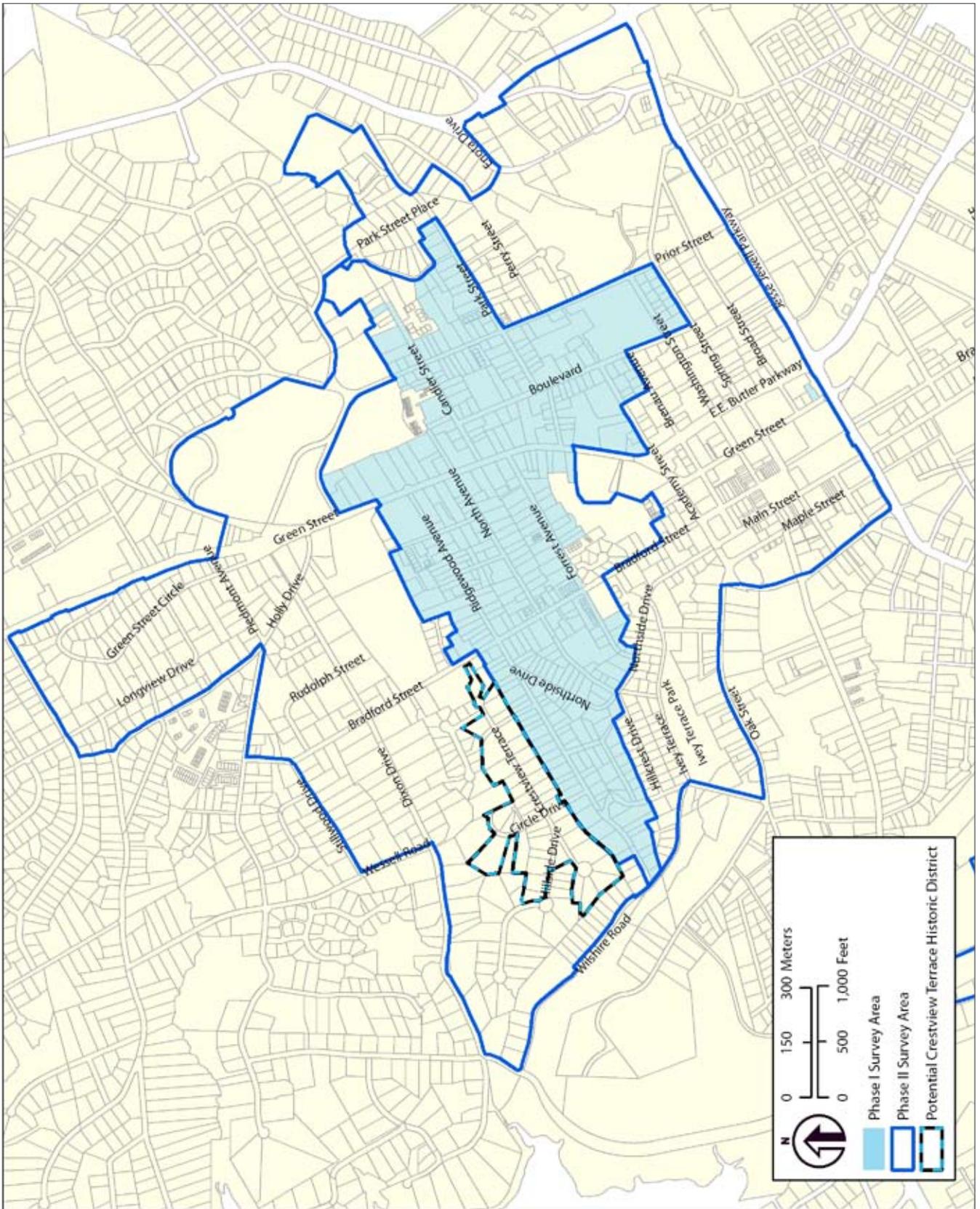


Figure 4.16 Potential Crestview Terrace Historic District.

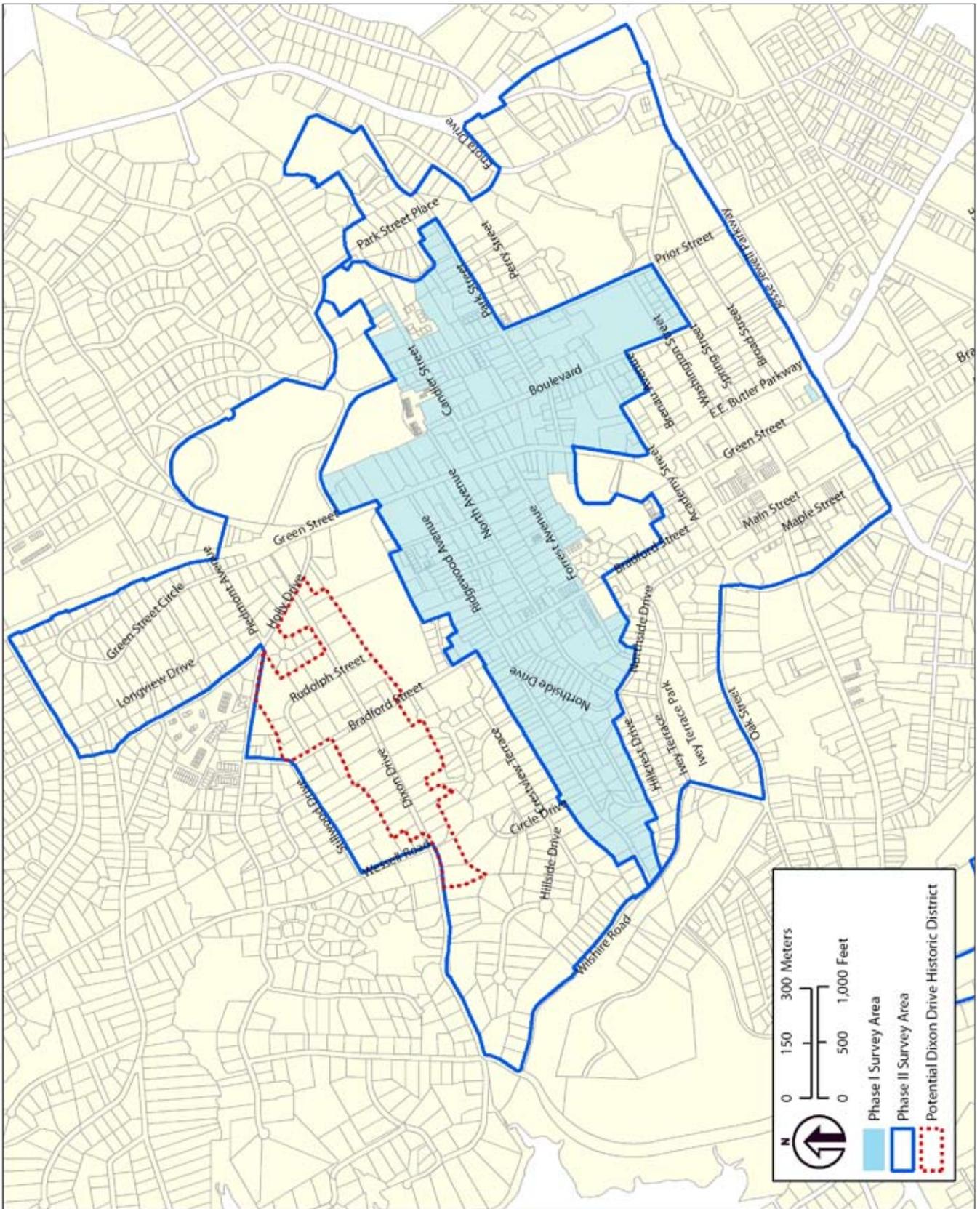


Figure 4.17 Potential Dixon Drive Historic District.

Further, the building represents a significant era nationally as an unprecedented amount of federal funds flowed into the city as a result of the New Deal. In response to the ongoing national depression, federally funded programs designed to bolster the United States economy provided aid in the form of jobs, building programs, and other economic assistance.

#### *4.4.3 Recommendations for Future Survey Phases*

##### **Puckett Estates**

The Puckett Estates subdivision provides a number of potential research opportunities. Since only a small portion of the Puckett Estates development (the south side of Stillwood Drive and two houses on the east side of Wessell Road) was investigated during the Phase II survey, the rest of the houses in the subdivision should be surveyed to provide a more thorough documentation of the house types and styles. In addition, the chronology provided by Mr. Lloyd and the death record of Arnold Puckett are somewhat inconsistent since Arnold Puckett appears to have passed away in 1942, and the earliest house in the Puckett Estates subdivision is said to have been constructed in 1953. Further investigation of the subdivision could advance the understanding of the building industry in the area and the role of individual builders in the early- to mid-twentieth century development history of Gainesville.

##### **Areas of Post-1936 Tornado Rebuilding**

The 1936 tornado is undoubtedly one of the most significant events in the history of Gainesville. Further, the building represents a significant era nationally as an unprecedented amount of federal funds flowed into the city as a result of the New Deal. In response to the ongoing Great Depression, various federally funded programs designed to bolster the United States economy provided relief to struggling citizens in the form of jobs, building campaigns, agricultural aid, and various other New Deal programs.

The Phase I and Phase II survey areas contained a number of resources that were affected by the 1936 tornado. While the degree of damage incurred from the storm has been chronicled, the period of rebuilding in the years after the storm has not received much scholarly attention. The city was devastated at a time of severe financial depression and an unprecedented period of federal intervention. In addition to federal assistance for the rebuilding of civic buildings such as City Hall, other areas in the Phase II survey area may also represent this period of federally assisted rebuilding following the 1936 tornado. Houses in the vicinity of Ivey Terrace, Hillside Drive, and Northside Drive represent a distinct building period as most houses were constructed in 1936 and were constructed in one of three basic designs: a front gable bungalow, a side gable cottage, or a two-story, four room house. While the houses are very simple designs and may not have obvious architectural merit, their presence as a group may represent an early example of federal-private relationship to construct housing in the tornado ravaged city. The area warrants further study into the extent of federal involvement in the post-tornado building period.

In addition, the Ivey Terrace Park, located on the western edge of the neighborhood, is also significant in the early development of the city's park system. A number of stone structures, including walls, stairs, and a small outbuilding appear to be early structures and were likely constructed from locally quarried mica, as a mica mine was located to the north, just outside the Phase II survey area on the west side of Wessell Road. Though Ivey Terrace Park is currently undergoing construction to facilitate its use as a greenway, the construction does not appear to threaten its overall historic layout.

#### *4.4.4 Potential Threats to Historic Resources*

Though Phase II Survey area contains a concentration of historic resources, a number of incompatible developments have been introduced. Such incompatible infill threatens the continuity of the historic neighborhoods. Some, like the Vinings Walk development near the eastern end of Dixon Drive, have introduced entire streets of houses that

are out of scale and character with the surrounding historic neighborhood. Other intermittent and smaller scale demolitions of single-family homes and the construction of larger “McMansions” that are out of scale and character with surrounding homes threaten the continuity of historic neighborhoods.

Additional areas of concern include historic resources located near commercial and institutional development, where older buildings are often demolished for parking or expansion of facilities. This type of demolition has already taken place in the vicinity of the hospital on Spring Street and near the Brenau University campus. Some resources demolished in this area were actually located in the NRHP-listed Green Street-Brenau Historic District.

An imminent threat to the downtown commercial area is the pending demolition of the building at 320 Maple Street, which is slated for demolition to make way for a parking lot associated with the Georgia Mountains Center. Two city blocks of historic resources were demolished in the late 1970s and early 1980s for construction of the Mountains Center. Such wholesale demolition continues to threaten the continuity of downtown Gainesville and will further compromise the historic integrity of the city’s commercial center.

#### 4.5 PHASE II CONCLUSION

Phase II of the Gainesville Historic Structural Survey resulted the documentation of 452 resources within the survey area. The Phase II survey area extended from the Phase I survey area in all directions, and included both the downtown commercial area and residential neighborhoods to the north and east of downtown and the Phase I survey area. A number of resources within the survey area are already NRHP-listed as districts and individual resources.

An array of resource types including commercial, residential, educational, recreational, religious, and funerary were documented in the Phase II survey area. Commercial resources in the downtown area represent twentieth-century business development of Gainesville. Residential resources constructed from the late nineteenth through the mid-twentieth century comprise the majority of documented resources and provide an understanding of early suburban growth in Gainesville. The Brenau University campus represents the history of educational development in the survey area, while a number of churches are evidence of Gainesville’s diverse religious institutions. Parks and other recreational facilities provide a glimpse of leisure activities available in the city, but Alta Vista Cemetery perhaps most represents Gainesville’s history as it signifies some of the most prominent people and events associated with the city.

The Phase II Survey is a continuation of the historic resources survey process that includes a reconnaissance survey completed in 2006 and a Phase I Historic Structural Survey completed in 2007. These and subsequent survey phases will continue to aid the planning and development staff and the Historic Preservation Commission in its commitment to the preservation, enhancement, and management of the city’s historic resources.



## CHAPTER 5. PHASE III STRUCTURAL SURVEY

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### 5.1 PROJECT DESCRIPTION

In August 2008, the City of Gainesville's Community Development Department, on behalf of the Gainesville Historic Preservation Commission, contracted with Brockington and Associates, Inc., to conduct Phase III of a community-wide Historic Structural Survey of buildings and other structures within a specified area of the city (Figure 5.1). The Phase III survey includes an area north of the city that is adjacent to the Phase II survey area, and an area in south Gainesville, in addition to two schools and several selected parcels on the south side of the city. The survey is the third phase of a multi-phase approach to systematically evaluate the entire city for historic resources.

Within the defined Phase III survey areas, project historians investigated properties on a parcel-by-parcel basis. The survey included all resources 50 years of age and older, both those considered contributing and non-contributing, as well as resources that are considered potentially historic (i.e., resources built between 1959 and 1969). The survey included residential and non-residential resources within the designated study area. A *Category I Historic Preservation Fund Grant* for CLGs, provided by the National Parks Service and administered by the Georgia HPD, along with matching funds from the City of Gainesville were used to conduct the Phase III survey.

### 5.2 HISTORY OF PHASE III SURVEY AREA

The Phase III survey area focuses on two distinct areas of town, one on the north side, and one on the south that have very different historic and architectural development patterns, in addition to the Gainesville High School campus on the northwestern edge of the city. In the late nineteenth century, the areas north and east of downtown Gainesville emerged as the prime residential areas for the city. The installation of streetcar lines helped facilitate the outward migration. In the mid-twentieth century, population growth fueled residential and commercial development and led to a continued outward expansion of the city limits. Residential expansion occurred primarily on the north fringes, while industrial growth was concentrated on the south side of town, near the railroad.

The northern portion of the survey area was located in the neighborhood known as Longstreet Hills, which began in the late 1930s. General James Longstreet owned approximately 70 acres in the project area in the late nineteenth and early twentieth century and resided on the property until his home burned in 1898. Streets within the original Longstreet Hills development, as well as several adjacent streets were included in the survey. The earliest development in the area dates to a house at 1075 Park Hill Drive that was constructed in 1890.

Resources recorded on the south side of town are in an area that has traditionally been home to the city's African American population. The area has been traditionally known as the "Athens Street Area" or the "Fair Street Community," "New Town" or "Newtown," and/or the "Miller Park Community" (Gainesville Model Cities Program 1969: 14). The largest concentration of resources in the southern portion of Phase III survey area is the Newtown community, consisting of Cloverdale Avenue, Desota Drive, McDonald Street, Mill Street, Elm Street, Dunbar Place, and Harvey Street. Newtown was developed in the wake of the 1936 tornado, with most houses constructed in 1938. In addition, several individual resources including Blake's Grocery, the Smith-Harper House, St. John Baptist Church, St. Paul Methodist Church, and Poole's Cafe, were also recorded in the southern survey area.

Lyndon Johnson visited Gainesville in May 1964 to promote his plans for a "War on Poverty" and a "Great Society." The War on Poverty has left many lasting legacies in Gainesville, both good and bad. A number of programs administered through the Ninth District Opportunity Community Action Agency, established in 1967, include Head Start, transportation assistance, housing rehabilitation, and skill training. Urban renewal projects associated with the War on Poverty also largely destroyed the historically black business corridor that once thrived along Athens Street. In the late 1960s, Gainesville applied to participate in the Model Cities program. In their 1969 application, the

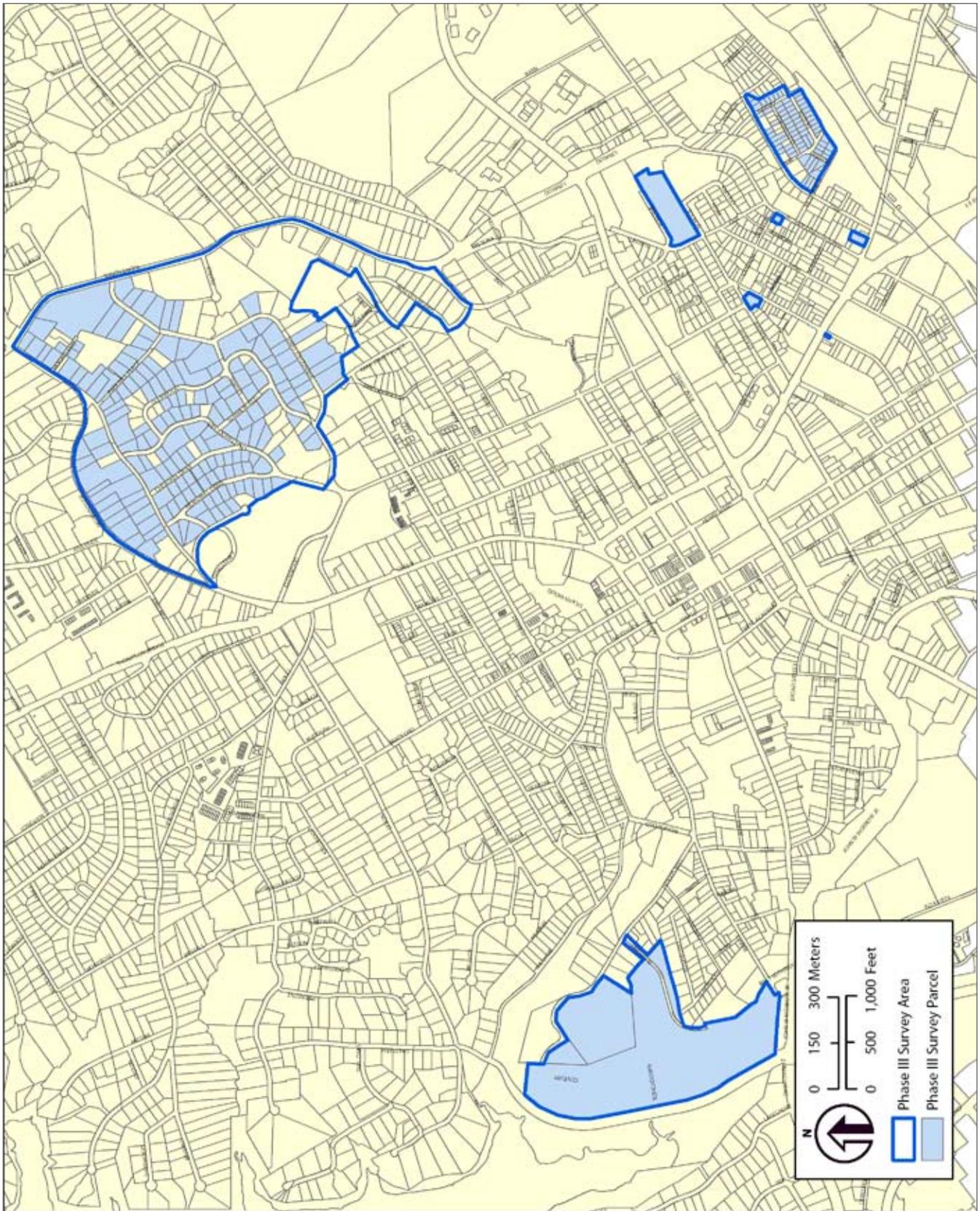


Figure 5.1 Phase III Survey Area.

city identified the south side of town as the target area for improvement. Though the application described the area as one that “displays a high degree of community cohesiveness, with churches, shops, and school all serving the basic neighborhood population needs,” the city also provided the assessment that “the housing is substandard or deteriorating, streets are congested with non-residential traffic, shopping is mixed with other uses, commercial facilities are shabby, schools are on sites which are too small, parks are inadequate and utilities are desperately needed” (Gainesville Model Cities Program 1969: 16).

In 2008, Newtown became the location of the city’s first Neighborhood Planning Unit, which is committee comprised of neighborhood residents and city officials that will guide future development and preservation of the neighborhood (Fielding 2008).

### **Previous Investigations**

The Phase III survey area appears to have little in the way of previous published investigations.

### **NRHP-Listed Properties in the Phase II Survey Area**

There are no NRHP-listed properties in the Phase III survey area.

## **5.3 PHASE III SURVEY RESULTS**

Brockington and Associates, Inc., conducted an intensive architectural resources survey of parcels within the Phase III survey area that resulted in the recordation of 247 resources that fell within survey criteria (see Figure 5.1). Resources in the Phase III survey area are primarily residential, though a few resources reflect institutional, commercial, and religious uses (Table 5.1). In the northern survey area, house types reflect predominantly middle class residential areas, with English Cottage and Ranch House being the most frequently built house types. In the southern survey area, houses do not adhere to commonly identified types and reflect a history of being constructed as standardized housing built as emergency housing to provide shelter for residents displaced by a natural disaster. Table 5.2 outlines the distribution of house types in the survey area. Few resources in the survey area are high style, and most display elements of one or more styles. The most prevalent residential styles in the northern portion of the survey area are English Vernacular Revival and Colonial Revival. Most houses in the southern survey area have very little stylistic detail. Table 5.3 illustrates the distribution of styles in the Phase III survey area.

Each neighborhood in the Phase III survey area represents a distinct period of development, characterized by construction dates and architectural styles. The 1936 tornado is often cited as a turning point in Gainesville history and is continually evident in the city’s building stock. Both the primary neighborhoods documented in the Phase III survey area developed in the aftermath of the tornado, though one, Newtown, can be directly attributed to the storm. Longstreet Hills may have also provided much needed housing for residents whose homes were damaged or destroyed by the storm.

Original Building Use	# of Resources
Residential	241
Institutional	3
Commercial	2
Religious (Church)	1
<b>Totals</b>	<b>247</b>

Architectural Style	# found in Phase III Survey Area
Colonial Revival	25
Craftsman	10
Dutch Colonial Revival	1
English Vernacular Revival	25
Folk Victorian	2
French Vernacular Revival	1
Gothic Revival	1
Neoclassical Revival	2
No Academic Style	180

House Type	# found in Phase III Survey Area
American Small House	5
Bungalow	20
English Cottage	24
New South Cottage	1
Ranch House	98
Side Gable Cottage	61
Georgian House	6
Split Level	7
Other, Not applicable	9

### 5.3.1 Potential District Areas

#### **Longstreet Hills**

After moving to Gainesville in 1928, W. L. Norton, Sr. began working in the insurance field, and became interested in real estate in the early 1930s (Norton 2009). In the spring of 1938, Norton purchased approximately 70 acres north of Gainesville from the heirs of General James Longstreet (Norton 2009). When Longstreet moved to Gainesville in 1874, he took up residence at a farm known as Park Hill. The house faced what is now Park Hill Drive. Longstreet operated a farm at Park Hill and grew a fruit orchard and a scuppernong vineyard, in addition to owning and operating the Piedmont Hotel located south of downtown. General Longstreet resided on the property until his home burned in 1898. The farm continued in use as pastureland until Norton bought the property.

Norton formed the Longstreet Hills Development Company and, following the purchase of the Longstreet property, hired Nat Hancock, an engineer, to plan the new subdivision on 45.97 acres. A plat from August 1938 shows the original plan of the neighborhood within an area bounded by Memorial Drive (formerly Old Cleveland Road, now Park Hill Drive) on the north and Longstreet Place and City Park on the west (Figure 5.2). Pryor [sic] Boulevard approaches the neighborhood from the southwestern corner and forks to the north to form Cherokee Drive (now Memorial) and then continues northeast and forks to the northeast to form Oakdale Terrace (now Chattahoochee Drive). Oakdale Terrace was the easternmost street with lots lining it on east and west side, and Oakdale Place (now the northern portion of Glenwood Drive) extended on the east side to form a cul-de-sac.

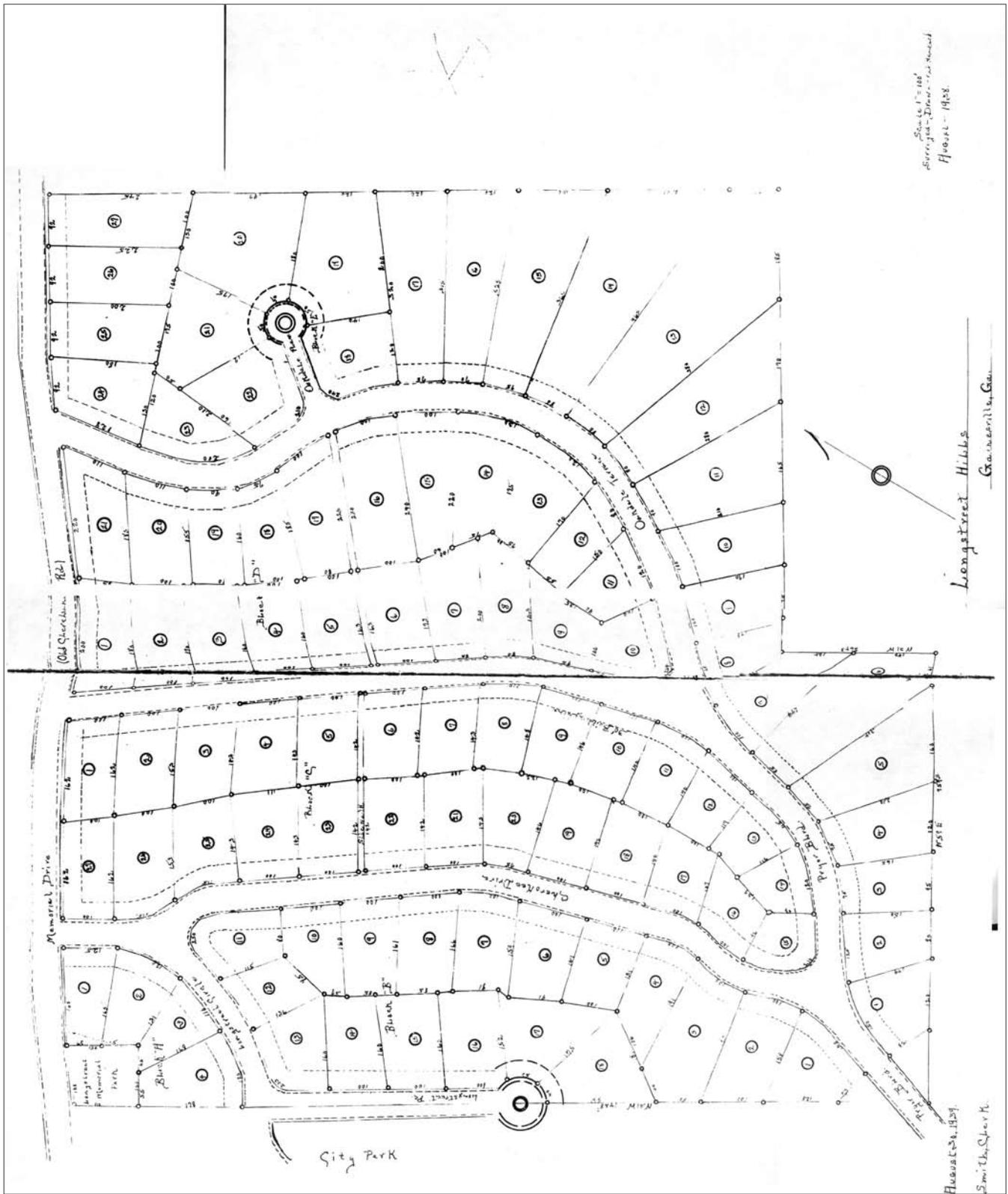


Figure 5.2 Plat showing Longstreet Hills, August 1938.

In the summer of 1938, Norton began building eight houses for sale in the neighborhood. Though Longstreet Hills is only approximately one mile from downtown, at the time many considered the new subdivision too far from the city. To help attract buyers, Norton moved his own family into one of the first houses built and resided there until his death in the 1980s (Norton 2009).

Additional acreage was added to the south of the subdivision in the mid 1940s. An October 1945 plat shows the Summerfield Terrace extending from the south side of Chattahoochee Drive and connecting with Glenwood Drive (Figure 5.3). An additional road bisecting the area between the original Longstreet Hills property and the newly opened Glenwood Drive was also graded, but is illegible on the plat. Much of the new subdivision area was owned by S. Kinningham, while a large lot in the southeastern corner was owned by Rafe Banks. The following year, Glenwood Drive was extended to the east, and then curved north and continued along the eastern border of the property, where it connected with the former cul-de-sac at Oakdale Terrace (Figure 5.4). Land to the east of Longstreet Hills was owned by Mrs. H. J. Pierce and a Tanner. The 1946 plat shows the current names of neighborhood streets, including Laurel Lane, which was illegible on the 1945 plat. For the most part, the plat also shows the alignments of the current streets, though in some cases, streets have been extended to accommodate subsequent growth and to connect to adjacent properties that were subdivided later.

Longstreet Hills was the first FHA approved subdivision in the state north of Decatur. President Roosevelt created the FHA in 1934 to help stimulate the stagnate economy. Previously, homebuyers were expected to purchase a home with a large down payment and possibly a short-term loan to be repaid over the course of a few years. Under the direction of the FHA, banks began to offer longer term, twenty- to thirty-year mortgages, that would enable more citizens to purchase homes. Such a radical change in home financing also came with restrictions that limited the number of people who were able to participate. The FHA *Underwriting Manual* provided stipulations for qualifying neighborhoods, among which were strict requirements regarding social, racial, and economic standards. The manual also mandated homogenous neighborhoods that were free from non-residential land uses and encouraged the use of restrictive covenants and exclusionary zoning to maintain the homogeneity. In the design of new neighborhoods, these rules meant winding streets that were not easily accessed from outside the neighborhood and encouraged privacy. The program also favored neighborhoods that were developed by a single entity who “assumes responsibility for the product from the plotting and the development of the land to the disposal of completed dwelling units,” which would guarantee a degree of consistency in the design and implementation (quoted in Hanchett 1998: 233). Longstreet Hills followed the mandates of the FHA both in design and in the use of restrictive covenants. The first restrictive covenant document was recorded with the City of Gainesville in November 1938, and the last document expired January 1, 1965. Among the stipulations were statements indicating that all lots would be used for residential purposes, that no lot would be “re-subdivided,” and that no wooden shingle roofs or outside toilets would be permitted. The document regulated the size, height, and cost of houses, in addition to property setbacks, to promote a uniformity of housing within the neighborhood. The covenant further stated that:

all lots in the tract are intended for use by Caucasian race and no race or nationality other than those for whom the premises are intended, shall use or occupy any building on any lot, except that this covenant shall not prevent occupancy of domestic servants of a different race or nationality employed by an owner or tenant” (Hall County Deed Book 78:467-469).

As evidenced in its original street pattern, and the presence of predominantly original houses, the Longstreet Hills Neighborhood retains a high degree of integrity. Homes in Longstreet Hills include types and styles typical of the late 1930s through the 1950s, when most of the lots in the neighborhood had been developed. Types include English Cottages, Georgian houses, American small house, Ranch, and split-level. The most prevalent styles in the neighborhood include English Vernacular Revival and Colonial Revival, though many of the post-WWII houses display little in the way of stylistic details.

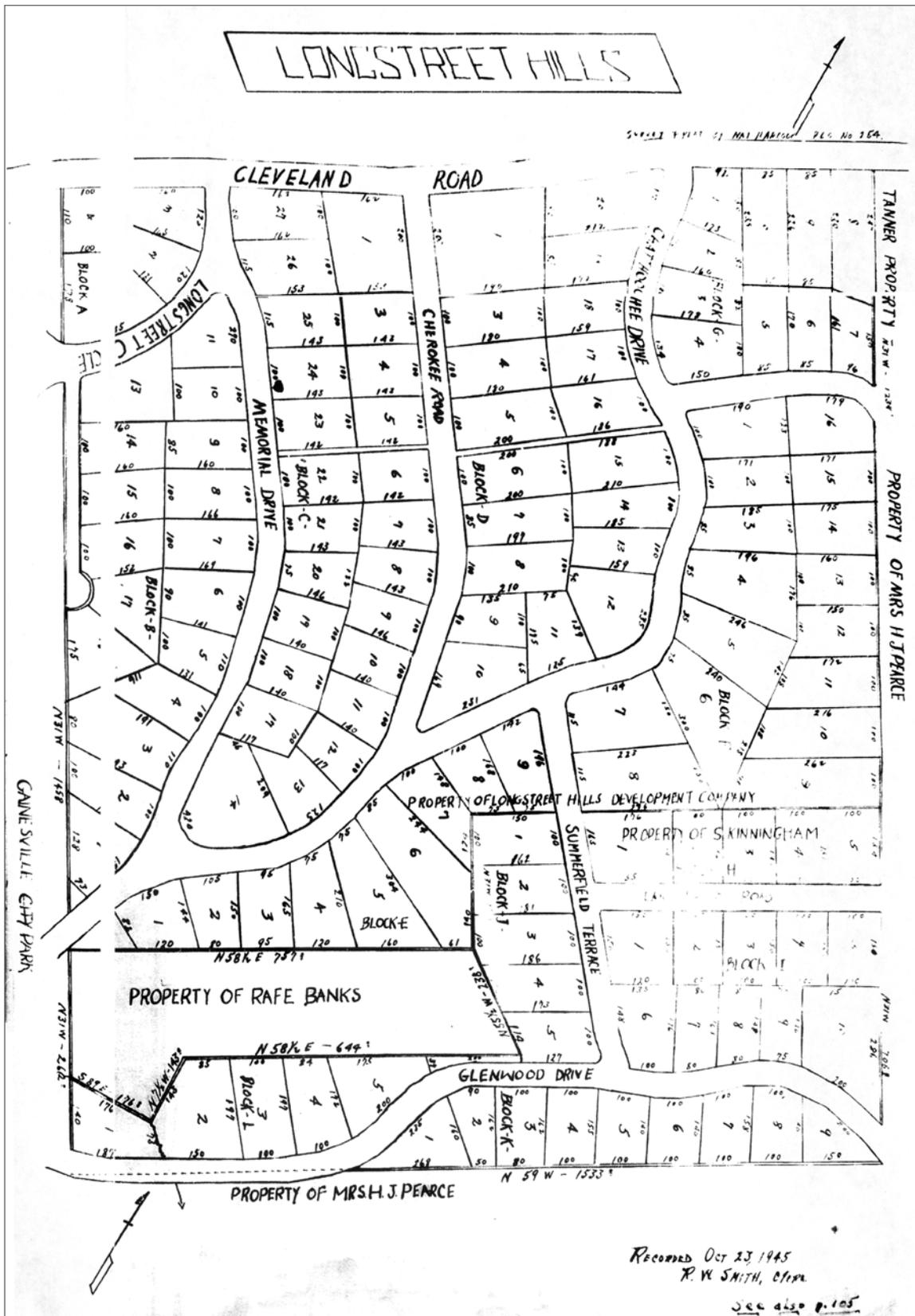


Figure 5.3 Plat showing Longstreet Hills, October 1945.



## **Newtown**

In the aftermath of the 1936 tornado, an area south of town was chosen as the site to build houses for residents displaced by the storm. The site, a former landfill used by the City of Gainesville, was identified as the area to build housing for the city's African American residents. At the time, the south side of town was already home to the majority of the city's African American residents. The Ivey Terrace neighborhood on the north side of town was developed just prior to Newtown, and the majority of the houses there were constructed in 1937. Houses in Newtown appear to have been built using the same floor plan as many of the residences in Ivey Terrace neighborhood, and follow a simple four-room plan. Like the houses in Ivey Terrace, the residences in Newtown have little in the way of stylistic details. The 1930 Sanborn map shows an open expanse in the vicinity of the Newtown neighborhood (Figure 5.5). The 1962 edition of the Sanborn map shows the street and housing pattern (Figure 5.6).

Since the late 1950s, Newtown has been home to the Newtown Florist Club. Founded by a group of neighborhood women, the Newtown Florist Club is a service organization that initially intended to raise money for floral arrangements and other support for families in the community during bereavement and to provide help to sick and elderly residents. Since its founding, the group has expanded to become a leader in community activism, and has actively fought against what it has identified as threats to the community. The club participated in the civil rights movement of the 1960s, addressed concerns such as inadequate housing and a lack of indoor plumbing, and more recently has pursued environmental justice for the Newtown community, which suffers from a high number of cases of certain types of respiratory cancers and auto-immune diseases, especially lupus, that may be linked to environmental factors in the area. In addition, the club has begun a program to help provide low-income families with housing by purchasing lots, building homes, and providing loans to those in need. The Newtown Florist Club has been recognized by a number of national organizations, such as The Marguerite Casey Foundation and the Equity Trust Fund, and has received grant funding through these organizations to aid in its pursuits.

### *5.3.2 Individual Resources*

#### **Blake's Grocery, 2221 Martin Luther King, Jr. Boulevard**

Blake's Grocery is a one-story, vernacular concrete block building constructed by Virgil Blake on the corner of Myrtle and Carlton Streets around 1950. He reportedly used block and lumber salvaged from a construction site at nearby Antioch AME Church (now Bethel AME). Blake operated the corner grocery for a number of years before it became a barbershop. Blake and his wife, who was a music teacher, lived with their family in a house he built behind the store. The store was especially popular among students of the nearby Northwestern Normal School (demolished) which was located just down the street (Brooks 2009).

#### **Fair Street School, 695 Fair Street**

In 1892, Gainesville established the first schools for African Americans in the city. Grades one and four met at St. Paul's Methodist Church, while grades two and three met at a Baptist church (Pitts 1998: 36). The next year, all classes were held at the Methodist church. In 1898, the first school was constructed for African Americans, but was soon destroyed by the 1903 tornado. A few years later, the Gainesville Graded and High School was built at the corner of Fair and Hunter Streets, where African American children received instruction in the first through eighth grades in a one story wooden building. By 1912, two new classrooms and four new teachers were added to the school, and in 1924, the building was renovated. By the early 1920s, the school was also renamed Summer Hill School. A 10<sup>th</sup> grade was added to the school in 1929 (Pitts 1998:32). This building was also destroyed by a tornado in 1936, that leveled much of the surrounding area. A new brick facility was constructed at the same location and was dedicated a year later on April 21, 1937, as Fair Street School.

Well into the 1950s, the city of Gainesville offered the only schools for African Americans in the county and accepted students from nearby Lumpkin County where no schools were available for the small black population.

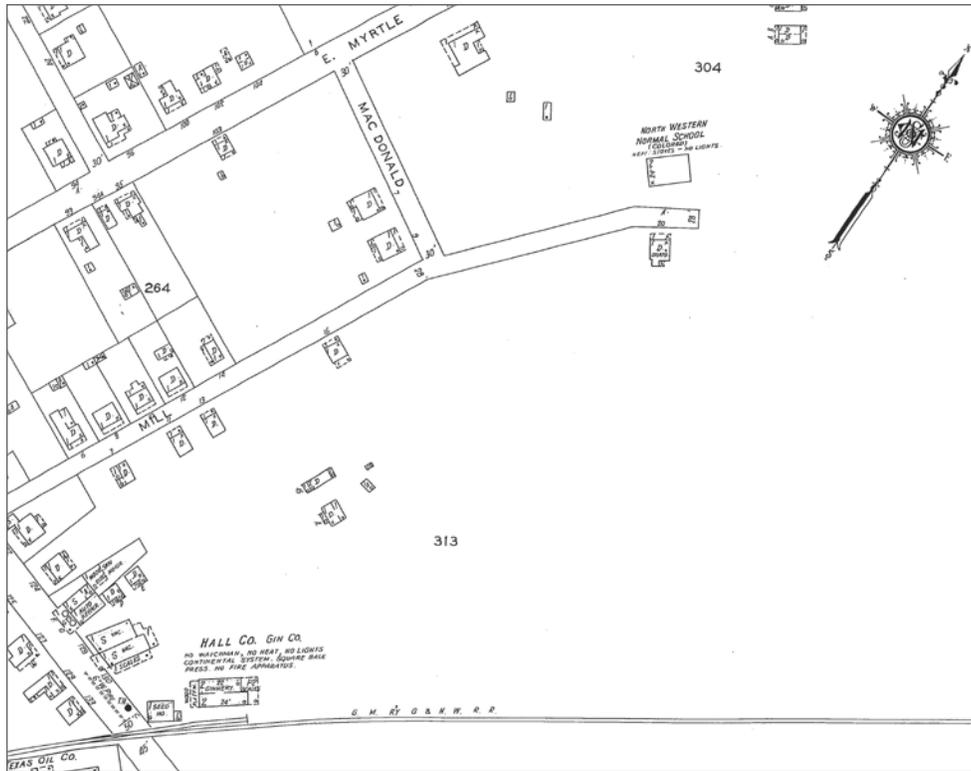


Figure 5.5 Vicinity of Newtown neighborhood shown on 1930 Sanborn Insurance map.



Figure 5.6 Vicinity of Newtown neighborhood shown on 1960 Sanborn Insurance map.

Beulah Rucker, a pioneer in African American education in the community, also offered a high school education until 1951, when Gainesville consolidated a number of schools, leaving Fair Street as the only high school option for blacks. In order to accommodate burgeoning enrollment in the 1950s, students in the first through third grades attended classes in shifts. Recognizing an inadequacy in school facilities, the school board constructed a new Fair Street High School, along with a new Gainesville High School for whites, in 1957. In 1962, the new, state of the art E. E. Butler High School opened for African Americans, but only held classes for seven years until Gainesville schools were integrated in 1969.

### **Gainesville High School and Middle School (now Woods Mill Academy), 830 Century Place, 715 Woods Mill Road**

The first high school was established by the City of Gainesville in 1892 and provided two grades, with an 11<sup>th</sup> grade added in 1912. Classes were moved to a new Gainesville High School building on Washington Street that was constructed in 1920-1921. The building served as a high school until the Gainesville High School campus was constructed on Woods Mill Road in 1957. Classes were held in the new high school building until a majority of the classroom buildings were replaced around 2000. Currently only the gymnasium and the main building remain, with three long linear classroom buildings having been demolished to accommodate new buildings and parking.

The former Gainesville High School building on Washington Street Building served as Gainesville Junior High School until 1967, when classes were moved to a new building that was constructed on Woods Mill Road near the High School. The Washington Street building was demolished in 1974 to make way for a parking lot, but the old gymnasium still stands and is in use as an office building. The Gainesville Junior High School (formerly Gainesville Middle School) building appears to remain largely intact and has served as the junior high/middle school until the present. A new Gainesville Middle School building was constructed at 1581 Community Way off Jesse Jewell Parkway, and opened August 2009.

### **Poole's Cafe, 698 E.E. Butler Parkway (formerly Athens Street)**

Poole's Cafe was a long-time landmark along the Athens Street corridor as was located on the corner of northeast corner of Athens and Summit streets. "Daddy Poole" or "Daddy-O" as he was known to most of his customers, served much-loved dishes such as collard greens, black-eyed peas, pig ears, chitlins, ham hocks, fried chicken, sandwiches, and desserts, and was a gathering place for local residents. According to local residents, Mr. Poole provided meals to people who paid what they were capable of, even if it was not the full price (Brooks 2009, Bush 2009).

James Lee Poole was born in Opelika, Alabama, and attended Alabama State University where he studied to become a chef. In addition to owning and operating his cafe, Poole worked as a chef at several other Gainesville institutions including the Dixie Hunt Hotel, the Elks Club, Kingswood Country Club, Avion Restaurant, Holiday Inn, and Lanier Park Hospital. In addition to his cuisine, Poole was well known for his talent in creating ice sculpture. After being a fixture of the community for 45 years, Poole's Cafe closed after Mr. Poole's death in 1993.

The nearby Clearview Cafe was another community landmark. For a number of years, the two cafes were separated by a "Pressing Club" or dry cleaner and then a shoe shop. Located across the street from the Roxy Theater, Clearview was a favorite among theater patrons. James Brooks recalls taking dates to the Clearview as a teenager after watching shows at the Roxy, as it was more of an adult hangout (Brooks 2009).

Urban renewal projects in the 1970s, particularly the widening of Athens Street, destroyed the Roxy along with other buildings and businesses on the east side of street. Due to the demolition of other buildings, the building that housed Poole's Cafe is a rare reminder of the once thriving Athens Street.

### **St. Paul Methodist Church, 705 Summit Street**

St. Paul Methodist Church was organized in 1879, and was originally located in a house on North Bradford Street in northwest Gainesville, but moved to Summit Street to be closer to church members. Storms destroyed the first two buildings after the congregation moved to Summit Street. After the 1903 tornado destroyed the second St. Paul Methodist Church building, the current 1903 brick, vernacular Gothic Revival church replaced the earlier wooden one (Vardeman 2008). The building is the oldest continually used brick church in Gainesville (Brooks 2009). A two-story annex building was added to the church in 1988. A smaller annex, which now connects the two buildings, was partially destroyed by fire in 1983. When the current annex building was constructed, a parsonage on the property was moved to a lot at the corner of Biscayne and Florida Road. An additional building on west side of the property is used for youth programs and other meetings, but has been used as a rental-housing unit in the past.

The church was originally organized as Northern Methodist Church, but sometime after the move to Summit Street, it joined the Central Jurisdiction of the Methodist Church and the name was changed to St. Paul. St. Paul became affiliated with the United Methodist Church in 1968 (Vardeman 2008). The church is one of two Methodist churches in Gainesville that go by the name St. Paul. The other, located on Washington Street assumed the name in 1908.

St. Paul United Methodist Church has been a community landmark throughout its history, offering ministry and programs to the adults and youth of the surrounding community. The first African American Boy Scout troop in Gainesville was organized at the church around 1947 or 1948. Troop members held meetings and campfire sessions on the church property (Brooks 2009).

## **5.4 PHASE III SURVEY RECOMMENDATIONS**

### *5.4.1 Potential Local Historic Districts*

#### **Longstreet Hills**

The Longstreet Hills has the distinction of being an early planned suburb of Gainesville. As a Depression era development, it was planned to meet the strict guidelines of the FHA. In design, it deviates from the traditional gridded street pattern that was prevalent in early twentieth century suburbs. Overall, the neighborhood retains a high degree of integrity, though a few homes with non-historic alterations and modern intrusions are scattered within the neighborhood and Longstreet Hills appears to be a good candidate for local historic district designation. However, defining a boundary for the district can be approached in one of three ways. As a planned community, the original Longstreet Hills neighborhood was planned and platted in two phases: the initial development in 1938 with an addition in 1945, with street patterns and names finalized by 1946 (see Figures 5.2 through 5.4). Most additional growth in the area appears to have stemmed from the Longstreet Hills development, though some resources in the vicinity were preexisting when the neighborhood was planned.

The first option for a historic district would be a boundary that strictly follows the boundary of the neighborhood as it appeared in 1946 (Figure 5.7). This boundary represents the ideals of the FHA planned subdivision with limited entry points, ample sized lots, and the practice of using restrictive covenants to attract and retain a high degree of homogeneity in the neighborhood.

A second option would be to include the adjoining residential streets that continue east to South Enota Drive (Figure 5.8). Though these streets and houses were not part of the original Longstreet Hills plan, they exhibit a degree of continuity stemming from the design of Longstreet Hills and follow the same general layout and platting patterns. However, the evolution of planning theory is evident in the siting of houses on lots. The houses that were constructed later are generally set back farther from the street than most of the ones in the original Longstreet Hills neighborhood.

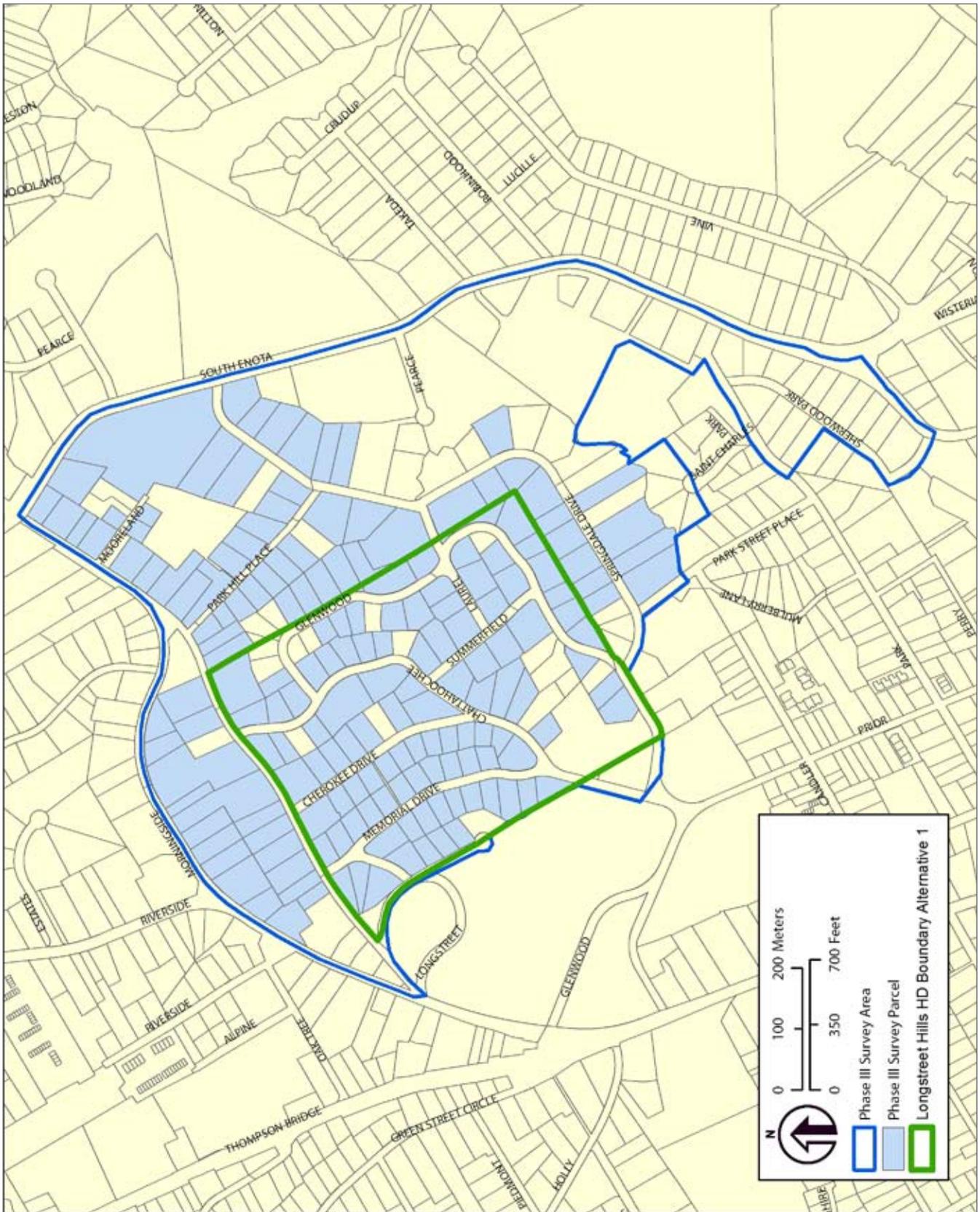


Figure 5.7 Longstreet Hills Historic District, potential boundary (Alternative 1).

A third option would also include the houses on Park Hill Drive (Figure 5.9). Several of the houses on Park Hill Drive actually pre-date the development of Longstreet Hills, and Park Hill Drive was an existing street (Cleveland Road) at the time Longstreet Hills was developed. Also, Park Hill Drive was traditionally a main through fare, was not created as a part of a planned community, and would thus not conform to the FHA standard of limited access and curvilinear design.

Houses located along Riverside Drive, just north of Longstreet Hills, would likely not be included in a Longstreet Hills historic district. They do not display the same degree of continuity as the houses located along Park Hill Drive and other surrounding residential streets. These houses however, may be better associated with residential resources along the more northern route of Riverside Drive. However, those resources were not included in the Phase III survey and would need to be evaluated in a subsequent survey phase to better determine whether an association exists.

## **Newtown**

The Newtown neighborhood has a distinct and unique history that is reflected in its architectural character. Though the houses are small, simple buildings, the neighborhood represents an era of federal involvement in the rebuilding of the tornado-damaged city. In addition, it represents a chapter in the city's African American history and the presence of a primarily African-American populous on the south side of the city. The 2006 reconnaissance survey recommended a potential historic district in the vicinity of Myrtle-Summit-Newton neighborhood. Though much of the recommended district was outside the bounds of the Phase III survey, Newtown was included in this larger recommended district boundary. As a result of the Phase III survey, Newtown appears to be a candidate for local historic district designation (Figure 5.10).

### *5.4.2 Individual Resources*

#### **Blake's Grocery Building, 2221 Martin Luther King, Jr. Boulevard**

Blake's Grocery is a one-story, vernacular concrete block building constructed by Virgil Blake on the corner of Myrtle and Carlton Streets around 1950 (see Figure 5.10). The building is one of the few historically African-American commercial resources remaining in the once thriving community. Though it was located off the main through fare of Athens Street, the corner store served the commercial needs of neighborhood residents. The resource appears to retain a high degree of integrity, including what appears to be original signage. The building appears to be individually eligible for NRHP listing under Criterion A for its association with Gainesville's African American history and commerce, and under Criterion C as a rare extant building type, as it is one of the few remaining, and possibly only, corner groceries in the neighborhood, and possibly in the city.

#### **Fair Street School, 695 Fair Street**

Fair Street School has been a fixture in the community for over 70 years (see Figure 5.10). The school served the educational needs of the African American community prior to desegregation, and has continued to serve the surrounding community since that time. However, as numerous alterations have been made to accommodate an ever-changing student population, the current buildings and extended campus have lost much of their historic architectural integrity and no longer reflect the early significance of the school. Therefore, Fair Street School does not appear to appear to be eligible for listing in the NRHP.

#### **Poole's Cafe, 698 E.E. Butler Parkway (formerly Athens Street)**

Poole's Cafe has a strong association history of African American business in Gainesville. The cafe was originally located in the African American community of a segregated Gainesville, and continued to thrive post-segregation, when many other businesses in the area lost their customer base to businesses outside the African American

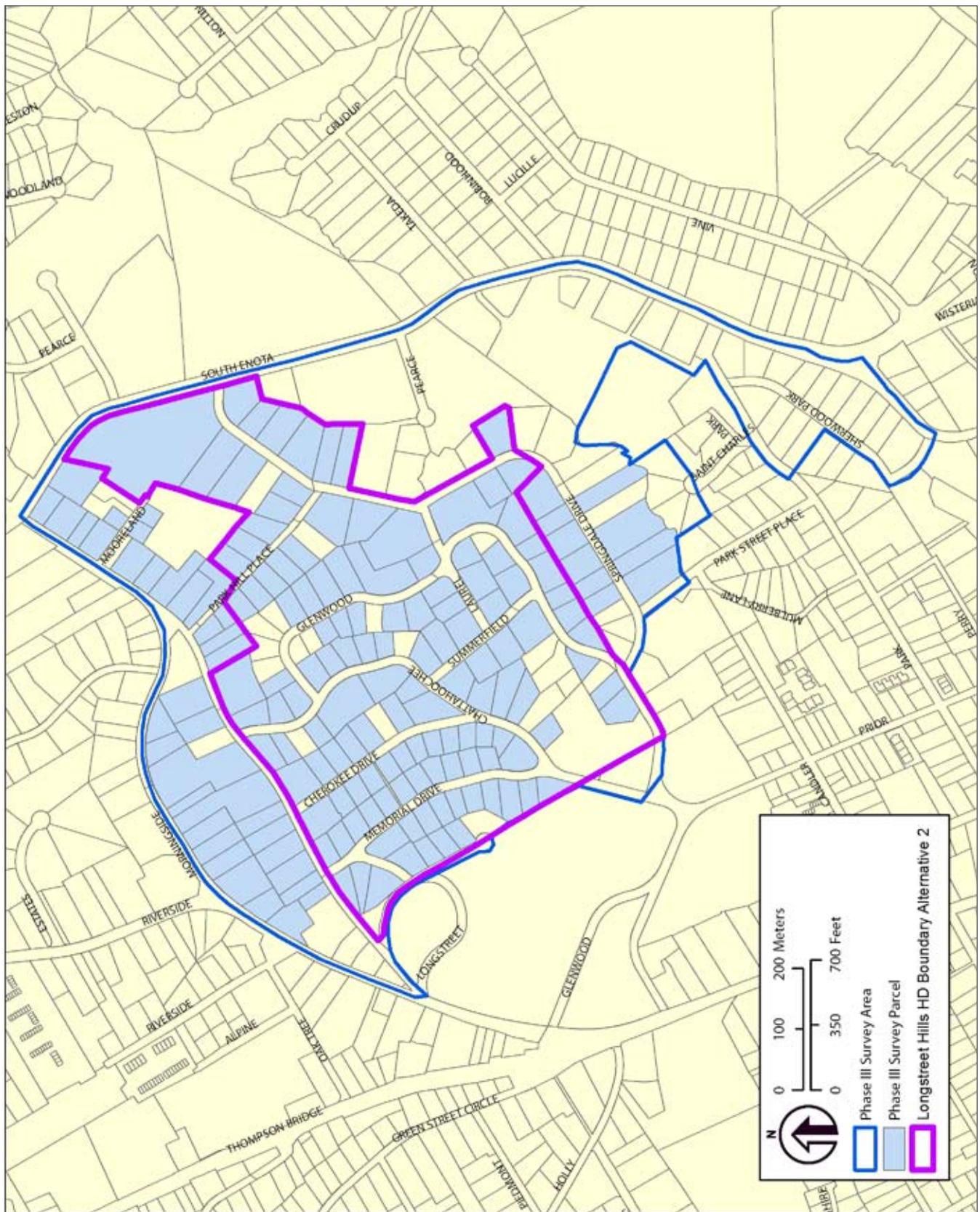


Figure 5.8 Longstreet Hills Historic District, potential boundary (Alternative 2).



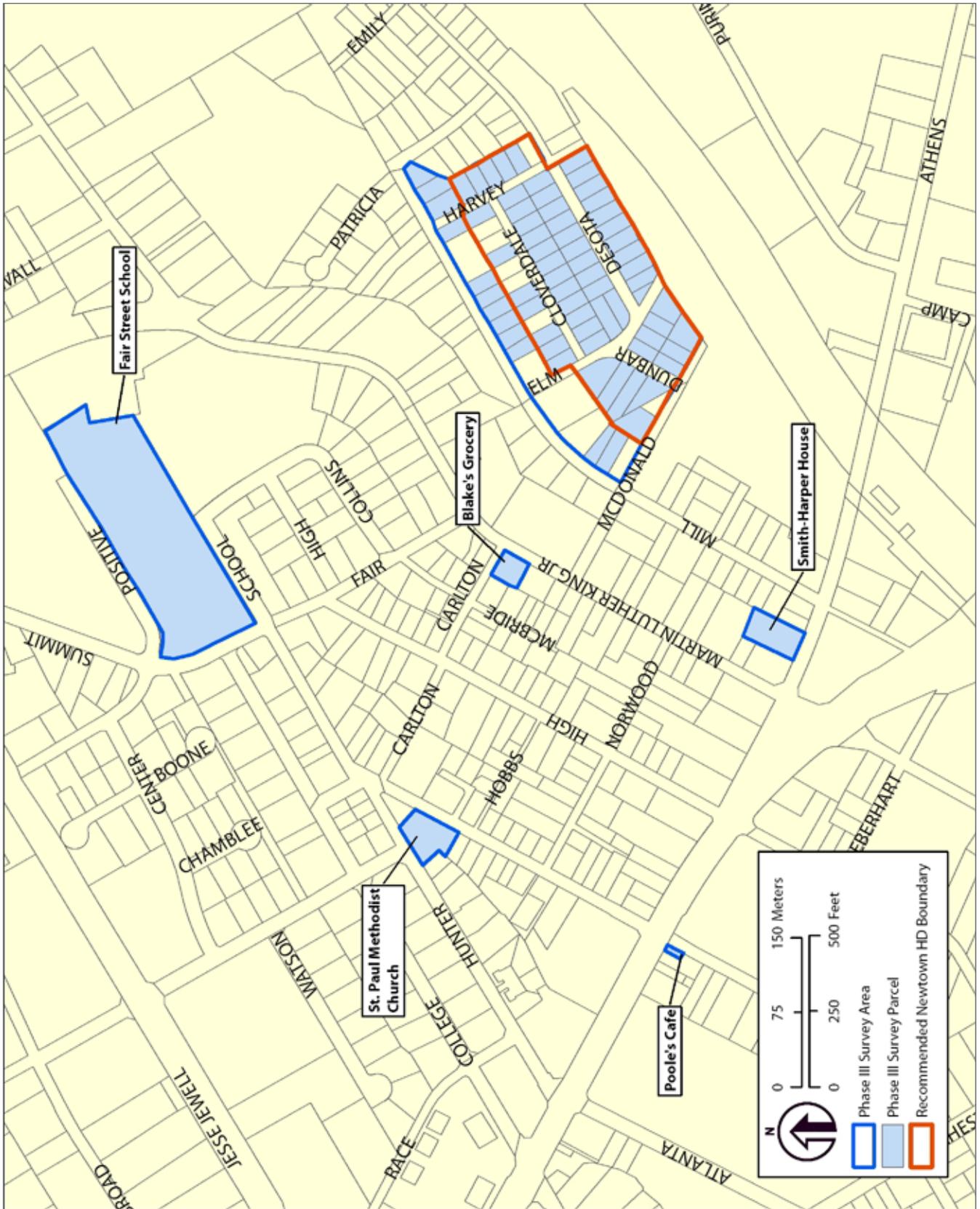


Figure 5.10 Map showing Newtown Historic District, recommended boundary and locations of Blake's Grocery, Fair Street School, Pool's Café, and St. Paul Methodist Church, and the Smith-Harper House.

community. Further, Poole's Cafe survived the early 1970s widening of Athens Street, when a number of other buildings and businesses in the area were demolished (see Figure 5.10). Poole's Cafe retains a high degree of integrity and appears to be individually eligible for National Register listing under Criterion A for its association with African American history and commerce, Criterion B for its association with its owner, James Poole, and under Criterion C for architecture, as it is one of the few remaining businesses surviving from the once thriving Athens Street corridor that were built to serve the African American community.

#### **St. Paul Methodist Church, Summit Street**

The St. Paul Methodist Church has a long and significant history in Gainesville's African American community. The 1903 brick, Gothic Revival church building has been a fixture on Summit Street for over 100 years (see Figure 5.10). Though the form of the main building is relatively unchanged, a number of aesthetic alterations have changed the appearance of the original church. The most significant changes include stucco applied to the original brick façade and the construction of a large two-story annex addition in 1988. The interior of the church has also undergone substantial alterations. When the current annex building was constructed, a parsonage on the property was moved to a lot at the corner of Biscayne and Florida Road. Due to the extent of alterations, St. Paul Methodist Church does not appear to be NRHP eligible because of compromised architectural integrity. However, St. Paul may be NHRP eligible as a contributing resource within a larger historic district.

#### **Smith-Harper House**

Located on the historically important Athens Street in south Gainesville, the Smith-Harper House may be individually eligible for NRHP listing due to its association with Dr. W.H. Harper, an early and prominent African American educator (see Figure 5.10). Though the house has some cosmetic alterations including the application of a brick veneer to what was likely a wood exterior, and the enclosure of a front porch, these changes appear to be reversible, and the house appears to remain largely intact overall. Further, the house is located in an area that has lost a great number of historic buildings and this is one of the few remaining residential resources in the area that once was home to the residences of several prominent members of the African American community. The Smith-Harper House appears to be NRHP eligible under Criterion B for its association with Professor W. H. Harper, a prominent educator in Gainesville's African American community.

#### **Gainesville High School and Middle School (now Woods Mill Academy)**

In over 50 years at its current location, Gainesville High School has undergone a number of building phases that have altered the overall appearance of the original buildings and campus (Figure 5.11). This includes the demolition of most of the original classroom buildings for the construction of newer buildings and parking lots and the alteration of the original buildings that remain. Modern buildings have replaced the demolished buildings and have also been added around the original campus that have diminished the historic integrity of location, design, setting, materials, workmanship, and feeling. Though Gainesville Middle School (now Woods Mill Academy) appears to retain much of its original appearance, it was constructed in 1968 and, therefore, does not meet the 50-year age requirement for NRHP eligibility. Therefore, neither Gainesville High School nor Gainesville Middle School (now Woods Mill Academy) appears to meet NRHP eligibility requirements.

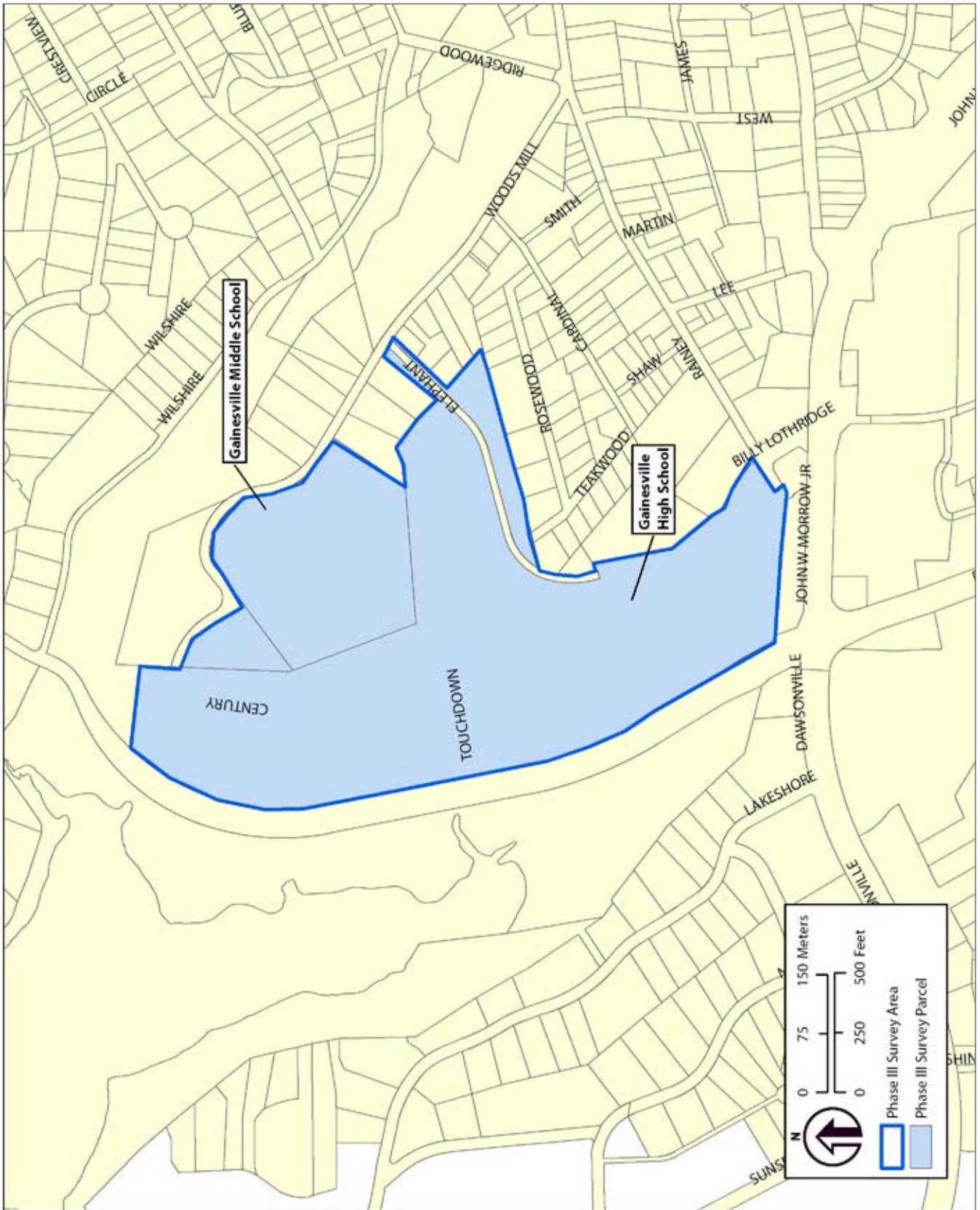


Figure 5.11 Map showing location of Gainesville High School and Gainesville Middle School (now Woods Mill Academy).

### *5.4.3 Recommendations for Future Survey Phases*

Several resources in the northern portion of the Phase III survey area appear to be only nominally associated with the Longstreet Hills neighborhood as it was developed as a planned community. While some of these resources likely stemmed from continued growth in the area influenced by Longstreet Hills, other resources predate the neighborhood and do not follow the same design principles as Longstreet Hills. These resources, particularly the ones located along Park Hill Drive, Morningside Drive, and Riverside Drive, may be better associated with other developments in the area, particularly the residential properties located north of the Phase III survey area along Riverside Drive. More information is needed about other developments the area to fully assess the resources along Park Hill, Morningside, and Riverside, and further study of these resources within this context is recommended for a future survey phase.

A number of individual resources in the traditionally African American neighborhood located on the south side of Gainesville were documented in the Phase III survey. Though the buildings represent landmarks in Gainesville's African American community, the buildings retain varying degrees of architectural integrity, and some may not possess be individually eligible for listing in the NRHP. However, community landmark buildings that do not appear to meet NRHP criteria and are not recommended eligible for individual NRHP listing due to compromised architectural integrity may be eligible as part of a local or NRHP historic district. These buildings are located in an area that was identified in the 2006 reconnaissance survey as a potential historic district, but the neighborhood surrounding these individual buildings was beyond the scope of the Phase III survey. Evaluation of a potential historic district that would include these community landmark buildings was beyond the scope of the Phase III survey is recommended for a future survey phase.

### *5.4.4 Potential Threats to Historic Resources*

Though the Newtown and Longstreet Hills areas are of approximately the same vintage, the forces that threaten the neighborhoods are somewhat different. Overall, the Phase III survey contains a concentration of historic resources that are threatened by incompatible developments that have been introduced into historic neighborhoods. Historic homes are also threatened by expansion and insensitive alterations. Renovations that drastically change the appearance of an older house often destroy important character defining features. This type of alteration is especially threatening to modest mid-century houses that may not garner the same type of respect as a historic resource like other older and more widely accepted types and styles, especially Ranch houses such as those in Longstreet Hill and vernacular cottages such as the ones in Newtown. Both neighborhoods have a number of examples of insensitive alterations that will likely continue as older residents move away from the neighborhood and newer residents move in and update the houses with a more modern aesthetic and readily available materials.

Larger size lots in the Longstreet Hills vicinity attract developers who and demolish the existing home and then subdivide the lot for construction of a number of houses. Houses constructed on lots are generally much larger than those in the surrounding neighborhood are and often observe shallower street setbacks, thus disrupting the continuity of the existing neighborhood. This type of development exists just west of 1314 Springdale Road, where the existing house has been demolished, the lot subdivided, and a new cul-de-sac access created, though no new homes have been constructed. Another type of infill is when vacant space of larger lots are subdivided and sold as smaller building lots. While the original house is not necessarily demolished, the introduction of much larger incompatible infill disrupts the continuity of the overall street and neighborhood. Other intermittent and smaller scale demolitions of single-family homes and the construction of larger "McMansions" that are out of scale and character with surrounding homes also threaten the continuity of the historic neighborhood.

In the historically African American neighborhoods including Newtown and the surrounding vicinity, the pattern of infill is somewhat different. Homes and lots in the neighborhood can be obtained for a fairly inexpensive cost, and are often demolished to construct larger, sometimes multi-family units. Such infill is generally incompatible with the surrounding historic resources and disrupts historic building patterns. In addition, a number of houses in

the neighborhood are currently vacant and are subject to demolition by neglect. In the past, other vacant houses in the area have often been left to deteriorate beyond repair and have been demolished due to safety and health concerns. In addition, many occupied houses in the neighborhood suffer from varying degrees of deterioration due to a lack of maintenance. These houses, while generally physically sound may be considered too small by modern standards or too far gone to be economically repaired, and are subject to demolition on those grounds.

## 5.5 PHASE III SURVEY CONCLUSION

Phase III of the Gainesville Historic Structural Survey resulted in the documentation of 247 resources within the survey area. The Phase III survey area consisted of three distinct areas within the City of Gainesville: one centering around the Longstreet Hills neighborhood, one centered on the Newtown neighborhood, with five nearby parcels that are considered local landmarks, and the Gainesville High School and Middle School (now Woods Mill Academy) campus.

The majority of resources documented in the Phase III survey were residential, with three schools, two commercial buildings, and one church rounding out the surveyed resources. Resources recorded during Phase III reflect an interesting chapter in Gainesville's history prior to desegregation in the 1960s. The two neighborhoods, Longstreet Hills and Newtown, provide an opportunity for comparison and contrast in residential housing construction in the 1930s. While both represent increased federal involvement in the private sector, residents of Longstreet Hills were the benefactors of an ongoing FHA program that was designed to pull the country out of a depression that had plagued the country for nearly a decade. Representative of this type of FHA approval, Longstreet Hills drafted restrictive covenants, which, among other things, restricted the population of the neighborhood to white residents only. Newtown, on the other hand, represents a federal/private venture to aid in disaster recovery following the devastation of the 1936 tornado. Though no restrictive covenants dictated the residential makeup, Newtown was built for and inhabited by members of the African American community. The Gainesville High and Fair Street schools also represent the educational history of the city prior to desegregation in the 1960s, as Gainesville High was constructed for white students and Fair Street was constructed for African Americans. Other buildings such as Poole's Cafe, Blake's Grocery, and St. Paul's Methodist Church represent landmarks in the historically African American community south of downtown Gainesville.

The Phase III Survey is a continuation of the historic resources survey process that includes a reconnaissance survey completed in 2006, a Phase I Historic Structural Survey completed in 2007, and a Phase II Historic Structural Survey in 2008. These and subsequent survey phases will continue to aid the planning and development staff and the Historic Preservation Commission in its commitment to the preservation, enhancement, and management of the city's historic resources.



## CHAPTER 6. PHASE IV STRUCTURAL SURVEY

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### 6.1 PROJECT DESCRIPTION

In August 2009, the City of Gainesville's Community Development Department, on behalf of the Gainesville Historic Preservation Commission, contracted with Brockington and Associates, Inc., to conduct Phase IV of a community-wide Historic Structural Survey of buildings and other structures within a specified area of the city (Figure 6.1). The Phase IV survey includes four primary areas: (1) an area north of the city along Riverside Drive which is adjacent to the Phase III survey area and which extends north from the Longstreet Hills neighborhood; (2) an area in south Gainesville that expands on the Newtown neighborhood surveyed in the Phase III survey; (3) the Midtown area that is located south of Downtown; and (4) an area that extends northwest from Downtown and encompasses the Washington Street corridor and nearby streets. The Phase IV survey is the fourth stage of a multi-phase approach to systematically evaluate the entire city for historic resources.

Within the defined Phase IV survey areas, project historians investigated properties on a parcel-by-parcel basis. The survey included all resources 50 years of age and older, both those considered contributing and non-contributing, as well as resources that are considered potentially historic (i.e., resources built between 1960 and 1970). The survey included residential and non-residential resources within the designated study area. A **Category I Historic Preservation Fund Grant** for CLGs, provided by the National Parks Service and administered by the Georgia HPD, along with matching funds from the City of Gainesville were used to conduct the Phase IV survey.

### 6.2 HISTORY OF PHASE IV SURVEY AREA

The Phase IV survey area focuses on four areas of town that have distinct historic and architectural development patterns: Riverside Drive, Midtown, the Washington Street area, and Newtown. The northernmost area is the residential community that developed along Riverside Drive. The southernmost area consists of three contiguous neighborhoods known as Midtown, Washington Street, and Newtown, each having distinct historic character and development patterns.

In the mid- to late nineteenth century, much of Gainesville's initial population was concentrated around the downtown core, with growth extending primarily to the south of the city, particularly after the construction of the Atlanta and Richmond Air Line in 1873 and the Gainesville, Jefferson, and Southern Railroad in 1884, both of which ran south of downtown. However, in the late nineteenth century, the areas north and east of downtown Gainesville emerged as prime residential areas for the city, and the installation of streetcar lines helped facilitate this northeastern migration away from the original city center. In the mid-twentieth century, population growth fueled residential and commercial development and led to a continued outward expansion of the city limits in all directions. The area south of downtown historically was home to a great deal of residential building, and the majority of industrial development and growth was concentrated on the south side of town, near the railroad.

#### **Riverside Drive**

The northern portion of the survey area is located along Riverside Drive (Figure 6.2). An early twentieth century streetcar line, which ran from Downtown to Chattahoochee Park on Lake Warner (now part of Lake Lanier) at the north end of Riverside Drive, allowed residents who built homes along Riverside easy access to Downtown activities and facilitated the northern population migration. All resources documented along the Riverside Drive corridor during the Phase IV are residential.

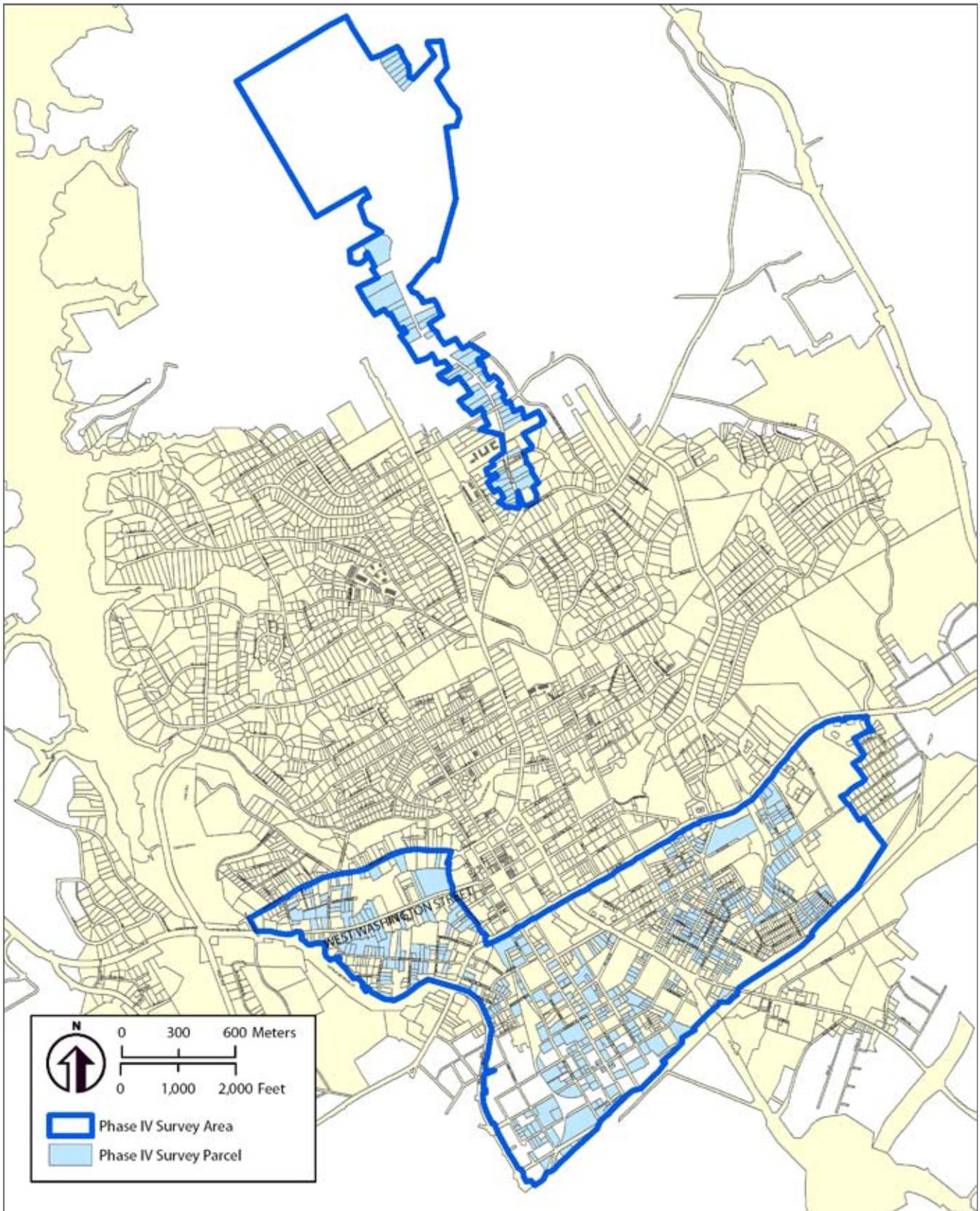


Figure 6.1 Phase IV Survey Area.

### **Washington Street Neighborhood (Area west of Downtown)**

The Washington Street neighborhood, roughly bounded by Oak Street on the north, West Academy Street and Downtown on the east, John W. Morrow Parkway on the south, and West Avenue to the west, also developed as a primarily residential neighborhood in the early and mid-twentieth century (Figure 6.3). Resources surveyed in the area included houses on Washington Street, West Avenue, Brookwood Drive, Comer Street, Rosecliff Terrace, Broad Street Place, West Academy Street, James Street, Rainey Street, and Lee Street. Historic maps show a concentration of medium-size dwellings stretching west from West Academy Street and downtown Gainesville. A study in the mid-1980s classified the area as one that was traditionally home to a middle-class population and included residents with occupations such as local politicians, professionals, local businessmen, and some tradesmen (Markuson 1983). Interestingly, this area of town located west of downtown was known as “New Town” in the late 1800s (Markuson 1983).

### **Midtown**

The survey examined the Midtown area which is roughly bounded by Jesse Jewell Parkway to the north, E. E. Butler Parkway to the east, Norfolk-Southern Railroad to the south, and Queen City Parkway to the west (Figure 6.4). The area known as Midtown has evolved over time from a primarily residential area with a commercial and industrial core, to a predominantly industrial and commercial center of Gainesville (Figures 6.5 – 6.11 Sanborn maps of Midtown area). After the construction of the Atlanta and Richmond Air Line in 1873 (now Southern Railway), commercial and industrial uses increased south of downtown, as businesses built in closer proximity to the railroad, which was the most efficient means of transportation at the time. When the railroad was completed in 1873, Main and Bradford Streets became major transportation corridors carrying passengers and goods from the depot to Downtown. In 1893, some of the uses south of Downtown included two carriage factories, a shoe factory, and a grist mill, in addition to Baptist, Methodist, and Episcopal churches (Sanborn 1893).

In addition to commercial and industrial concerns, at least two hotels were located near the railroad: the Piedmont Hotel (Longstreet Hotel) bounded by Maple, Main, Myrtle, and High streets, and the Richmond Hotel, which was located in the vicinity of 885 Main Street. Much of the Piedmont Hotel was demolished around 1918, but a portion of the building remains and was documented in the Phase II survey (Norton 2001: 34). The Richmond Hotel is no longer in existence. In 1875, the Gainesville Street Railway Company began operation of mule- and horse-drawn trolley cars that ran from the depot, north along Main Street, circled the square, north along Green Street, and Riverside Drive, with stops at the Gower Springs Hotel and the springs at the Chattahoochee River. Lines also ran along Washington (section east of downtown) and Spring streets to the New Holland Springs Hotel. By the early twentieth century, much of the development north of the Southern Railroad, and east of the Gainesville Midland line was commercial or industrial, while the majority of buildings west of the Gainesville Midland were residential dwellings (Sanborn Maps 1915, 1930, 1962). At one point, some of the most impressive residences were located in the Midtown area along south Green Street, South Bradford, and South Main Streets (Norton 2001: 35). By the end of the century, however, some of the residences were progressively replaced with businesses that wanted to be located close to the railroad.

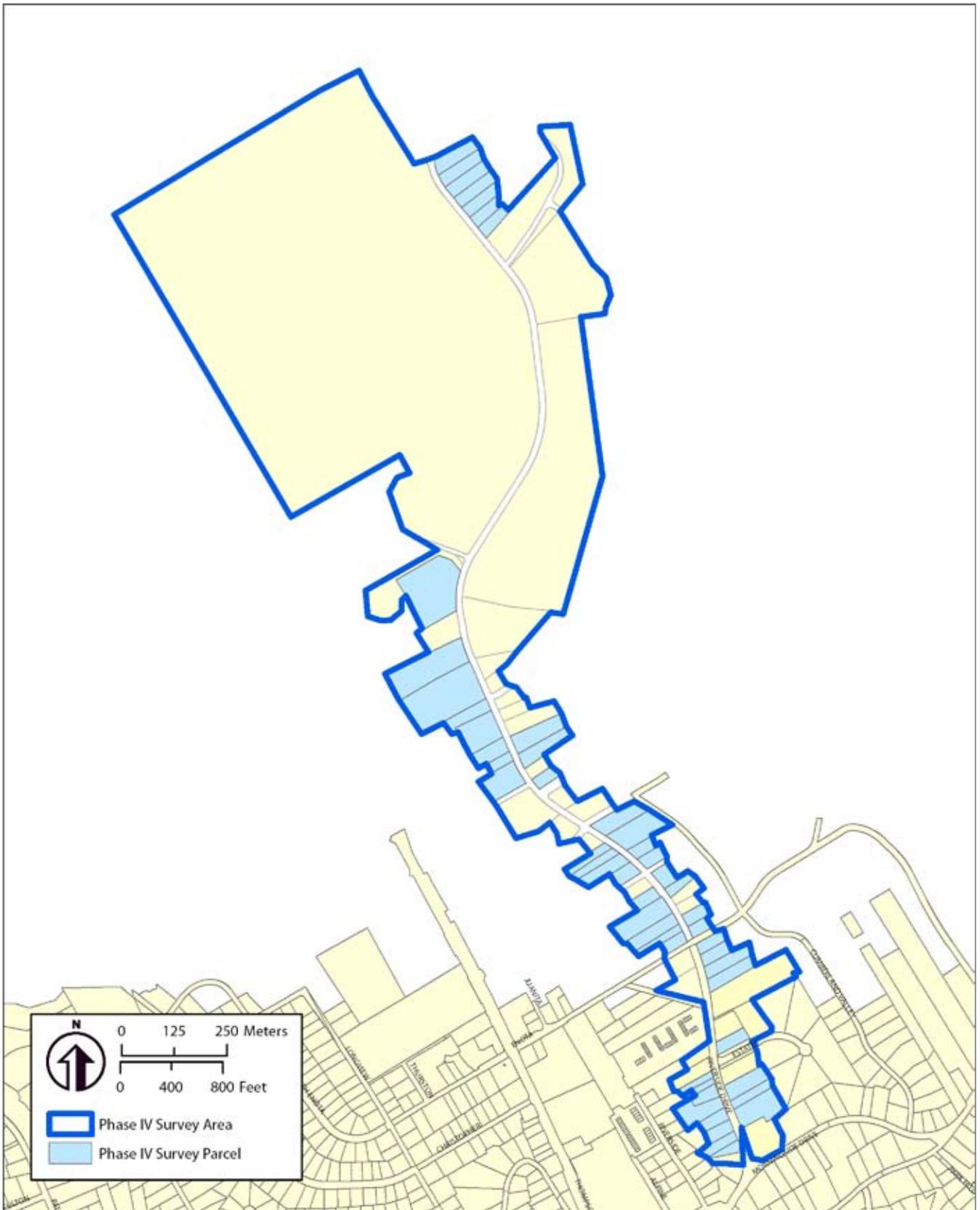


Figure 6.2 Phase IV resources documented along Riverside Drive.



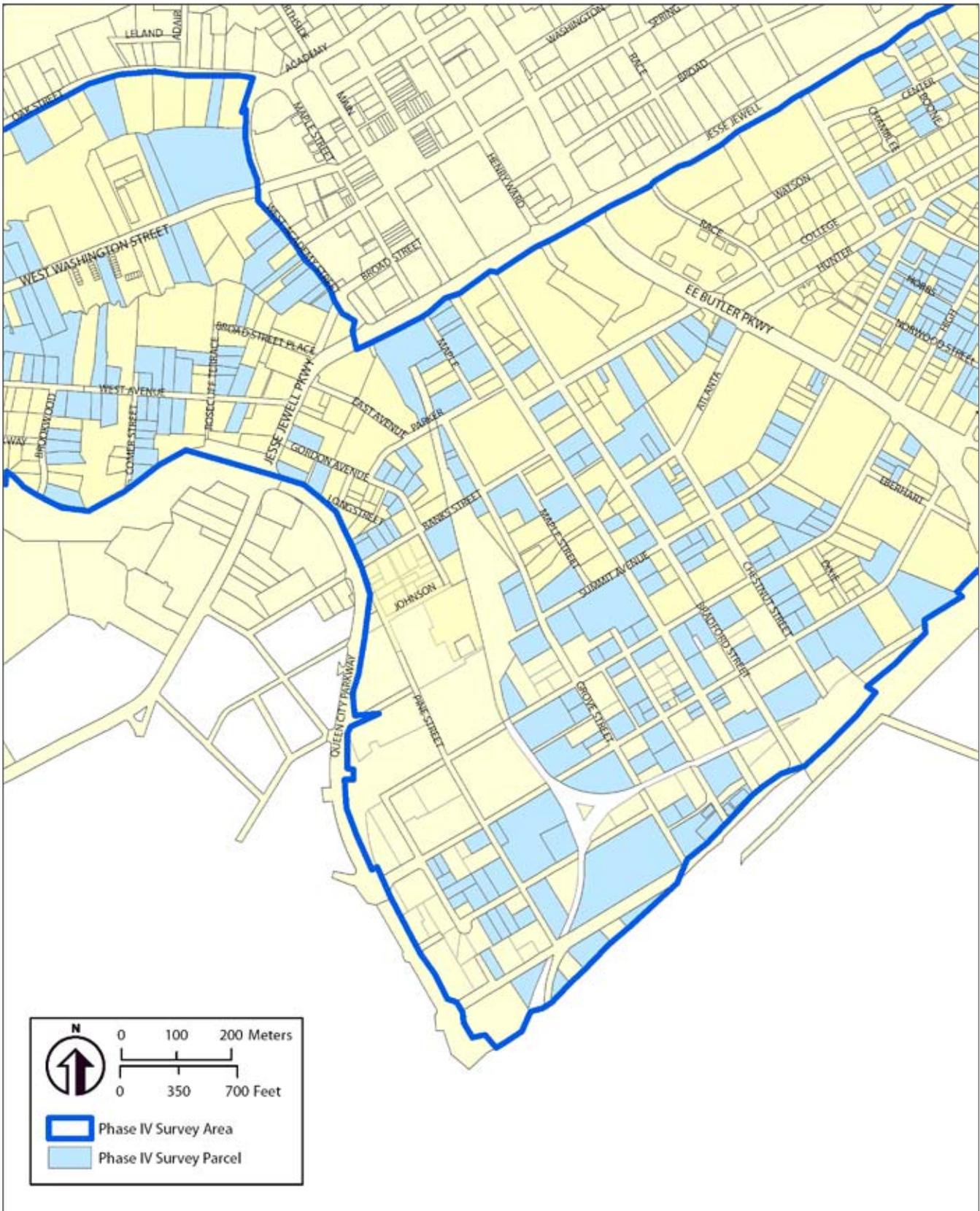


Figure 6.4 Map showing resources documented in the Midtown area.

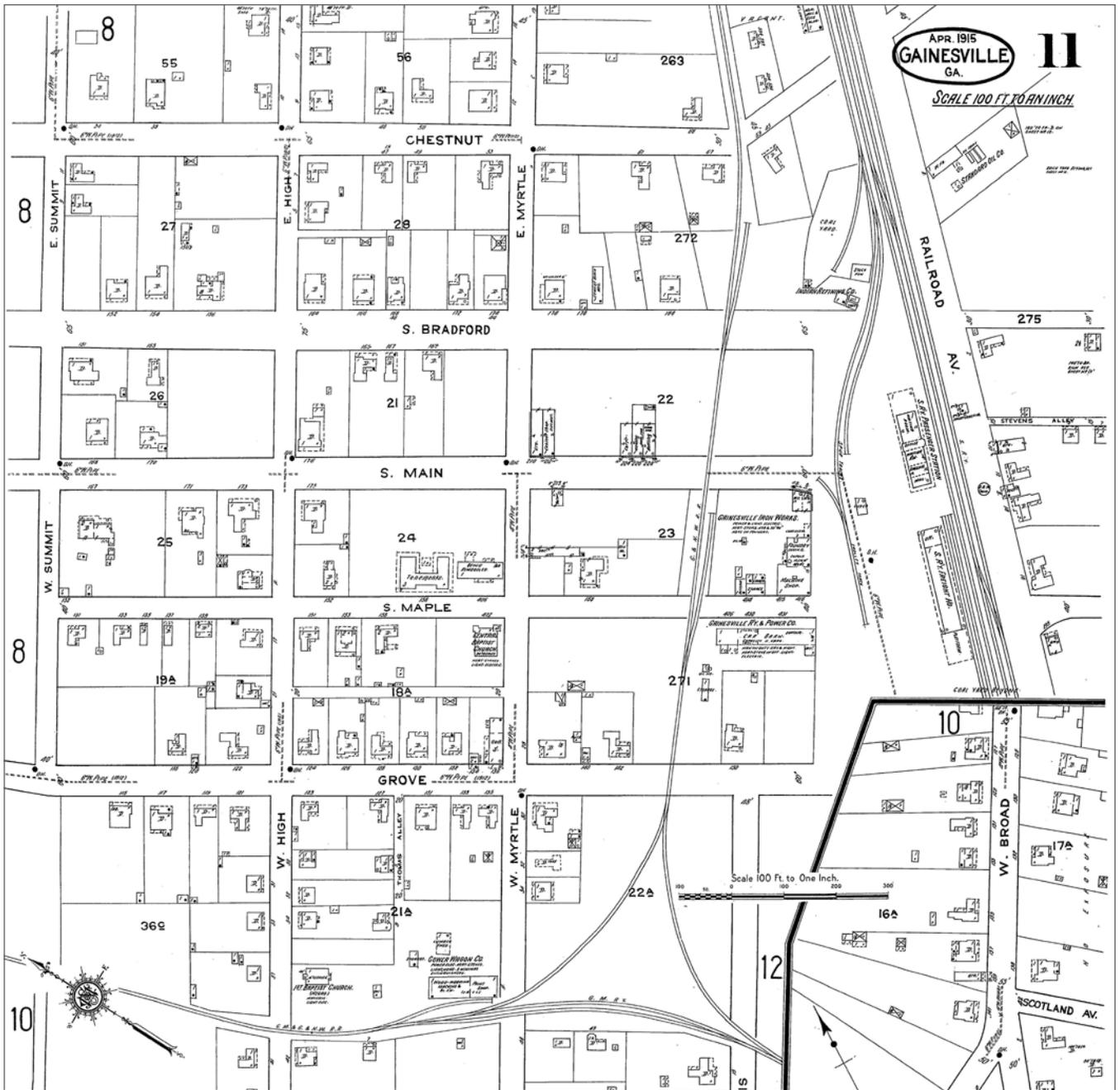


Figure 6.5 1915 Sanborn Map showing Midtown area.

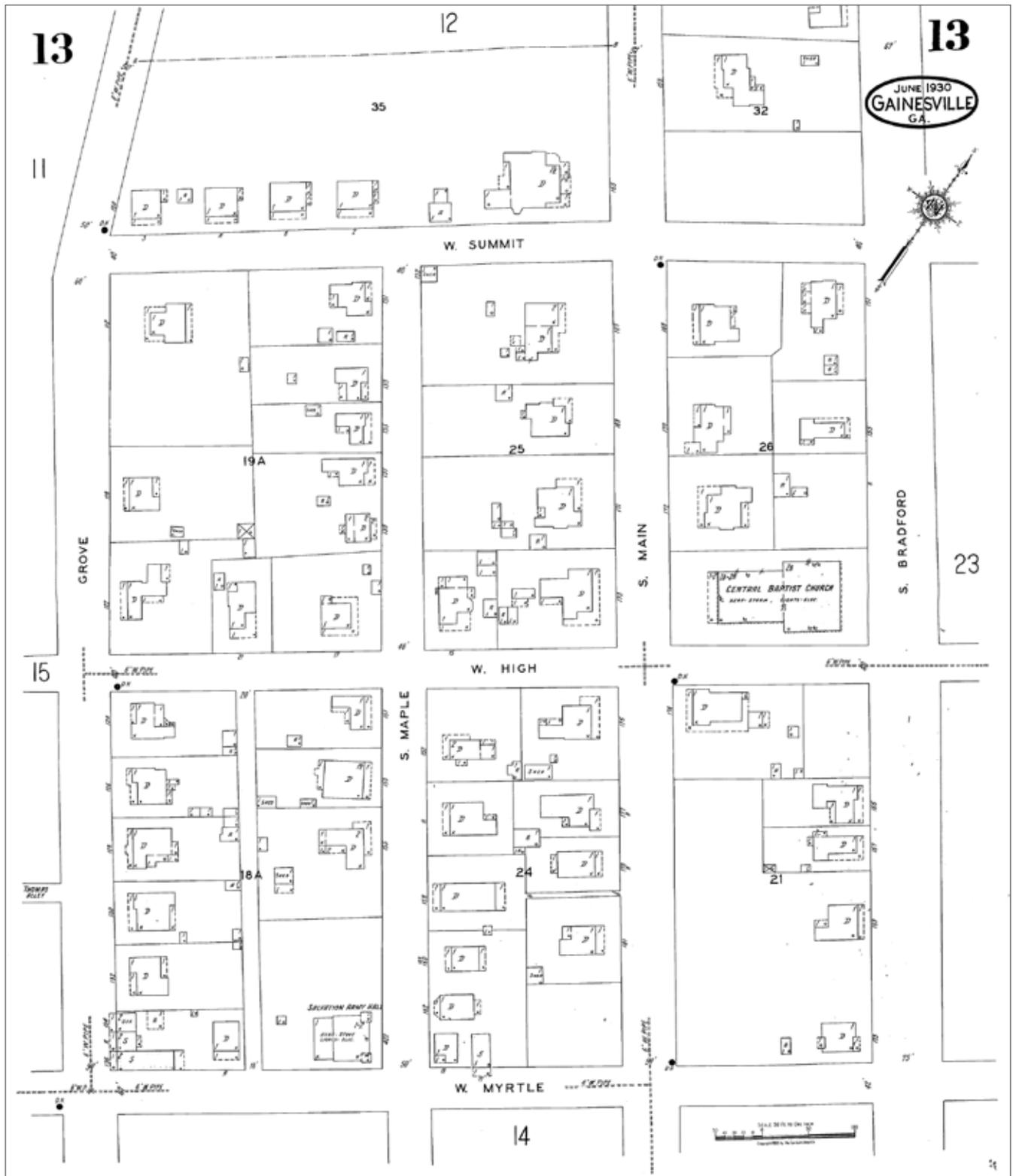


Figure 6.6 1930 Sanborn Map showing Midtown area.

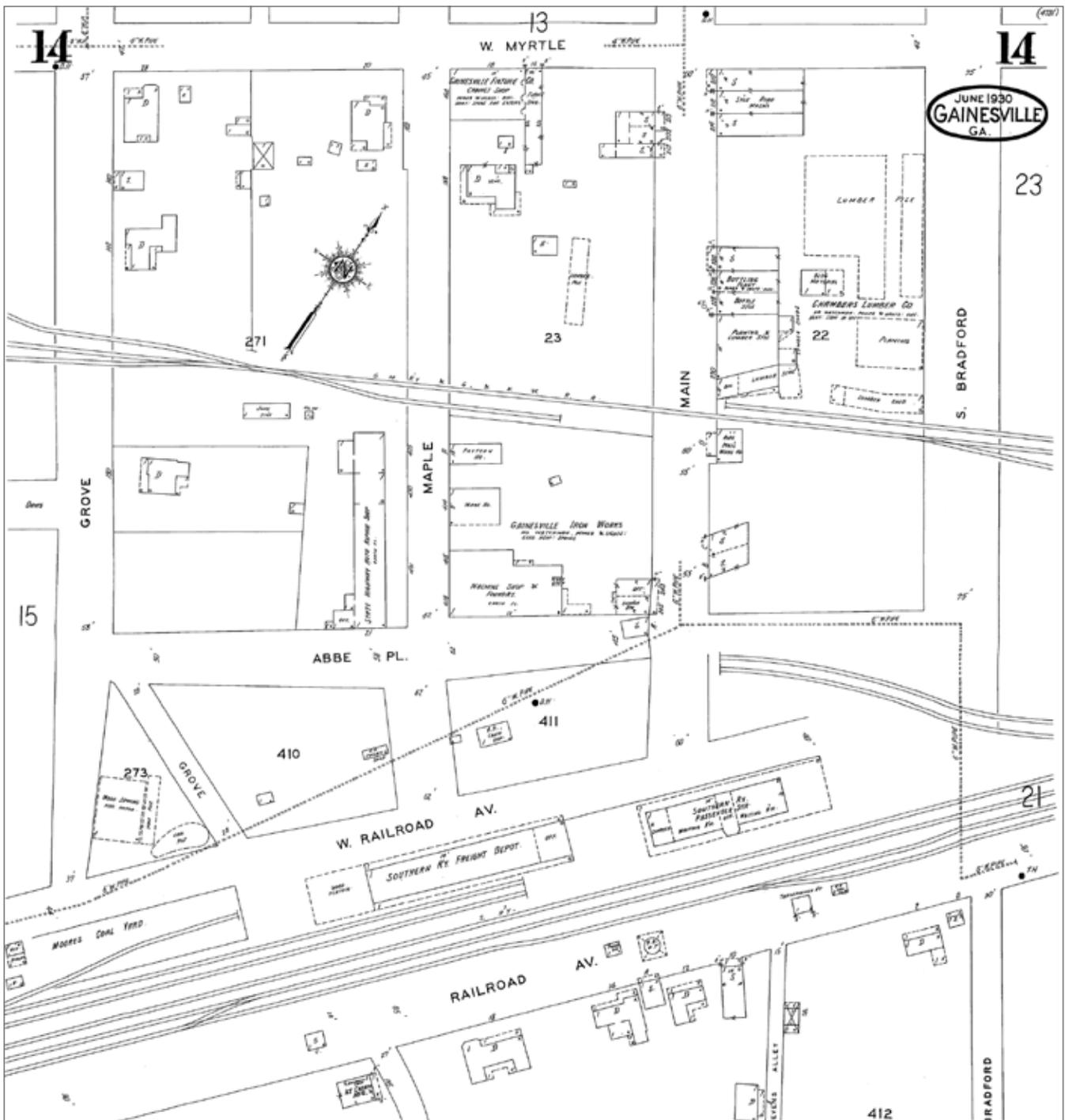


Figure 6.7 1930 Sanborn Map showing Midtown area.



Figure 6.8 1930 Sanborn Map showing Midtown area.

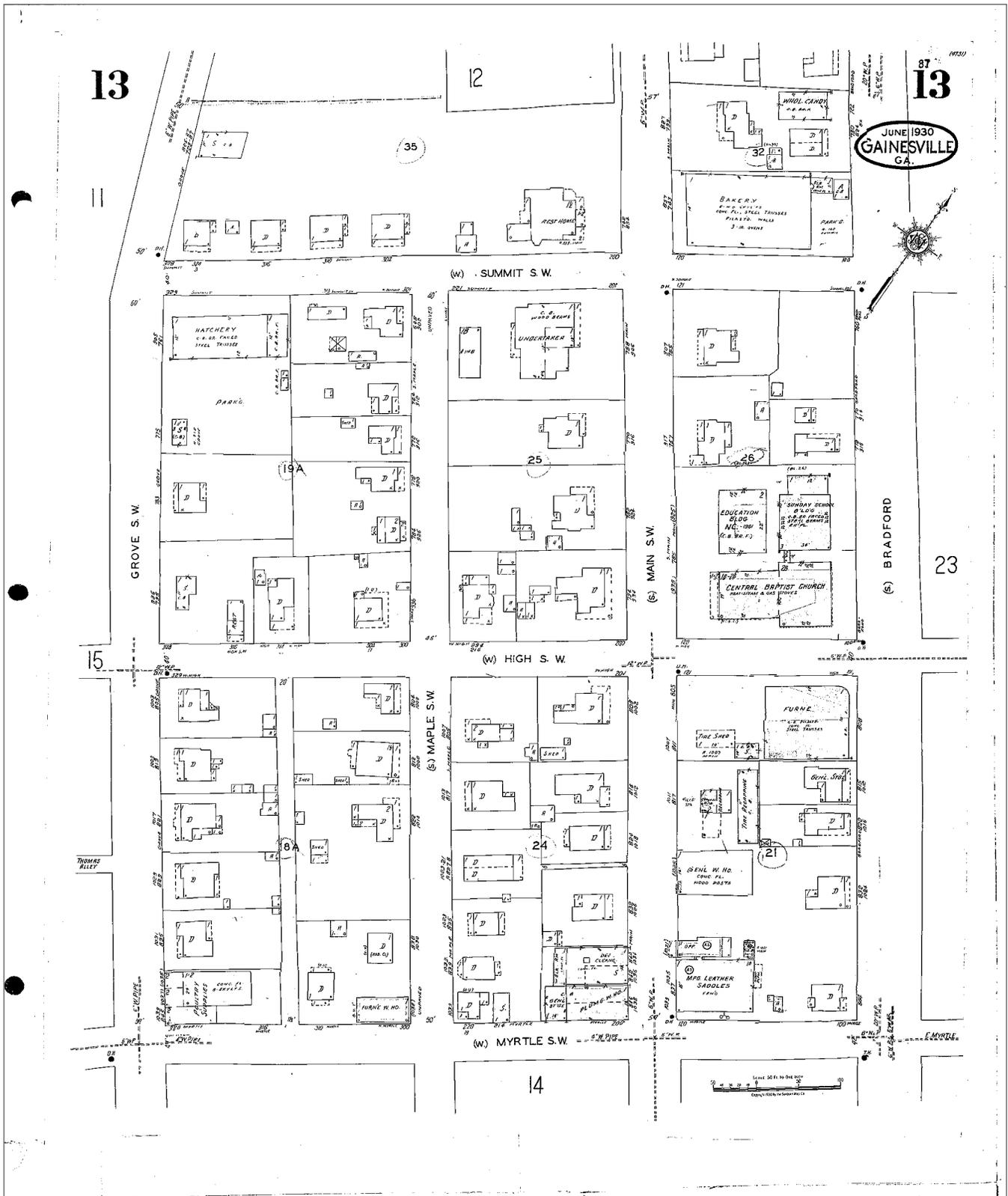


Figure 6.9 1962 Sanborn Map (revised from the 1930 maps) showing Midtown area.



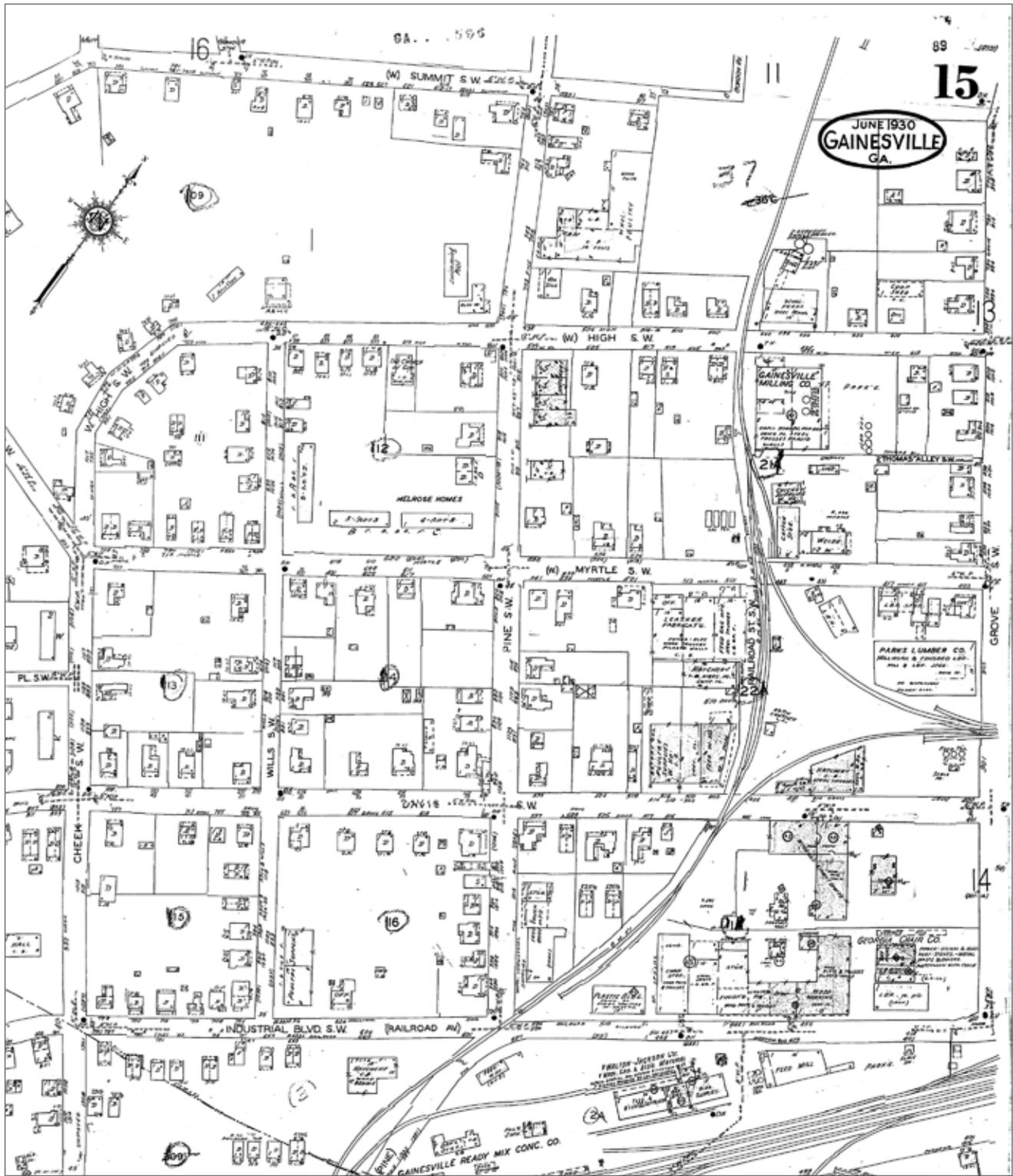


Figure 6.11 1962 Sanborn Map showing Midtown area.

### **Fair Street/Newtown**

A number of resources in the vicinity of the Fair Street and Newtown neighborhoods, located southeast of Downtown, were recorded during Phase III of the historic resources survey (Figure 6.12). The resources in this vicinity recorded during Phase IV expands on the initial documentation of the Fair Street/Newtown community during Phase III, and includes a number of homes that are associated with the Newtown community which was constructed in the wake of the 1936 tornado. The largest concentration of intact historic resources in the southeastern portion of Phase IV survey area are located along Desota and Emily Streets, in the area known as Newtown which was developed in the wake of the 1936 tornado, with most houses constructed in 1938 (Figure 6.13). In addition to these buildings, historians documented buildings located in the vicinity that pre-dated the tornado.

Resources recorded in the Fair Street/Newtown vicinity are in an area that has historically been home to the city's African American population. The area has been traditionally known as the "Athens Street Area" or the "Fair Street Community," "New Town" or "Newtown," and/or the "Miller Park Community" (Gainesville Model Cities Program 1969: 14). Additional historic background on the Newtown community is provided in Chapter 5 of this report.

### **Previous Investigations**

The Phase IV survey area appears to have little in the way of previous published investigations. However, Washington Street (portion located west of Downtown) was documented in 1983 in a Historic District Information Form that was submitted to HPD (Markuson 1983). Following the submittal of the report, HPD determined that Washington Street did not meet NRHP criteria as a historic district.

### **NRHP-Listed Properties in the Phase IV Survey Area**

There are no NRHP-listed properties in the Phase IV survey area.

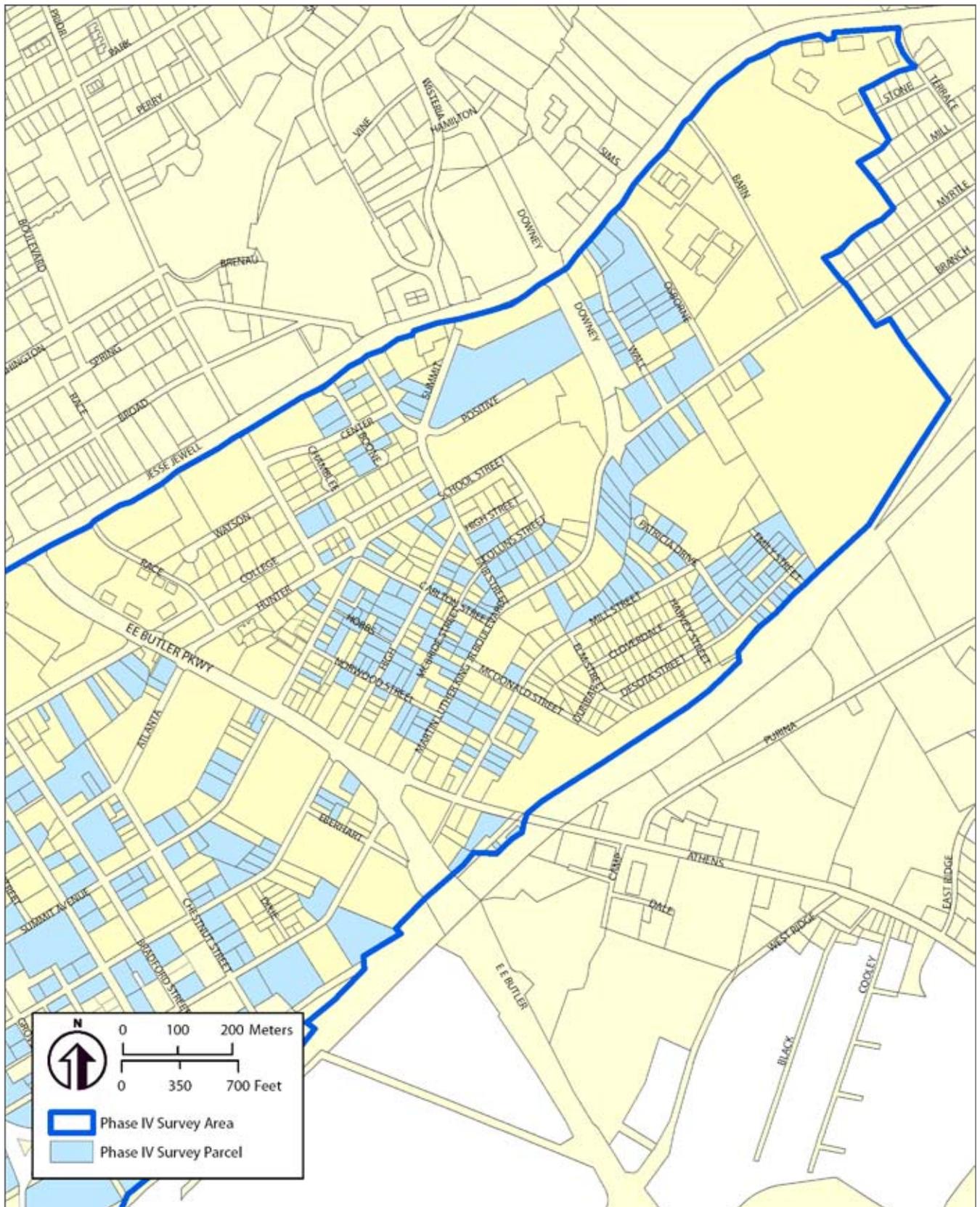


Figure 6.12 Map showing resources documented in the Fair Street/Newtown area.



Figure 6.13 1962 Sanborn Map showing Newtown area in the vicinity of Desota and Emily Streets.

### 6.3 PHASE IV SURVEY RESULTS

Brockington and Associates, Inc., conducted an intensive architectural resources survey of parcels within the Phase IV Survey area that resulted in the recordation of 497 resources that fell within survey criteria (see Figure 6.1). Overall, resources in the Phase IV survey area represent a mixture of residential, industrial, commercial, and religious uses of various types and architectural styles (Table 6.1).

In the northeastern survey area centered on Riverside Drive, house types reflect predominantly middle class residential use, with English Cottage, bungalow, and Ranch being the most frequently built house types. The Washington Street corridor reflects a similar middle class pattern with bungalows, English, cottage, and gabled wing cottages being the predominant house types. In the southeastern portion of survey area, pre-tornado housing reflects predominant house types from the early twentieth century, with bungalows, central hallway, and saddlebag houses commonly appearing. Many of the homes built after the 1936 tornado do not strictly adhere to commonly identified types, and reflect a history of being constructed as standardized housing built to provide shelter for residents displaced by the natural disaster. Table 6.2 outlines the distribution of house types in the survey area.

Few resources in the survey area are high style, and most display elements of one or more styles. The most prevalent residential styles along Riverside Drive and in the Washington Street area are English Vernacular Revival, Colonial Revival, and Craftsman. Most houses in the Midtown and Fair Street/Newtown areas possess little in the way of stylistic detail. Table 6.3 illustrates the distribution of styles in the Phase IV survey area.

<b>Original Building Use</b>	<b># of Resources</b>
Residential	408
Commercial/Industrial	87
Religious (Church)	2
<b>Totals</b>	<b>497</b>

<b>House Type</b>	<b># found in Phase IV Survey Area</b>
American Small House	11
Bungalow	153
Double Pen	7
English Cottage	7
Gabled Wing	21
Georgian Cottage	1
New South Cottage	6
Pyramidal Cottage	4
Queen Anne Cottage	6
Queen Anne House	1
Ranch House	57
Saddlebag	8
Shotgun	1
Side Gable Cottage	24
Georgian House	6
Split Level	2
Other, Not applicable	55

<b>Architectural Style</b>	<b># found in Phase IV Survey Area</b>
Colonial Revival	18
Craftsman	135
English Vernacular Revival	14
Folk Victorian	12
International	1
Moderne	1
Neoclassical Revival	3
No Academic Style	300
Queen Anne	3
Spanish Colonial Revival	1
Stripped Classical	2

Each neighborhood in the Phase IV survey area represents a distinct period of development, characterized by construction dates and architectural styles. The 1936 tornado is often cited as a turning point in Gainesville history and is continually evident in the city's building stock. Much of the housing stock and commercial and industrial buildings documented in the Phase IV survey were developed in the aftermath of the tornado, and more specifically, many of the resources in the Newtown area can be directly attributed to the storm.

## 6.4 PHASE IV SURVEY RECOMMENDATIONS

### 6.4.1 Potential Local Historic Districts

#### **Riverside Drive**

Riverside Drive continues to reflect its history as a premier residential street in the city. Several houses constructed along the northern end of Riverside Drive, just south of Riverside Military Academy, appear to be architect-designed and represent fashionable styles that were popular at the time of their construction. Other homes along the southern end appear to be house types and styles that were popular with middle-class residents throughout the early and mid-twentieth century.

The current condition of Riverside Drive as a whole presents a dilemma when evaluating houses along the corridor as a potential historic district. While much of the street remains intact and retains much of its historic integrity, several non-historic additions significantly disrupt the continuity of potentially contributing elements. Large-scale modern housing enclaves that are situated near the middle to northern end of Riverside Drive would likely prevent the street as a whole from becoming a local or a NRHP-listed historic district. However, the architecture and historic value is such that resources along the southern end of Riverside Drive may be candidates for the creation of a historic district that would also include resources along Morningside Drive and other streets that intersect with Riverside. However, streets that intersect with Riverside Drive have not yet been included in the historic resources survey phases and would need to be evaluated at a later date. A potential historic district including resources along Riverside Drive might also extend into the Longstreet Hills neighborhood to form a historic district focused on early and mid-twentieth century residential expansion of the city (Figure 6.14). Resources in these areas exhibit similar design characteristics, and streets follow similar design principles, including curvilinear street patterns, that were frequently used in the early to mid-twentieth century.

Resources at the northern end of Riverside Drive, just south of Riverside Military Academy, differ from the resources along the southern portion of the corridor in that the homes are larger, are more individualistic in their design, and are situated on larger lots that resemble small country estates. A potential district including these resources is shown in Figure 6.15. Several of these resources appear to be architect-designed and may be individually eligible for the NRHP.

#### **Washington Street Neighborhood (Area west of Downtown)**

Houses along the Washington Street corridor west of Downtown and the surrounding vicinity were constructed during the early twentieth century and housed a largely middle-class population. Larger homes were constructed along Washington Street and West Avenue during the early to mid-twentieth century, while a number of houses constructed along side streets later in that period are smaller in size. West Academy Street was the only street in the vicinity that was not historically a residential street.

In a 1983 historic district information form submitted to the Georgia HPD, Markuson characterized Washington Street as an area that experienced a “building boom” between 1897 and 1915. Many of these homes were constructed to house a growing middle class population in the city. The area also experienced some damage from the 1936 tornado, and many resources reflect alterations that were made to repair storm damage.

When HPD staff evaluated the Washington Street corridor in 1983, they determined that the presence of non-historic infill was too great and that the area no longer retained sufficient integrity to warrant listing as a historic district. Since that time, additional non-historic and incompatible infill has been constructed along the street, and the area lacks sufficient integrity to warrant its designation as a local historic district. In addition, no individual resources in the Washington Street corridor area documented during the Phase IV survey appear to possess characteristics that would qualify for individual historic designation or NRHP listing.

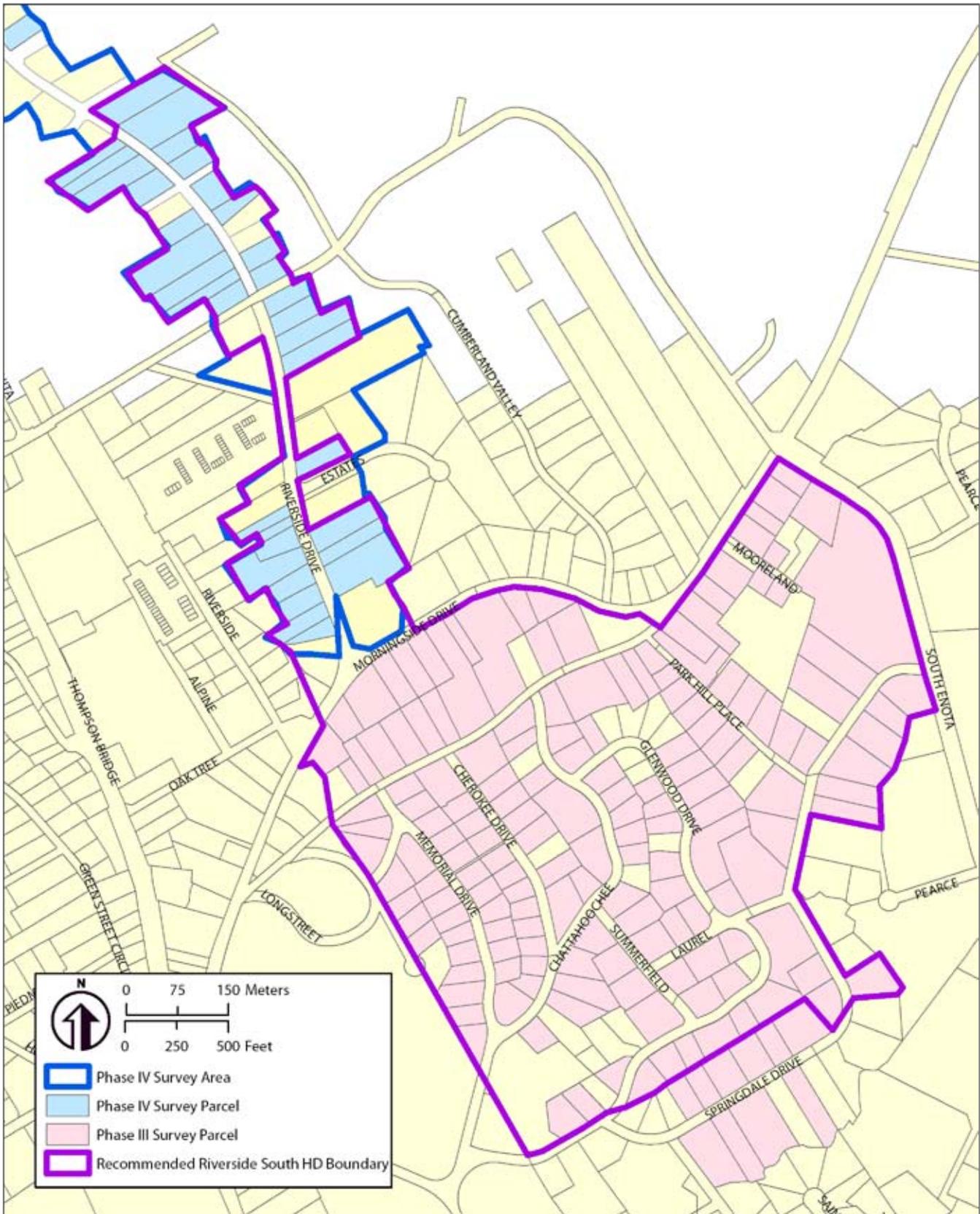


Figure 6.14 Map showing potential district for southern portion of Riverside Drive and area of Longstreet Hills.

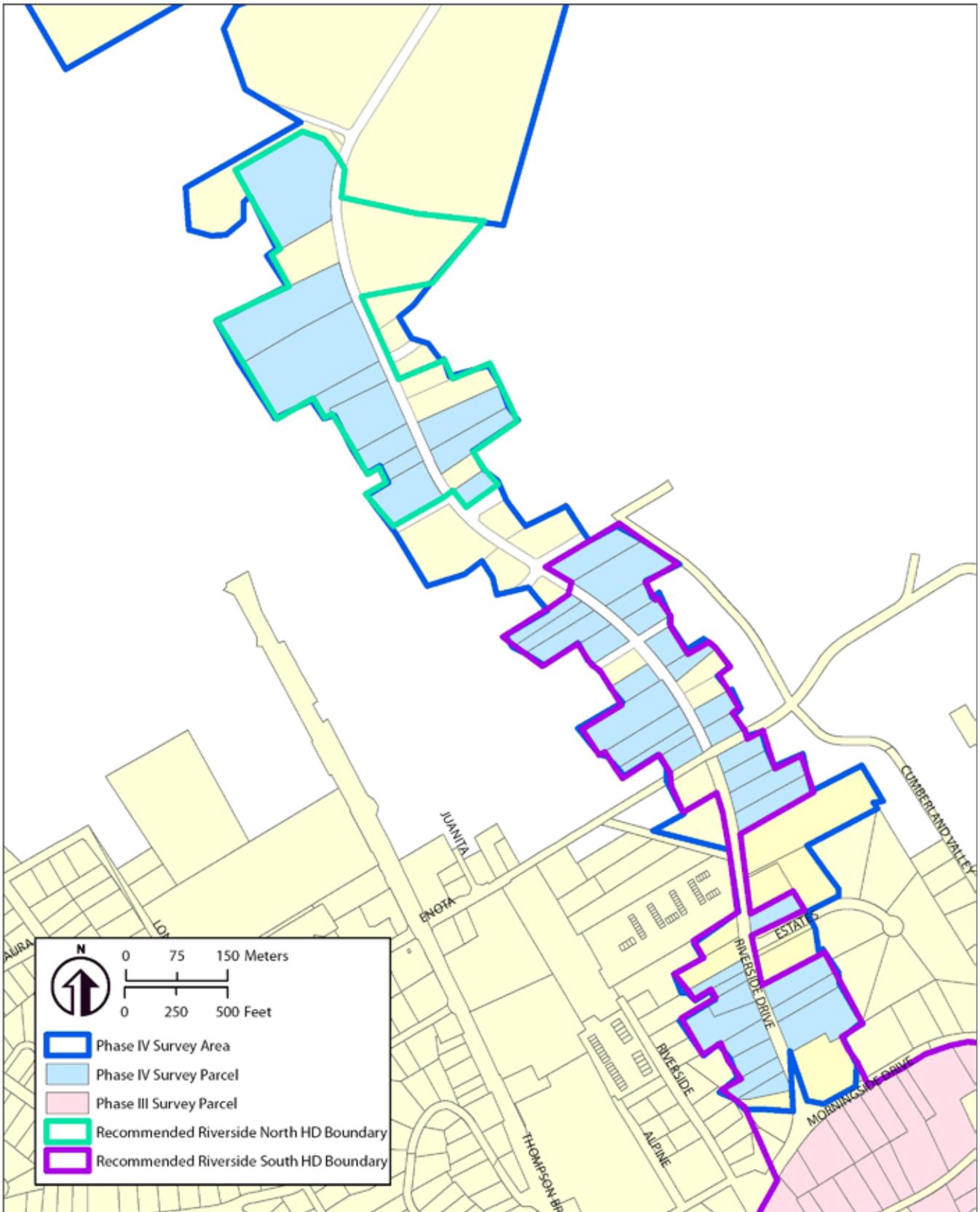


Figure 6.15 Map showing potential district for northern portion of Riverside Drive.

## **Midtown**

Resources within a boundary encompassing much of the area known as Midtown were documented during the Phase IV survey. In the early twentieth century, Midtown initially developed with a small commercial area on the southern end, concentrated along Main and Bradford Streets near the depot. At the time, much of the area outside this commercial core was comprised of residential resources. However, as the town grew in the mid- to late twentieth century, commercial and industrial development encroached into the former residential area, leaving a mixture of uses and development periods.

During the 2006 reconnaissance survey, historians noted two areas as potential local historic districts: Midtown, encompassing commercial and industrial area south of Downtown, and the Banks and Gordon Street area encompassing residential resources along those two streets, along Longstreet Avenue and a portion of Parker Street. Investigation during the Phase IV survey indicates that few resources with good integrity remain in the Banks-Gordon area, and thus, the lack of quantity and apparent significance does not make this area a good candidate for a local or NRHP historic district. Similarly, the 2006 reconnaissance surveyors delineated a potential historic district that encompassed much of the Midtown area documented in Phase IV; but again, there is an insufficient concentration of resources with a high degree of historic integrity that warrants local or NRHP designation because vacant lots and non-historic buildings disrupt the continuity of historic resources throughout the Midtown area. Additionally, the investigated resources possessed varying degrees of integrity and historic value. These factors have altered the historic landscape to such a degree that finding a concentration of resources and establishing a specific period of significance is difficult. Overall, surveyors did not find a concentration of historic resources that retained sufficient integrity to qualify as a local or NRHP historic district in the Midtown vicinity.

## **Newtown**

A large portion of Newtown was evaluated and recommended as a potential historic district during the Phase III survey. In the aftermath of the 1936 tornado, Newtown, which is an area south of town, was chosen as the site to build houses for African American residents displaced by the storm. The site was a former landfill used by the City of Gainesville. At the time, the south side of town was already home to the majority of the city's African American residents. In addition to those resources, a number of houses along the eastern end of Desota Street and along Emily Street follow the same development pattern, and many of the resources are the same side-gable cottage plan documented during the Phase III survey.

The houses documented on Desota and Emily streets during the Phase IV survey display a cohesive relationship to one another and to a number of resources documented in the vicinity during the Phase III survey. Together, these resources represent a piece of Gainesville's history as housing built in response to the 1936 tornado. The resources along Desota and Emily streets, along with resources located along Cloverdale Avenue, Desota Drive, McDonald Street, Mill Street, Elm Street, Dunbar Place, and Harvey Street documented in the Phase III survey appear to retain a degree of integrity that lends the neighborhood as a possible candidate as a local or NRHP historic district. Figure 6.16 shows a potential Newtown historic boundary as recommended in Phase III and as revised based on the findings and documentation completed during the Phase IV survey.

Recommendations of the Phase III survey suggested as further study an evaluation of the neighborhood surrounding various landmark buildings in the greater Fair Street area and Newtown community recorded during Phase III. However, after documentation and evaluation of the remaining portions of the Phase IV southern survey area (i.e., the larger Fair Street area and Newtown neighborhood surrounding the Phase III surveyed buildings), it appears that the area outside the recommended boundary for a potential Newtown historic district (as revised as part of the Phase IV survey) does not retain sufficient integrity to warrant listing as a local or NRHP historic district. The area contains a number of vacant lots and incidences of non-historic infill that compromise the historic integrity of the neighborhood as a whole. Of the buildings that met survey criteria and were documented in the Phase IV survey, many have been significantly altered and no longer retain historic integrity.

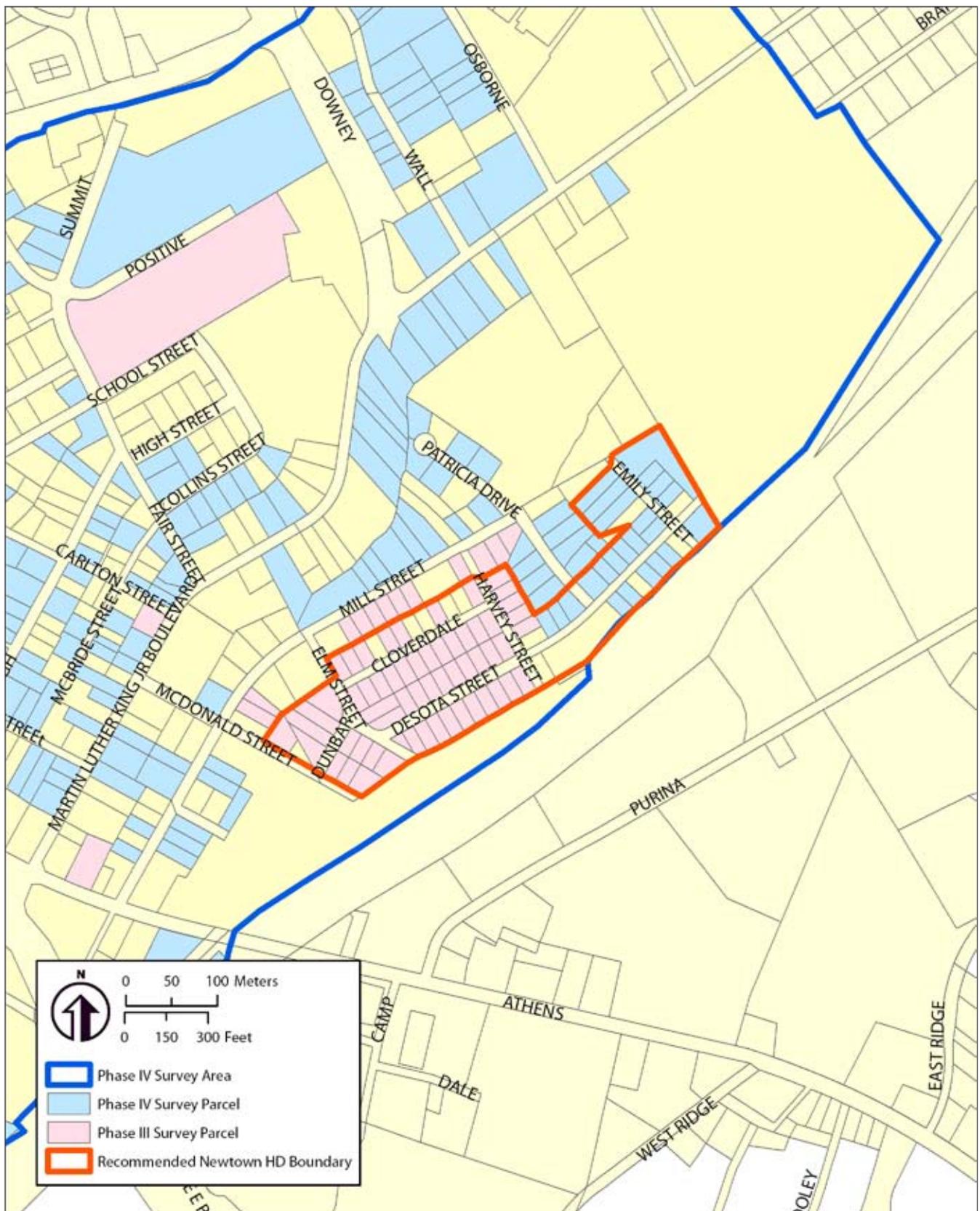


Figure 6.16 Map showing Newtown Historic District, recommended boundary.

#### *6.4.2 Recommendations for Future Survey Phases*

Several government-owned facilities that appear to fall within the survey criteria were not included in Phases I-IV of the survey. Some buildings of note that appear to meet the criteria include the Gainesville Water Works building on Riverside Drive and various public housing complexes that area located south of Downtown.

#### *6.4.3 Potential Threats to Historic Resources*

Overall, the Phase IV survey contains a concentration of historic resources that are threatened by incompatible developments that have been introduced into historic neighborhoods. Historic homes also are threatened by expansion and insensitive alterations that drastically change the appearance of an older house and often destroy important character-defining features. This type of alteration especially is threatening to modest mid-century houses, like the Ranch houses and smaller vernacular cottages in Newtown, that may not garner the same type of respect as a historic resource of older and more widely accepted types and styles. All neighborhoods in the Phase IV survey area contain a number of examples of insensitive alterations that likely will continue as older residents move away from the neighborhood and newer residents move in and update the houses with more modern aesthetic preferences and readily available materials.

Larger size lots along Riverside Drive also attract developers who purchase homes situated on larger lots in order to demolish the existing homes and subdivide the lot(s) for construction of multiple houses and residential enclaves. Such new houses generally are much larger than the older homes in the surrounding neighborhood and often follow non-traditional street setbacks, and thus disrupt the continuity of the existing neighborhood. Another type of infill involves the subdividing and selling of vacant areas of larger lots as smaller building lots. While the original house is not necessarily demolished, the introduction of much larger incompatible infill disrupts the continuity of the overall street and neighborhood. Other intermittent, smaller-scale demolitions of single-family homes and the construction of larger “McMansions” and multi-family homes that are out of scale and character with surrounding homes also threaten the continuity of historic neighborhoods.

In the historically African American neighborhood (including Newtown and the surrounding vicinity), the pattern of infill is somewhat different. Homes and lots in the neighborhood can be obtained for a fairly inexpensive cost and are often demolished to construct larger, sometimes multi-family units. Such infill sometimes is incompatible with the surrounding historic resources and disrupts historic building patterns. In addition, a number of houses in the neighborhood currently are vacant and are subject to demolition by neglect. In the past, other vacant houses in the area have often been left to deteriorate beyond repair and have been demolished due to safety and health concerns. In addition, many occupied houses in the neighborhood suffer from varying degrees of deterioration due to a lack of maintenance. These houses, while generally physically sound, may be considered too small by modern standards or too far gone economically to be repaired, and are subject to demolition on those grounds.

### **6.5 PHASE IV SURVEY CONCLUSION**

Phase IV of the Gainesville Historic Structural Survey resulted in the documentation of 497 resources located in four distinct areas within the City of Gainesville: Riverside Drive, the Washington Street neighborhood (the area west of Downtown), Midtown, and parcels in the Newtown neighborhood that were not included in the Phase III survey.

The majority of resources documented in the Phase IV survey were residential, but also included a number of commercial and industrial use buildings in the Midtown area and along West Academy Street. Many of the resources are indicative of the continued expansion of the city in the mid- to late nineteenth century and early twentieth century. In addition, some of the industrial and commercial development represents some of Gainesville’s earliest extant resources associated with railroad building in the state and this continued transition of the Midtown area from a predominantly residential neighborhood to one of the city’s most heavily concentrated commercial and

industrial areas during the mid-twentieth century through to the present. This ongoing transition has left few intact historic resources to reflect the early residential or commercial and industrial history. Of the existing resources that are over 40 years old, most have been significantly altered and no longer represent the area's history. In addition, documentation in the Newtown area resulted in the identification of additional resources beyond the limits of the potential historic district recommended in Phase III. However, outside the boundaries of the recommended Phase III/ Phase IV Newtown historic district, the greater Fair Street/Newtown area (which is part of a larger area referred to as the "South Side") has experienced much change that has produced large areas of vacant and non-historic properties in the older neighborhood, and as such, does not warrant the designation as a local or NRHP historic district.

The Phase IV Survey is a continuation of the historic resources survey process that includes a reconnaissance survey completed in 2006, a Phase I Historic Structural Survey completed in 2007, a Phase II Historic Structural Survey in 2008, and a Phase III Historic Structural Survey in 2009. These and subsequent survey phases, together, will continue to aid the Gainesville Community Development staff and Historic Preservation Commission in their commitment to the preservation, enhancement, and management of the city's historic resources.

## CHAPTER 7. PHASE V STRUCTURAL SURVEY

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### 7.1 PROJECT DESCRIPTION

In November 2010, the City of Gainesville's Community Development Department, on behalf of the Gainesville Historic Preservation Commission, contracted with Brockington and Associates, Inc., to conduct Phase V of a community-wide Historic Structural Survey of buildings and other structures within a specified area of the city (Figure 7.1). The Phase V survey area is located northwest of downtown Gainesville. It is roughly bound by Mountain View Drive to the north, Thompson Bridge Road to the east, Dixon Drive to the south, and Lake Sidney Lanier to the west. In addition to the main study area, the Phase V survey includes ten individual parcels that fall within areas surveyed during Phases I-III. These parcels were added to the Phase V survey because they reached the 40-year age requirement set forth in the survey scope after Phases I-III were completed. The Phase V survey is the fifth and final stage of a multi-phase approach to systematically evaluate the entire city for historic resources.

Within the defined Phase V survey area, project historians investigated properties on a parcel-by-parcel basis. The survey included all resources 50 years of age and older, as well as resources that are considered potentially historic (i.e., resources built between 1961 and 1971). The survey included residential and non-residential resources within the designated survey area. A **Category I Historic Preservation Fund Grant** for CLGs, provided by the National Park Service and administered by the Georgia HPD, along with matching funds from the City of Gainesville, were used to conduct the Phase V survey.

### 7.2 HISTORY OF PHASE V SURVEY AREA

In the mid- to late nineteenth century, much of Gainesville's population was concentrated around the downtown core, with growth extending primarily to the south of the city. However, in the late nineteenth century, the areas north and east of downtown Gainesville emerged as prime residential areas for the city, and the installation of streetcar lines helped facilitate this northeastern migration away from the original city center. By the second quarter of the twentieth century, the automobile was becoming the dominant mode of transportation, and people began to move toward areas that had been the outer edges of the city. The geographic mobility provided by the automobile was matched by unprecedented economic vitality after World War II. These factors, combined with significant population growth, fueled residential and commercial development and led to a continued outward expansion of the city limits in all directions. The development of the Phase V survey area was a result of this outward expansion to the northwest of the city center.

The creation of Lake Sidney Lanier was a driving force for development in the Phase V survey area. The US Army Corps of Engineers and its private contractors broke ground for the construction of Buford Dam on March 1, 1950. The dam was constructed to hold back the waters of the Chattahoochee River in order to facilitate flood control, provide hydroelectric power, and create a reservoir and recreation area for the burgeoning population of North Georgia. The dam became operational on February 1, 1956, when the gates to the intake structure were closed. More than three years later, on May 25, 1959, Lake Lanier reached its normal elevation of 1070 feet above sea level (US Army Corps of Engineers). Of the 514 resources in the main survey area for the Phase V survey, 269 were built during the 1950s and 173 were built during the 1960s. Both the attraction of the lake and the freedom provided by the automobile to move away from streetcar lines contributed to the development of this area. Figure 7.2 lists the construction dates of the Phase V parcels.

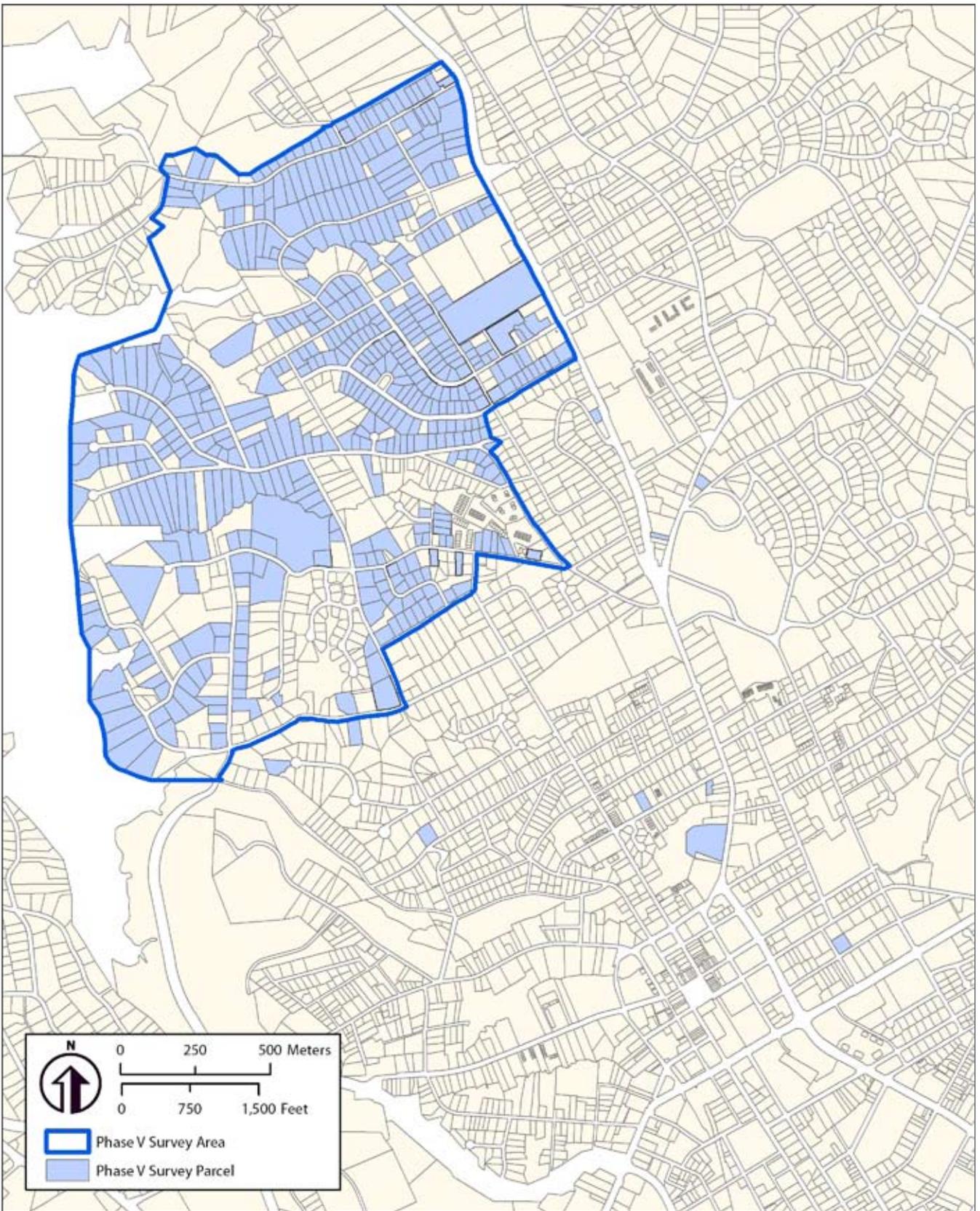


Figure 7.1 Phase V Survey Area.

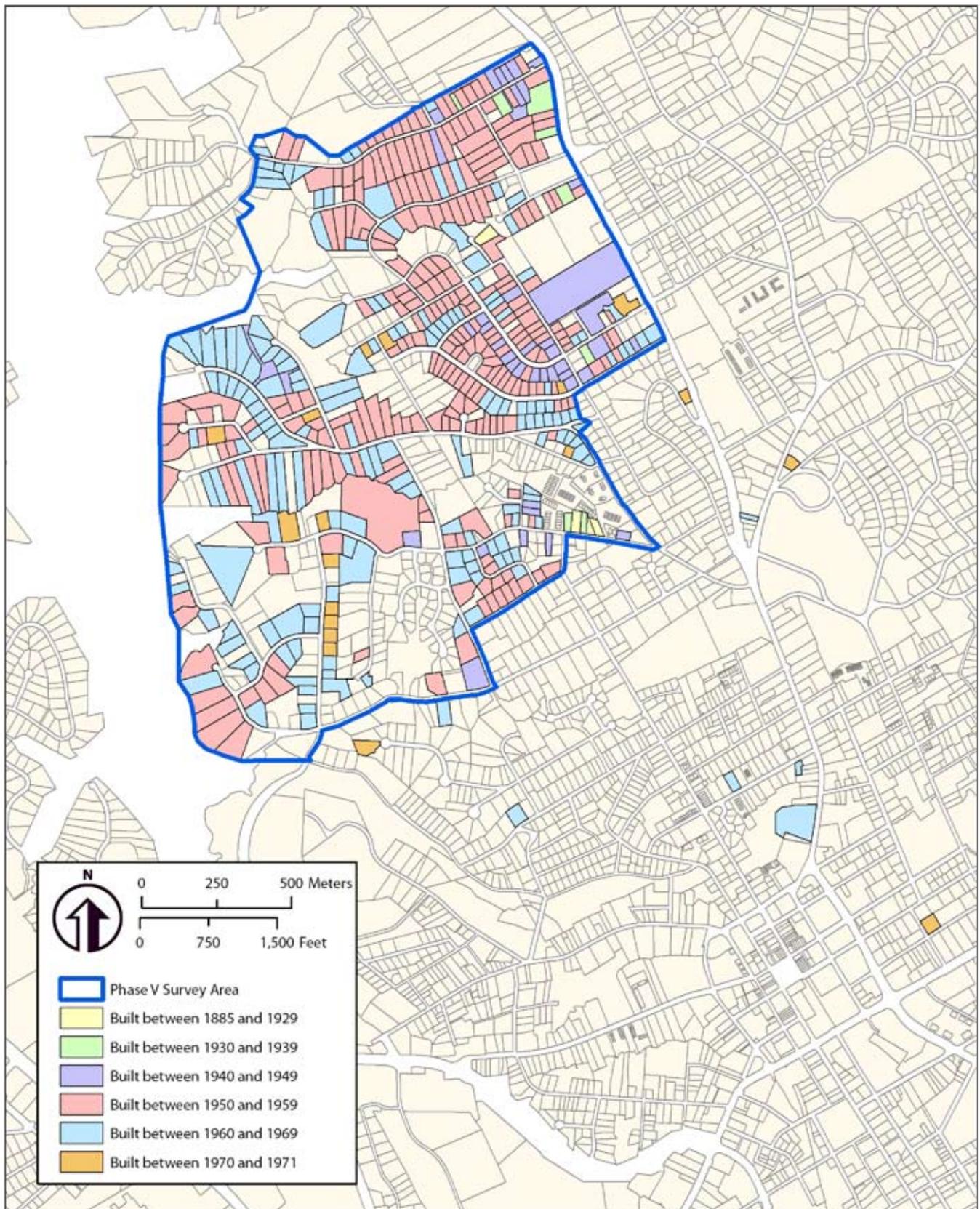


Figure 7.2 Construction Dates of Phase V Survey Parcels.

### Previous Investigations

The Phase V survey area appears to have little in the way of previously published investigations.

### NRHP-Listed Properties in the Phase V Survey Area

There are no NRHP-listed properties in the Phase V survey area.

## 7.3 PHASE V SURVEY RESULTS

Brockington and Associates, Inc., conducted an intensive architectural resources survey of parcels within the Phase V survey area that resulted in the recordation of 512 resources. Initially, 514 resources met the survey criteria, but one resource was inaccessible during the survey and one was no longer extant. The Phase V study area is largely residential, but also includes a number of religious and commercial resources (Table 7.1). Table 7.2 provides a numerical tally of house types in the survey area, and Figure 7.3 illustrates their spatial distribution within the survey area. The most prevalent residential types in the Phase V survey area are Ranch and American Small houses, as would be expected based on the period in which they were constructed. Few resources in the survey area are high style, and most display elements of one or more styles. Table 7.3 provides a numerical tally of house styles in the survey area, and Figure 7.4 illustrates their spatial distribution within the survey area.

**Table 7.1 Original use of buildings in the Phase V Survey Area.**

Original Building Use	# of Resources
Residential	504
Commercial	7
Religious (Church)	1
<b>Totals</b>	<b>512</b>

**Table 7.2 Architectural types in the Phase V Survey Area.**

House Type	# found in Phase V Survey Area
American Small House	32
Bungalow	6
Central Hall Cottage	9
Extended Hall Parlor	1
Georgian Cottage	1
Georgian House	7
Hall-Parlor	1
Other, Not Applicable	30
Queen Ann Cottage	1
Ranch	393
Shotgun	1
Side Gable Cottage	7
Split Level	23

**Table 7.3 Architectural styles in the Phase V Survey Area.**

Architectural Style	# found in Phase V Survey Area
Colonial Revival	3
Craftsman	3
English Vernacular Revival	2
Federal Revival	2
International	1
Neoclassical Revival	8
No Academic Style	490
Prairie Style	2
Spanish Colonial Revival	1

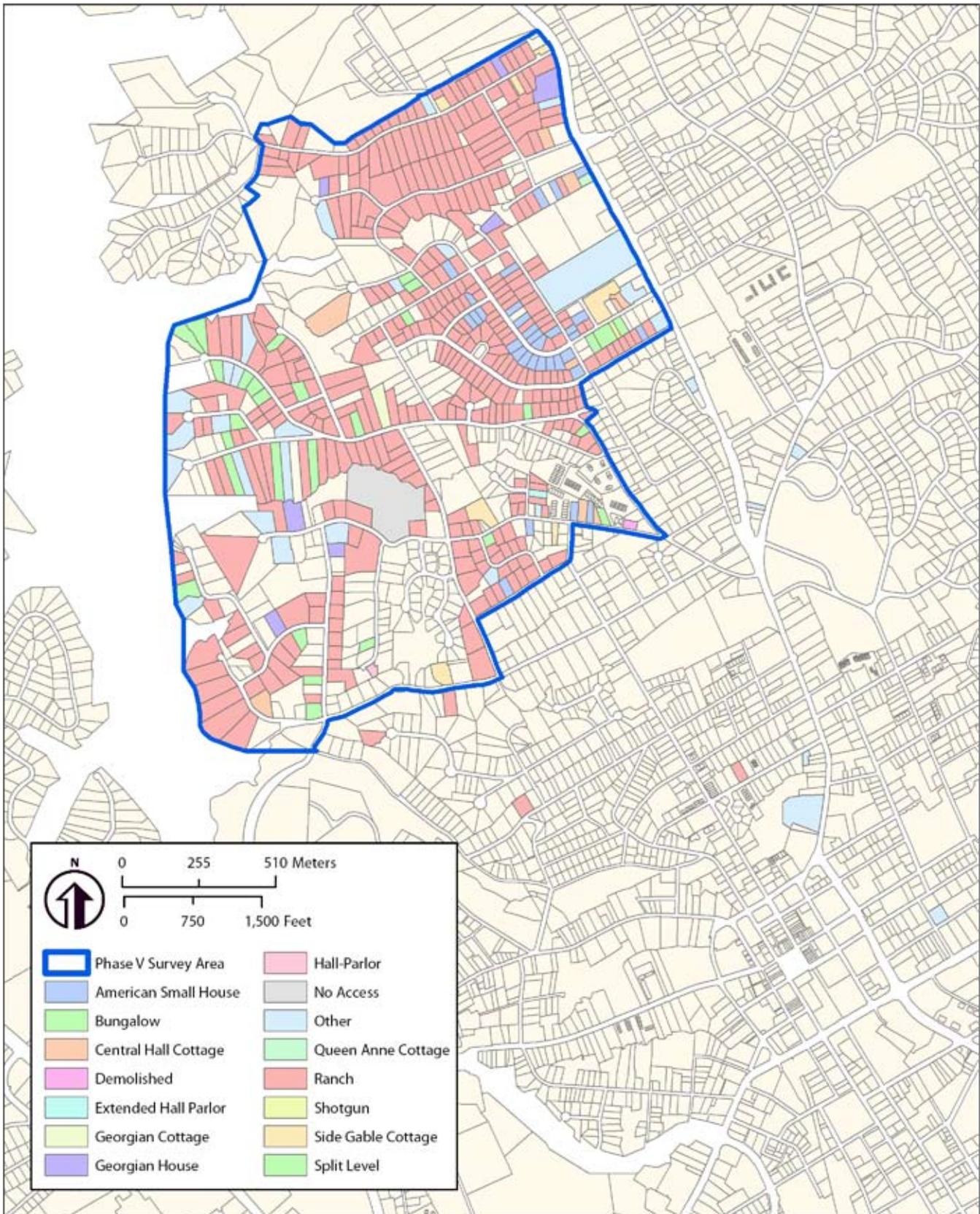


Figure 7.3 Distribution of Architectural Types in the Phase V Area.

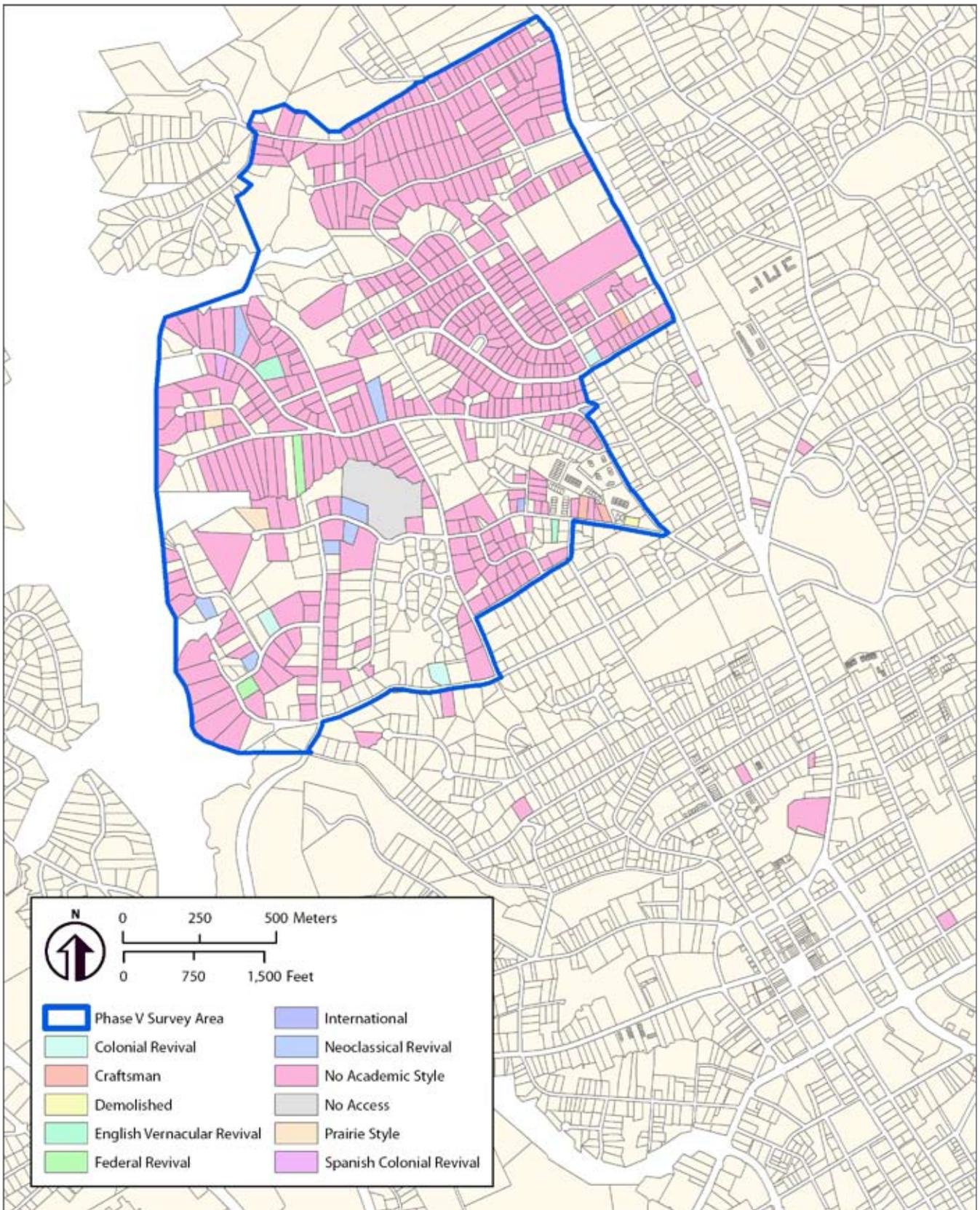


Figure 7.4 Distribution of Architectural Styles in the Phase V Survey Area.

By far, the predominant architectural type constructed during the post-war period was the Ranch house. Ranch houses could be constructed quickly from a ready supply of raw materials that a few years earlier had been wholly reserved for the war effort. Ranch houses were popular throughout the United States, in large cities and small towns alike (Sullivan, 4-40). In general, earlier, more modest versions of the Ranch house were constructed toward the eastern and southern portions of the Phase V survey area, with the lots and houses becoming larger over time as they moved westward toward the lake.

## 7.4 PHASE V SURVEY RECOMMENDATIONS

### 7.4.1 *Potential Local Historic Districts*

The Phase V survey area is a potential candidate for a local historic district (Figure 7.5). Like most mid-twentieth-century suburban developments, the Phase V survey area features single-family residential zoning, curvilinear street patterns with cul-de-sac termination points, Ranch houses and other architectural types typical of the period, and landscaping dominated by grassy lawns. Aside from the character defining features that make the Phase V survey area a potential candidate for a local historic district, the area retains a great deal of its historic integrity. Infill housing in the area is minimal, and where newer houses have been built, they have typically been clustered together in a defined area. Residents in the Phase V study area have made changes to their properties, but it is our opinion that these changes do not undermine the integrity of the district. Many residents have replaced their historic windows and exterior wall cladding with more modern materials, but have done so in a way that maintained the original fenestration pattern and appearance of the house. The most common major change to the houses in the area was the enclosure of the Ranch house carports to create a garage or additional living space. Although this is a departure from the original appearance of these houses, the enclosed portion is typically clad in a different, yet compatible, building material than the main block of the house, making it easy for the alteration to be detected by an observer.

Based on our survey observations, we recommend that the majority of the Phase V survey area be included in a local historic district based on its significance as an example of a mid-twentieth-century suburban development. There are two portions of the survey area that we recommend be excluded from the district. These areas are located in the southeastern part of the district and feature newer homes that are not compatible with the mid-twentieth-century suburban association of the remainder of the area.

During the course of the survey, we also assessed the ten individual parcels that fall within areas surveyed during Phases I-III. These parcels were added to the Phase V survey because they reached the 40-year age requirement set forth in the survey scope after Phases I-III were completed. Three Phase V parcels fell within the Phase I survey area. The Ranch houses at 718 Ridgewood Avenue and 330 Forrest Avenue were built in 1969 and 1968 respectively, and although they fall within the recommended expanded boundary for the Ridgewood Neighborhood Local Historic District based on the Phase I survey, they would not be contributing resources for the district. The third Phase V parcel that fell within the Phase I survey area is the resource located at 135 Forrest Avenue. This resource falls outside the recommended boundary expansion for the Ridgewood Neighborhood Local Historic District. Six Phase V parcels fell within the Phase II survey area. The resources located at 1169 Thompson Bridge Road, 745 Dixon Drive, 820 Hillside Drive, 345 Green Street, 501 Broad Street, and 935 Green Street all fall outside existing historic district boundaries or the expansion of the historic district boundaries recommended in the Phase II Survey Report. One Phase V parcel fell within the Phase III survey area. The commercial building located at 930 Riverside Drive falls outside the recommended boundary for the proposed Longstreet Hills Local Historic District.

### 7.4.2 *Potential Threats to Historic Resources*

The resources surveyed in the Phase V survey area appear to face a greater threat from incompatible additions and alterations than from incompatible infill housing or other developments. In some cases, these alterations drastically

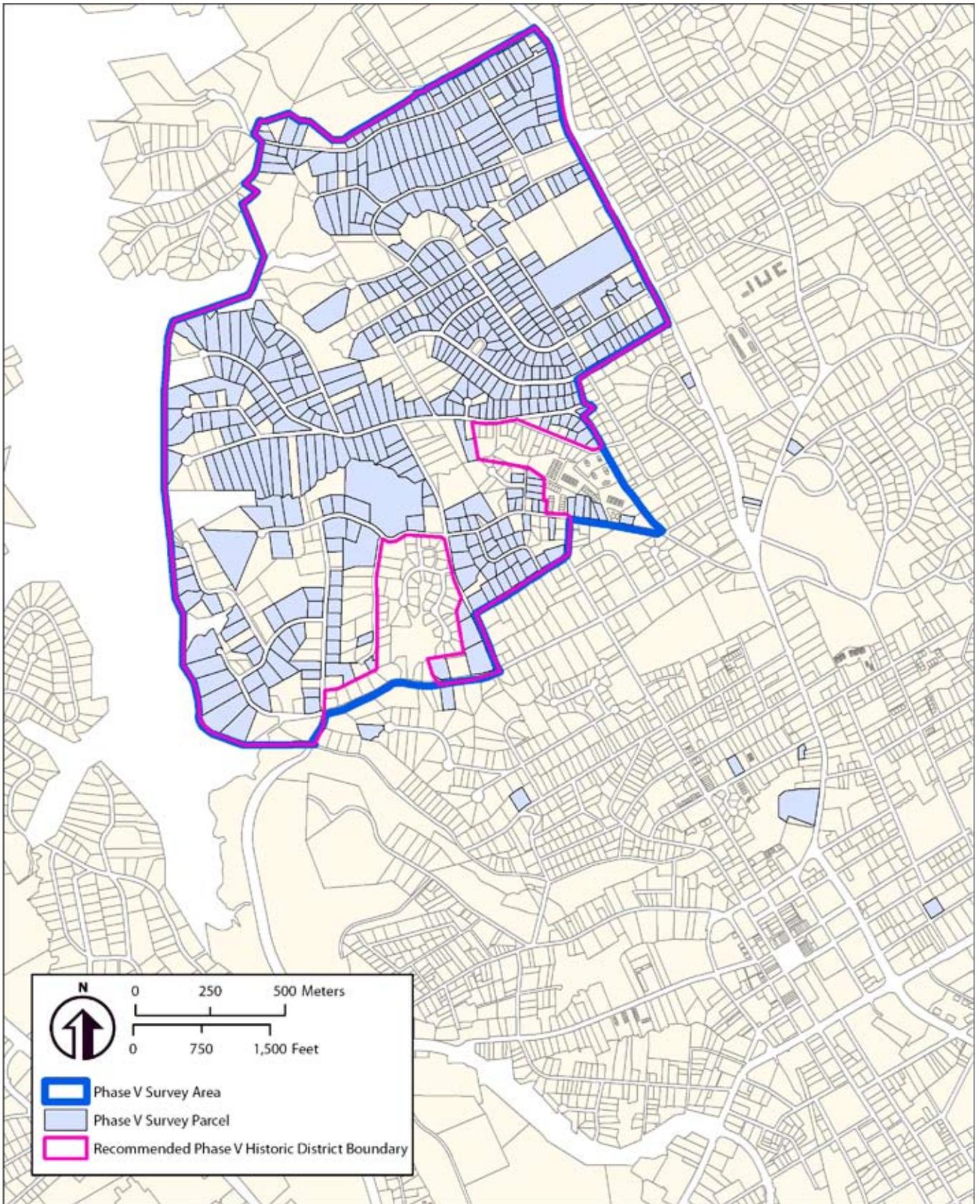


Figure 7.5 Recommended Phase V Local Historic District Boundary.

change the appearance of older houses and often destroy important character defining features. These types of alterations are especially threatening to modest mid-twentieth-century houses that may not garner the same level of respect as an older historic resource or a more widely accepted type or architectural style. The Phase V survey area contains a number of examples of insensitive alterations that will likely continue as older residents move away from the neighborhood and newer residents move in and update the houses with more modern aesthetic preferences and readily available materials.

## **7.5 PHASE V SURVEY CONCLUSIONS**

Phase V of the Gainesville Historic Structural Survey resulted in the documentation of 512 of the 514 resources that met the defined survey criteria. As previously noted, one of the resources was no longer extant, and one of the resources was inaccessible to the surveyors. The resources are located in a generally contiguous survey area northwest of downtown Gainesville; however, a few that have recently met the survey criteria are located in previously surveyed areas of the city.

The Phase V Historic Structural Survey is a continuation of the historic resources survey process that includes a reconnaissance survey completed in 2006, a Phase I Historic Structural Survey completed in 2007, a Phase II Historic Structural Survey completed in 2008, a Phase III Historic Structural Survey completed in 2009, and a Phase IV Structural Survey completed in 2010. The five survey phases will continue to aid the Community Development Department staff and the Historic Preservation Commission in its commitment to the preservation, enhancement, and management of the city's historic resources.



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APPENDIX A: TABLE OF NAHRGIS IDENTIFICATION  
NUMBERS

### Phase I Survey Area

RESOURCE	NAHRGIS ID
315 ACADEMY STREET	205731
424 ACADEMY STREET	205730
635 ACADEMY STREET	205732
625 BLUERIDGE AVENUE	205519
635 BLUERIDGE AVENUE	205520
650 BLUERIDGE AVENUE	205528
651 BLUERIDGE AVENUE	205521
661 BLUERIDGE AVENUE	205522
671 BLUERIDGE AVENUE	205523
680 BLUERIDGE AVENUE	205526
681 BLUERIDGE AVENUE	205524
690 BLUERIDGE AVENUE	205527
693 BLUERIDGE AVENUE	205525
200 BOULEVARD**	**
205 BOULEVARD	205757
209 BOULEVARD	205758
219 BOULEVARD	205759
304 BOULEVARD	205756
305 BOULEVARD	205760
313 BOULEVARD	205761
316 BOULEVARD	205755
319 BOULEVARD	205762
325 BOULEVARD	205763
333 BOULEVARD	205764
337 BOULEVARD	205765
345 BOULEVARD	205766
406 BOULEVARD	205754

418 BOULEVARD	205753
424 BOULEVARD	205752
437 BOULEVARD	205767
442 BOULEVARD	205751
447 BOULEVARD	205768
454 BOULEVARD	205750
459 BOULEVARD	205770
464 BOULEVARD	205749
470 BOULEVARD	205748
471 BOULEVARD	205771
518 BRADFORD STREET	205660
581 BRADFORD STREET	205667
609 BRADFORD STREET	205661
610 BRADFORD STREET	205659
612 BRADFORD STREET	205658
615 BRADFORD STREET	205662
617 BRADFORD STREET	205663
618 BRADFORD STREET	205657
620 BRADFORD STREET	205656
625 BRADFORD STREET	205664
628 BRADFORD STREET	205655
637 BRADFORD STREET	205665
725 BRADFORD STREET	205666
728 BRADFORD STREET	205654
738 BRADFORD STREET	205653
898 BRADFORD STREET	207602
423 BRENAU AVENUE	205733
431 BRENAU AVENUE	205734

437 BRENAU AVENUE	205735
418 CANDLER STREET	205598
422 CANDLER STREET	205597
431 CANDLER STREET	205599
501 CANDLER STREET	205600
525 CANDLER STREET	80495
526 CANDLER STREET	205596
600 CANDLER STREET	205595
610 CANDLER STREET	205594
611 CANDLER STREET	205601
612 CANDLER STREET	205593
620 CANDLER STREET	205669
625 CANDLER STREET	205603
705 CANDLER STREET	205605
715 CANDLER STREET	205686
725 CANDLER STREET	205687
915 CANDLER STREET	205688
570 DENTON DRIVE	205511
576 DENTON DRIVE	205512
599 DENTON DRIVE	205518
600 DENTON DRIVE	205513
610 DENTON DRIVE	205514
611 DENTON DRIVE	205517
621 DENTON DRIVE	205516
635 DENTON DRIVE	205515
602 DYER STREET	205739
614 DYER STREET	205738
615 DYER STREET	205740
621 DYER STREET	205741
622 DYER STREET	205737
626 DYER STREET	205736

627 DYER STREET	205742
135 FORREST AVENUE	205630
140 FORREST AVENUE	205652
142 FORREST AVENUE	205651
200 FORREST AVENUE	205650
201 FORREST AVENUE	205631
210 FORREST AVENUE	205649
211 FORREST AVENUE	205632
220 FORREST AVENUE	205648
225 FORREST AVENUE	205633
230 FORREST AVENUE	205647
300 FORREST AVENUE	205646
311 FORREST AVENUE	205634
320 FORREST AVENUE	205645
325 FORREST AVENUE	205635
330 FORREST AVENUE	205644
331 FORREST AVENUE	205636
406 FORREST AVENUE	205643
420 FORREST AVENUE	205642
549 FORREST AVENUE	205637
550 FORREST AVENUE	205641
559 FORREST AVENUE	205638
560 FORREST AVENUE	205640
569 FORREST AVENUE	205639
340 GREEN STREET	207600
364 GREEN STREET	207599
380 GREEN STREET	205790
393 GREEN STREET	205792
403 GREEN STREET	205793
404 GREEN STREET	205789
411 GREEN STREET	205795

417 GREEN STREET	205796
424 GREEN STREET	205788
427 GREEN STREET	205797
431 GREEN STREET	205798
434 GREEN STREET	205787
439 GREEN STREET	205799
446 GREEN STREET	205786
454 GREEN STREET	205784
466 GREEN STREET	205783
505 GREEN STREET	205800
514 GREEN STREET	205781
517 GREEN STREET	205801
529 GREEN STREET	205802
539 GREEN STREET	205803
605 GREEN STREET	205804
616 GREEN STREET	205780
625 GREEN STREET	205805
634 GREEN STREET	205778
635 GREEN STREET	205806
700 GREEN STREET	205777
718 GREEN STREET	205776
736 GREEN STREET	205775
746 GREEN STREET	205777
756 GREEN STREET	205773
416 GREEN STREET PLACE	205721
417 GREEN STREET PLACE	205722
422 GREEN STREET PLACE	205719
434 GREEN STREET PLACE	205718
437 GREEN STREET PLACE	205724
440 GREEN STREET PLACE	205717
311 HENRY WARD WAY	207601

H.H. DEAN PARK	205668
602 HILLCREST AVENUE	205660
535 MULBERRY LANE	20562
543 MULBERRY LANE	205671
557 MULBERRY LANE	205670
120 NORTH AVENUE	205613
130 NORTH AVENUE	205614
135 NORTH AVENUE	205544
138 NORTH AVENUE	205615
144 NORTH AVENUE	205616
145 NORTH AVENUE	205545
201 NORTH AVENUE	205546
219 NORTH AVENUE	205547
230 NORTH AVENUE	205617
235 NORTH AVENUE	205548
245 NORTH AVENUE	205549
301 NORTH AVENUE	205550
310 NORTH AVENUE	205618
311 NORTH AVENUE	205551
321 NORTH AVENUE	205566
330 NORTH AVENUE	205619
331 NORTH AVENUE	205610
400 NORTH AVENUE	205620
405 NORTH AVENUE	205611
410 NORTH AVENUE	205621
415 NORTH AVENUE	205612
420 NORTH AVENUE	205622
538 NORTH AVENUE	205623
546 NORTH AVENUE	205624
555 NORTH AVENUE	205625
565 NORTH AVENUE	205629

571 NORTH AVENUE	205626
591 NORTH AVENUE	205627
599 NORTH AVENUE	205628
626 NORTHSIDE DRIVE	205529
620 NORTHSIDE DRIVE	205530
612 NORTHSIDE DRIVE	205531
590 NORTHSIDE DRIVE	205532
582 NORTHSIDE DRIVE	205533
576 NORTHSIDE DRIVE	205534
568 NORTHSIDE DRIVE	205535
562 NORTHSIDE DRIVE	205536
552 NORTHSIDE DRIVE	205537
502 NORTHSIDE DRIVE	205538
438 NORTHSIDE DRIVE	205539
551 NORTHSIDE DRIVE	205540
563 NORTHSIDE DRIVE	205541
567 NORTHSIDE DRIVE	205542
583 NORTHSIDE DRIVE	205543
516 PARK STREET	205677
517 PARK STREET	205678
522 PARK STREET	205676
523 PARK STREET	205679
528 PARK STREET	205675
529 PARK STREET	205680
600 PARK STREET	205674
601 PARK STREET	205681
610 PARK STREET	205673
615 PARK STREET	205682
625 PARK STREET	205683
715 PARK STREET	205684
805 PARK STREET	205685

819 PARK STREET	205706
901 PARK STREET	205708
909 PARK STREET	205709
919 PARK STREET	205710
1009 PARK STREET	205711
1031 PARK STREET	205712
1049 PARK STREET	205714
1067 PARK STREET	205715
335 PRIOR STREET	205817
349 PRIOR STREET	205818
406 PRIOR STREET	205816
414 PRIOR STREET	205815
419 PRIOR STREET	205819
422 PRIOR STREET	205814
429 PRIOR STREET	205820
430 PRIOR STREET	205813
433 PRIOR STREET	205822
437 PRIOR STREET	205823
449 PRIOR STREET	205825
452 PRIOR STREET	205812
455 PRIOR STREET	205826
458 PRIOR STREET	205811
461 PRIOR STREET	205828
464 PRIOR STREET	205810
470 PRIOR STREET	205809
514 PRIOR STREET	205808
517 PRIOR STREET	205829
518 PRIOR STREET	205807
519 PRIOR STREET	205830
155 RIDGEWOOD AVENUE	205315
200 RIDGEWOOD AVENUE	205396

210 RIDGEWOOD AVENUE	205395
219 RIDGEWOOD AVENUE	205319
220 RIDGEWOOD AVENUE	205394
225 RIDGEWOOD AVENUE	205320
230 RIDGEWOOD AVENUE	205393
235 RIDGEWOOD AVENUE	205321
240 RIDGEWOOD AVENUE	205392
245 RIDGEWOOD AVENUE	205322
246 RIDGEWOOD AVENUE	205391
300 RIDGEWOOD AVENUE	205390
301 RIDGEWOOD AVENUE	205323
309 RIDGEWOOD AVENUE	205324
310 RIDGEWOOD AVENUE	205389
315 RIDGEWOOD AVENUE	205326
321 RIDGEWOOD AVENUE	205327
329 RIDGEWOOD AVENUE	205328
340 RIDGEWOOD AVENUE	205388
400 RIDGEWOOD AVENUE	205387
401 RIDGEWOOD AVENUE	205330
409 RIDGEWOOD AVENUE	205331
410 RIDGEWOOD AVENUE	205386
420 RIDGEWOOD AVENUE	205385
430 RIDGEWOOD AVENUE	205384
440 RIDGEWOOD AVENUE	205383
500 RIDGEWOOD AVENUE	205382
500 RIDGEWOOD AVENUE	205382
510 RIDGEWOOD AVENUE	205381
520 RIDGEWOOD AVENUE	205380
523 RIDGEWOOD AVENUE	205332
530 RIDGEWOOD AVENUE	205379
540 RIDGEWOOD AVENUE	205378

550 RIDGEWOOD AVENUE	205377
560 RIDGEWOOD AVENUE	205376
569 RIDGEWOOD AVENUE	205333
570 RIDGEWOOD AVENUE	205375
580 RIDGEWOOD AVENUE	205374
585 RIDGEWOOD AVENUE	205334
595 RIDGEWOOD AVENUE	205335
600 RIDGEWOOD AVENUE	205373
601 RIDGEWOOD AVENUE	205336
606 RIDGEWOOD AVENUE	205372
612 RIDGEWOOD AVENUE	205371
615 RIDGEWOOD AVENUE	205337
620 RIDGEWOOD AVENUE	205370
625 RIDGEWOOD AVENUE	205338
630 RIDGEWOOD AVENUE	205369
631 RIDGEWOOD AVENUE	205339
640 RIDGEWOOD AVENUE	205368
641 RIDGEWOOD AVENUE	205340
649 RIDGEWOOD AVENUE	205341
650 RIDGEWOOD AVENUE	205367
660 RIDGEWOOD AVENUE	205366
670 RIDGEWOOD AVENUE	205365
676 RIDGEWOOD AVENUE	205364
681 RIDGEWOOD AVENUE	205342
682 RIDGEWOOD AVENUE	205363
690 RIDGEWOOD AVENUE	205362
691 RIDGEWOOD AVENUE	205343
699 RIDGEWOOD AVENUE	205344
700 RIDGEWOOD AVENUE	205361
705 RIDGEWOOD AVENUE	205345
715 RIDGEWOOD AVENUE	205347

718 RIDGEWOOD AVENUE	205359
725 RIDGEWOOD AVENUE	205348
730 RIDGEWOOD AVENUE	205358
733 RIDGEWOOD AVENUE	205349
741 RIDGEWOOD AVENUE	203350
749 RIDGEWOOD AVENUE	205351
750 RIDGEWOOD AVENUE	205357
755 RIDGEWOOD AVENUE	205352
760 RIDGEWOOD AVENUE	205356
765 RIDGEWOOD AVENUE	205353
775 RIDGEWOOD AVENUE	205354
785 RIDGEWOOD AVENUE	205355
607 SIMMONS STREET	205441
615 SIMMONS STREET	205442
629 SIMMONS STREET	205443
637 SIMMONS STREET	205445
715 SIMMONS STREET	205466
535 SPRING STREET	205845
611 SPRING STREET	205844
621 SPRING STREET	205843
631 SPRING STREET	205842
641 SPRING STREET	205840
620 WASHINGTON STREET	205832
600 WASHINGTON STREET	205833
530 WASHINGTON STREET	205835
520 WASHINGTON STREET	205836
510 WASHINGTON STREET	205838
500 WASHINGTON STREET	205839

<b>**BRENAU UNIVERSITY</b>	<b>NAHRGIS ID</b>
PEARCE AUDITORIUM	207615
BAILEY HALL	207616
SIMMONS MEMORIAL HALL	207617
YONAH HALL	207618
GEIGER MEMORIAL HALL	207619
OVERTON HALL	207620
WILKES HALL	207621
WEST HALL	207622
VIRGINIA HALL	207623
ZETA TAU ALPHA	207624
ALPHA DELTA PI	207625
BRENAU TEA ROOM	207626
BUILDING 225	207627
BUILDING 223	207628
ALPHA CHI OMEGA	207629
SCIENCE BUILDING	207630
EAST HALL	207631
NORTH HALL	207632
BRENAU ACADEMY	207633

## PHASE II SURVEY AREA

114 WASHINGTON STREET	80218
119 WASHINGTON STREET	80644
200 MAIN STREET	80684
116 SPRING STREET	80974
126 WASHINGTON STREET	80974
121 SPRING STREET	80237
915 GREEN STREET CIRCLE	209016
937 GREEN STREET CIRCLE	209017
975 GREEN STREET CIRCLE	209018
985 GREEN STREET CIRCLE	209019
1007 GREEN STREET CIRCLE	209020
1023 GREEN STREET CIRCLE	209021
1043 GREEN STREET CIRCLE	209022
1055 GREEN STREET CIRCLE	209023
1071 GREEN STREET CIRCLE	209024
1085 GREEN STREET CIRCLE	209025
158 PIEDMONT AVENUE	209105
1097 GREEN STREET CIRCLE	209106
1115 GREEN STREET CIRCLE	209107
1125 GREEN STREET CIRCLE	209108
1129 GREEN STREET CIRCLE	209109
1137 GREEN STREET CIRCLE	209110
1143 GREEN STREET CIRCLE	209111
1149 GREEN STREET CIRCLE	209112
1153 GREEN STREET CIRCLE	209113

1157 GREEN STREET CIRCLE	209114
1167 GREEN STREET CIRCLE	209115
1171 GREEN STREET CIRCLE	209116
1185 GREEN STREET CIRCLE	209117
1193 GREEN STREET CIRCLE	209118
1199 GREEN STREET CIRCLE	209119
1190 GREEN STREET CIRCLE	209120
1170 GREEN STREET CIRCLE	209121
1156 GREEN STREET CIRCLE	209122
1138 GREEN STREET CIRCLE	209123
1126 GREEN STREET CIRCLE	209124
1116 GREEN STREET CIRCLE	209125
1102 GREEN STREET CIRCLE	209126
1090 GREEN STREET CIRCLE	209127
1080 GREEN STREET CIRCLE	209128
1064 GREEN STREET CIRCLE	209129
1052 GREEN STREET CIRCLE	209130
1038 GREEN STREET CIRCLE	209131
1020 GREEN STREET CIRCLE	209132
1004 GREEN STREET CIRCLE	209133
986 GREEN STREET CIRCLE	209134
976 GREEN STREET CIRCLE	209135
966 GREEN STREET CIRCLE	209136
956 GREEN STREET CIRCLE	209137
946 GREEN STREET CIRCLE	209138

934 GREEN STREET CIRCLE	209139
932 GREEN STREET CIRCLE	209140
221 LONGVIEW AVENUE	209141
229 LONGVIEW AVENUE	209142
228 LONGVIEW AVENUE	209143
204 LONGVIEW AVENUE	209144
1051 LONGVIEW DRIVE	209145
1057 LONGVIEW DRIVE	209146
1131 LONGVIEW DRIVE	209147
1145 LONGVIEW DRIVE	209148
1167 LONGVIEW DRIVE	209149
1224 LONGVIEW DRIVE	209150
1240 LONGVIEW DRIVE	209151
209 DIXON DRIVE	209152
225 DIXON DRIVE	209153
237 DIXON DRIVE	209154
309 DIXON DRIVE	209155
339 DIXON DRIVE	209156
419 DIXON DRIVE	209157
429 DIXON DRIVE	209158
439 DIXON DRIVE	209159
511 DIXON DRIVE	209160
535 DIXON DRIVE	209161
547 DIXON DRIVE	209162
573 DIXON DRIVE	209163
591 DIXON DRIVE	209164
607 DIXON DRIVE	209165
621 DIXON DRIVE	209166

635 DIXON DRIVE	209167
643 DIXON DRIVE	209168
669 DIXON DRIVE	209169
691 DIXON DRIVE	209170
632 DIXON DRIVE	209171
620 DIXON DRIVE	209172
604 DIXON DRIVE	209173
590 DIXON DRIVE	209174
574 DIXON DRIVE	209175
560 DIXON DRIVE	209176
540 DIXON DRIVE	209177
524 DIXON DRIVE	209178
510 DIXON DRIVE	209179
440 DIXON DRIVE	209180
430 DIXON DRIVE	209181
410 DIXON DRIVE	209182
340 DIXON DRIVE	209183
230 DIXON DRIVE	209184
309 HOLLY LANE	209185
300 HOLLY LANE	209186
1174 HOLLY DRIVE	209187
1186 HOLLY DRIVE	209188
1114 HOLLY DRIVE	209189
1076 HOLLY DRIVE	209190
1068 HOLLY DRIVE	209191
936 HOLLY DRIVE	209192
918 HOLLY DRIVE	209193
908 HOLLY DRIVE	209194

835 HOLLY DRIVE	209195
817 HOLLY DRIVE	209196
155 PIEDMONT AVENUE	209197
150 PIEDMONT AVENUE	209198
146 PIEDMONT AVENUE	209199
161 CHRISTOPHER DRIVE	209203
197 CHRISTOPHER DRIVE	209204
310 ACADEMY STREET	209205
391 PIEDMONT ROAD	209206
121 CHRISTOPHER DRIVE	209213
179 CHRISTOPHER DRIVE	209214
237 CHRISTOPHER DRIVE	209215
261 CHRISTOPHER DRIVE	209216
406 ACADEMY STREET	209228
105 BRADFORD STREET	209239
107 BRADFORD STREET	209240
109 BRADFORD STREET	209241
111 BRADFORD STREET	209242
113 BRADFORD STREET	209243
115 BRADFORD STREET	209244
115 BRADFORD STREET	209250
117 BRADFORD STREET	209251
121 BRADFORD STREET	209252
200 BROAD STREET	209253
131 BRADFORD STREET	209254
325 BRADFORD STREET	209255
341 BRADFORD STREET	209256
302 BROAD STREET	209257

417 BRADFORD STREET	209258
419 BRADFORD STREET	209259
425 BRADFORD STREET	209260
739 BRADFORD STREET	209262
801 BRADFORD STREET	209263
811 BRADFORD STREET	209264
963 BRADFORD STREET	209265
108 BRADFORD STREET	209266
112 BRADFORD STREET	209267
116 BRADFORD STREET	209268
118 BRADFORD STREET	209269
120 BRADFORD STREET	209270
310 BROAD STREET	209271
406 BROAD STREET	209272
130 BRADFORD STREET	209274
202 BRADFORD STREET	209275
302 BRADFORD STREET	209276
324 BRADFORD STREET	209277
330 BRADFORD STREET	209278
416 BROAD STREET	209279
416 BRADFORD STREET	209280
826 BRADFORD STREET	209281
812 BRADFORD STREET	209282
932 BRADFORD STREET	209285
109 WASHINGTON STREET	209287
111 GREEN STREET	209288
137 GREEN STREET	209289
201 GREEN STREET	209290

301 GREEN STREET	209291
311 GREEN STREET	209292
751 GREEN STREET	209293
781 GREEN STREET	209294
950 PARK HILL DRIVE	209295
905 GREEN STREET CIRCLE	209304
752 CIRCLE DRIVE	209305
965 GREEN STREET CIRCLE	209325
758 CIRCLE DRIVE	209326
762 CIRCLE DRIVE	209327
776 CIRCLE DRIVE	209328
753 CIRCLE DRIVE	209329
759 CIRCLE DRIVE	209330
531 CRESTVIEW TERRACE	209331
551 CRESTVIEW TERRACE	209332
575 CRESTVIEW TERRACE	209333
605 CRESTVIEW TERRACE	209334
621 CRESTVIEW TERRACE	209335
639 CRESTVIEW TERRACE	209336
651 CRESTVIEW TERRACE	209337
661 CRESTVIEW TERRACE	209338
669 CRESTVIEW TERRACE	209339
679 CRESTVIEW TERRACE	209340
689 CRESTVIEW TERRACE	209341
701 CRESTVIEW TERRACE	209342
715 CRESTVIEW TERRACE	209343
711 CRESTVIEW TERRACE	209344
721 CRESTVIEW TERRACE	209345

731 CRESTVIEW TERRACE	209346
741 CRESTVIEW TERRACE	209347
751 CRESTVIEW TERRACE	209348
761 CRESTVIEW TERRACE	209349
771 CRESTVIEW TERRACE	209350
570 CRESTVIEW TERRACE	209351
610 CRESTVIEW TERRACE	209352
640 CRESTVIEW TERRACE	209353
650 CRESTVIEW TERRACE	209354
660 CRESTVIEW TERRACE	209355
670 CRESTVIEW TERRACE	209356
680 CRESTVIEW TERRACE	209357
690 CRESTVIEW TERRACE	209358
700 CRESTVIEW TERRACE	209359
704 CRESTVIEW TERRACE	209360
915 GREEN STREET	209361
925 GREEN STREET	209362
931 GREEN STREET	209363
528 PRIOR STREET	209364
780 GREEN STREET	209365
830 GREEN STREET	209366
1002 GLENWOOD DRIVE	209380
1023 GLENWOOD DRIVE	209381
698 IVEY TERRACE	209382
690 IVEY TERRACE	209383
680 IVEY TERRACE	209384
670 IVEY TERRACE	209385
660 IVEY TERRACE	209386

650 IVEY TERRACE	209387
640 IVEY TERRACE	209388
630 IVEY TERRACE	209389
620 IVEY TERRACE	209390
606 IVEY TERRACE	209391
570 IVEY TERRACE	209392
550 IVEY TERRACE	209393
710 HILLSIDE DRIVE	209394
720 HILLSIDE DRIVE	209395
730 HILLSIDE DRIVE	209396
746 HILLSIDE DRIVE	209397
760 HILLSIDE DRIVE	209398
819 THOMPSON BRIDGE ROAD	209514
829 THOMPSON BRIDGE ROAD	209516
717 PERRY STREET	209540
825 PERRY STREET	209541
931 RUDOLPH STREET	209543
981 RUDOLPH STREET	209545
721 PERRY STREET	209550
809 PERRY STREET	209551
815 PERRY STREET	209552
810 PERRY STREET	209553
910 PERRY STREET	209554
920 PERRY STREET	209555
770 RIDGEWOOD AVENUE	209558
780 RIDGEWOOD AVENUE	209559
521 RIDGEWOOD TERRACE	209561
529 RIDGEWOOD TERRACE	209562

605 HILLCREST AVENUE	209563
610 HILLCREST AVENUE	209564
611 HILLCREST AVENUE	209565
989 RUDOLPH STREET	209566
990 RUDOLPH STREET	209567
984 RUDOLPH STREET	209568
978 RUDOLPH STREET	209569
950 RUDOLPH STREET	209571
924 RUDOLPH STREET	209572
445 STILLWOOD DRIVE	209573
459 STILLWOOD DRIVE	209574
475 STILLWOOD DRIVE	209575
493 STILLWOOD DRIVE	209577
507 STILLWOOD DRIVE	209578
525 STILLWOOD DRIVE	209579
537 STILLWOOD DRIVE	209580
555 STILLWOOD DRIVE	209581
571 STILLWOOD DRIVE	209582
954 WESSELL ROAD	209583
980 WESSELL ROAD	209584
806 PERRY STREET	209586
808 PERRY STREET	209587
680 HILLCREST AVENUE	209588
690 HILLCREST AVENUE	209589
698 HILLCREST AVENUE	209590
619 HILLCREST AVENUE	209591
629 HILLCREST AVENUE	209592
639 HILLCREST AVENUE	209593

649 HILLCREST AVENUE	209594
659 HILLCREST AVENUE	209595
669 HILLCREST AVENUE	209596
679 HILLCREST AVENUE	209597
689 HILLCREST AVENUE	209598
699 HILLCREST AVENUE	209599
901 PERRY STREET	209600
915 PERRY STREET	209601
620 HILLCREST AVENUE	209606
630 HILLCREST AVENUE	209607
640 HILLCREST AVENUE	209608
650 HILLCREST AVENUE	209609
660 HILLCREST AVENUE	209611
670 HILLCREST AVENUE	209612
590 PARK STREET PLACE	209624
576 PARK STREET PLACE	209625
544 PARK STREET PLACE	209641
530 PARK STREET PLACE	209642
513 PARK STREET PLACE	209643
527 PARK STREET PLACE	209644
541 PARK STREET PLACE	209645
549 PARK STREET PLACE	209646
553 PARK STREET PLACE	209666
585 PARK STREET PLACE	209667
592 MULBERRY LANE	209668
582 MULBERRY LANE	209669
572 MULBERRY LANE	209670
566 MULBERRY LANE	209686

554 MULBERRY LANE	209687
540 MULBERRY LANE	209688
532 MULBERRY LANE	209689
600 NORTH AVENUE	209690
610 NORTH AVENUE	209691
621 NORTH AVENUE	209692
611 NORTH AVENUE	209693
1111 PARK STREET EXT.	209694
1141 PARK STREET EXT.	209695
1185 PARK STREET EXT.	209696
1223 PARK STREET	209697
1084 PARK STREET	209698
1050 PARK STREET	209699
1022 PARK STREET	209700
1008 PARK STREET	209701
910 PARK STREET	209702
900 PARK STREET	209703
810 PARK STREET	209704
800 PARK STREET	209705
790 PARK STREET	209706
332 PRIOR STREET	209749
324 PRIOR STREET	209750
290 PRIOR STREET	209751
200 PRIOR STREET	209754
712 OAK STREET	209785
706 OAK STREET	209786
606 OAK STREET	209787
602 OAK STREET	209789

500 OAK STREET	209790
424 OAK STREET	209791
418 OAK STREET	209792
400 OAK STREET	209793
342 OAK STREET	209794
328 OAK STREET	209795
322 OAK STREET	209796
330 NORTHSIDE DRIVE	209797
336 NORTHSIDE DRIVE	209798
344 NORTHSIDE DRIVE	209799
350 NORTHSIDE DRIVE	209800
400 NORTHSIDE DRIVE	209801
422 NORTHSIDE DRIVE	209822
428 NORTHSIDE DRIVE	209823
434 NORTHSIDE DRIVE	209824
461 NORTHSIDE DRIVE	209825
449 NORTHSIDE DRIVE	209826
441 NORTHSIDE DRIVE	209827
437 NORTHSIDE DRIVE	209828
433 NORTHSIDE DRIVE	209829
425 NORTHSIDE DRIVE	209830
419 NORTHSIDE DRIVE	209831
413 NORTHSIDE DRIVE	209832
349 NORTHSIDE DRIVE	209833
343 NORTHSIDE DRIVE	209834
420 BROAD STREET	209882
430 BROAD STREET	209883
315 BROAD STREET	209885

317 BROAD STREET	209886
405 BROAD STREET	209888
425 BROAD STREET	209889
530 BROAD STREET	209890
631 BROAD STREET	209891
853 BROAD STREET	209892
332 SPRING STREET	209893
322 SPRING STREET	209894
320 SPRING STREET	209895
308 SPRING STREET	209896
304 SPRING STREET	209897
212 SPRING STREET	209900
111 SPRING STREET	209901
317 SPRING STREET	209902
435 SPRING STREET	209903
316 SPRING STREET	209904
322 SPRING STREET	209905
328 SPRING STREET	209906
640 SPRING STREET	209907
800 SPRING STREET	209908
1146 SOUTH ENOTA DRIVE	209909
1116 SOUTH ENOTA DRIVE	209910
1098 SOUTH ENOTA DRIVE	209911
210 WASHINGTON STREET	209912
200 WASHINGTON STREET	209913
118 WASHINGTON STREET	209914
114 WASHINGTON STREET	209915
108 WASHINGTON STREET	209916

106 WASHINGTON STREET	209917
104 WASHINGTON STREET	209918
102 WASHINGTON STREET	209919
100 WASHINGTON STREET	209920
101 WASHINGTON STREET	209921
107 WASHINGTON STREET	209922
109 WASHINGTON STREET	209923
111 WASHINGTON STREET	209924
113 WASHINGTON STREET	209925
115 WASHINGTON STREET	209926
121 WASHINGTON STREET	209927
127 MAIN STREET	209987
125 MAIN STREET	209988
123 MAIN STREET	209989
119 MAIN STREET	209990
100 MAIN STREET	209991
104 MAIN STREET	209992
110 MAIN STREET	209993
112 MAIN STREET	209994
220 MAIN STREET	209995
222 MAIN STREET	209996
224 MAIN STREET	209997
226 MAIN STREET	209998
124 MAIN STREET	209999
1021 THOMPSON BRIDGE ROAD	210002
1065 THOMPSON BRIDGE ROAD	210003
1081 THOMPSON BRIDGE ROAD	210004
601 BROAD STREET	210062

301 WASHINGTON STREET	210063
800 BRENAU LANE	210064
721 SPRING STREET	210082
711 SPRING STREET	210083
204 GREEN STREET	210085
500 BROAD STREET	210088
110 MAPLE STREET	210092
220 MAPLE STREET	210093
320 MAPLE STREET	210094
213 BRENAU AVENUE	210095
100 BRENAU AVENUE	210096
310 BRENAU AVENUE	210097
400 BRENAU AVENUE	210098
401 BRENAU AVENUE	210099
331 SPRING STREET	210100
129 BRADFORD STREET	210153
345 GREEN STREET	210207
117 JESSE JEWELL PARKWAY	210265
607 IVEY TERRACE	210266
111 BRENAU AVE	210267
312 JESSE JEWELL PARKWAY	210501
0 JESSE JEWELL PARKWAY	210502
102 E E BUTLER PARKWAY	210508
130 E E BUTLER PARKWAY	210509
200 E E BUTLER PARKWAY	210510
230 E E BUTLER PARKWAY	210511
743 SPRING STREET	210513
827 MAPLE STREET	210515

2343 RIVERSIDE DRIVE	210516
560 PARK STREET PLACE	210520
771 HILLSIDE DRIVE	210524
1080 SPRINGDALE ROAD	210610
GAINESVILLE SQUARE	210611
BRENAU CAMPUS	
Building 240	210237
Building 226	210238
Building 212	210239
Building 200	210240
Building 211	210241
Building 125	210242
Building 124	210243
Building 102	210244
Building 700	210245
Building 790	210246
Nursing Building	210247

### Phase III Survey Area

RESOURCE	NAHRGIS ID
817 ATHENS STREET	219288
830 CENTURY PLACE	219289
836 CHATTAHOOCHEE DRIVE	215496
864 CHATTAHOOCHEE DRIVE	215497
876 CHATTAHOOCHEE DRIVE	215498
892 CHATTAHOOCHEE DRIVE	215499
902 CHATTAHOOCHEE DRIVE	215500
916 CHATTAHOOCHEE DRIVE	215501
940 CHATTAHOOCHEE DRIVE	215502
960 CHATTAHOOCHEE DRIVE	215503
974 CHATTAHOOCHEE DRIVE	215504
857 CHATTAHOOCHEE DRIVE	215505
877 CHATTAHOOCHEE DRIVE	215506
911 CHATTAHOOCHEE DRIVE	215507
939 CHATTAHOOCHEE DRIVE	215508
967 CHATTAHOOCHEE DRIVE	215509
983 CHATTAHOOCHEE DRIVE	215510
788 CHEROKEE ROAD	215473
798 CHEROKEE ROAD	215474
810 CHEROKEE ROAD	215475

822 CHEROKEE ROAD	215476
846 CHEROKEE ROAD	215477
880 CHEROKEE ROAD	215478
908 CHEROKEE ROAD	215479
924 CHEROKEE ROAD	215480
938 CHEROKEE ROAD	215481
954 CHEROKEE ROAD	215482
976 CHEROKEE ROAD	215483
815 CHEROKEE ROAD	215484
825 CHEROKEE ROAD	215485
839 CHEROKEE ROAD	215486
855 CHEROKEE ROAD	215487
869 CHEROKEE ROAD	215488
885 CHEROKEE ROAD	215489
897 CHEROKEE ROAD	215490
913 CHEROKEE ROAD	215491
927 CHEROKEE ROAD	215492
943 CHEROKEE ROAD	215493
957 CHEROKEE ROAD	215494
977 CHEROKEE ROAD	215495
1017 CLOVERDALE AVENUE	215677

1025 CLOVERDALE AVENUE	215678
1033 CLOVERDALE AVENUE	215679
1062 CLOVERDALE AVENUE	215680
1077 CLOVERDALE AVENUE	215682
1092 CLOVERDALE AVENUE	215683
1099 CLOVERDALE AVENUE	215684
1098 CLOVERDALE AVENUE	215685
1084 CLOVERDALE AVENUE	215686
1078 CLOVERDALE AVENUE	215687
1070 CLOVERDALE AVENUE	215688
1054 CLOVERDALE AVENUE	215689
1048 CLOVERDALE AVENUE	215690
1040 CLOVERDALE AVENUE	215691
1032 CLOVERDALE AVENUE	215692
1024 CLOVERDALE AVENUE	215693
1016 CLOVERDALE AVENUE	215694
1041 DESOTA STREET	215695
1049 DESOTA STREET	215696
1053 DESOTA STREET	215697
1061 DESOTA STREET	215698
1067 DESOTA STREET	215699
1075 DESOTA STREET	215700

1083 DESOTA STREET	215701
1091 DESOTA STREET	215702
1099 DESOTA STREET	215703
1098 DESOTA STREET	215704
1090 DESOTA STREET	215705
1082 DESOTA STREET	215706
1074 DESOTA STREET	215707
1070 DESOTA STREET	215708
1064 DESOTA STREET	215709
1056 DESOTA STREET	215710
1050 DESOTA STREET	215711
1042 DESOTA STREET	215712
1032 DESOTA STREET	215713
1028 DESOTA STREET	215714
901 DUNBAR PLACE	215664
911 DUNBAR PLACE	215666
1001 DUNBAR PLACE	215667
1009 DUNBAR PLACE	215668
698 E E BUTLER PARKWAY	215721
884 ELM STREET	215669
870 ELM STREET	215670
864 ELM STREET	215672

858 ELM STREET	215673
859 ELM STREET	215674
853 ELM STREET	215675
695 FAIR STREET	215720
821 GLENWOOD DRIVE	215511
839 GLENWOOD DRIVE	215512
873 GLENWOOD DRIVE	215513
885 GLENWOOD DRIVE	215514
895 GLENWOOD DRIVE	215515
1027 GLENWOOD DRIVE	215516
1055 GLENWOOD DRIVE	215517
1081 GLENWOOD DRIVE	215518
1187 GLENWOOD DRIVE	215519
1241 GLENWOOD DRIVE	215520
1198 GLENWOOD DRIVE	215521
1184 GLENWOOD DRIVE	215522
1154 GLENWOOD DRIVE	215523
1140 GLENWOOD DRIVE	215524
1126 GLENWOOD DRIVE	215525
1094 GLENWOOD DRIVE	215526
950 GLENWOOD DRIVE	215527
910 GLENWOOD DRIVE	215528

894 GLENWOOD DRIVE	215529
876 GLENWOOD DRIVE	215530
858 GLENWOOD DRIVE	215531
832 GLENWOOD DRIVE	215532
820 GLENWOOD DRIVE	215533
727 HARVEY STREET	215715
735 HARVEY STREET	215716
743 HARVEY STREET	215717
751 HARVEY STREET	215718
757 HARVEY STREET	215719
1248 LAUREL LANE	215542
1236 LAUREL LANE	215543
1190 LAUREL LANE	215544
1161 LAUREL LANE	215545
1175 LAUREL LANE	215546
932 LONGSTREET CIRCLE	215420
918 LONGSTREET CIRCLE	215422
904 LONGSTREET CIRCLE	215423
890 LONGSTREET CIRCLE	215424
967 LONGSTREET CIRCLE	215425
975 LONGSTREET CIRCLE	215426
2221 MARTIN LUTHER KING JR BLVD	219290

859 MCDONALD STREET	215659
887 MCDONALD STREET	215660
893 MCDONALD STREET	215662
899 MCDONALD STREET	215663
801 MEMORIAL DRIVE	215427
817 MEMORIAL DRIVE	215428
833 MEMORIAL DRIVE	215429
847 MEMORIAL DRIVE	215430
861 MEMORIAL DRIVE	215431
875 MEMORIAL DRIVE	215432
891 MEMORIAL DRIVE	215433
905 MEMORIAL DRIVE	215435
919 MEMORIAL DRIVE	215436
935 MEMORIAL DRIVE	215437
981 MEMORIAL DRIVE	215438
982 MEMORIAL DRIVE	215439
954 MEMORIAL DRIVE	215441
938 MEMORIAL DRIVE	215442
926 MEMORIAL DRIVE	215443
908 MEMORIAL DRIVE	215444
896 MEMORIAL DRIVE	215445
882 MEMORIAL DRIVE	215447

972 MEMORIAL DRIVE	215448
868 MEMORIAL DRIVE	215449
854 MEMORIAL DRIVE	215450
840 MEMORIAL DRIVE	215451
812 MEMORIAL DRIVE	215453
1132 MILL STREET	215645
1126 MILL STREET	215646
1114 MILL STREET	215647
1098 MILL STREET	215648
1068 MILL STREET	215649
1062 MILL STREET	215650
1056 MILL STREET	215651
1048 MILL STREET	215653
1040 MILL STREET	215654
1032 MILL STREET	215655
920 MILL STREET	215656
910 MILL STREET	215658
990 MOORELAND DRIVE	215642
987 MOORELAND DRIVE	215643
971 MOORELAND DRIVE	215644
1092 MORNINGSIDE DRIVE	215388
1106 MORNINGSIDE DRIVE	215390

1120 MORNINGSIDE DRIVE	<b>215391</b>
1148 MORNINGSIDE DRIVE	<b>215392</b>
1174 MORNINGSIDE DRIVE	<b>215394</b>
1196 MORNINGSIDE DRIVE	<b>215395</b>
1212 MORNINGSIDE DRIVE	<b>215396</b>
1136 MORNINGSIDE DRIVE	<b>215397</b>
1220 PARK HILL DRIVE	<b>215398</b>
1236 PARK HILL DRIVE	<b>215399</b>
1246 PARK HILL DRIVE	<b>215400</b>
1258 PARK HILL DRIVE	<b>215401</b>
1272 PARK HILL DRIVE	<b>215402</b>
1288 PARK HILL DRIVE	<b>215403</b>
1298 PARK HILL DRIVE	<b>215404</b>
1306 PARK HILL DRIVE	<b>215406</b>
1318 PARK HILL DRIVE	<b>215407</b>
1338 PARK HILL DRIVE	<b>215408</b>
1348 PARK HILL DRIVE	<b>215409</b>
1360 PARK HILL DRIVE	<b>215410</b>
1372 PARK HILL DRIVE	<b>215411</b>
1215 PARK HILL DRIVE	<b>215412</b>
1191 PARK HILL DRIVE	<b>215413</b>
1107 PARK HILL DRIVE	<b>215414</b>

1093 PARK HILL DRIVE	<b>215415</b>
1075 PARK HILL DRIVE	<b>215416</b>
1055 PARK HILL DRIVE	<b>215417</b>
1041 PARK HILL DRIVE	<b>215418</b>
1031 PARK HILL DRIVE	<b>215419</b>
926 PARK HILL PLACE	<b>215547</b>
906 PARK HILL PLACE	<b>215548</b>
886 PARK HILL PLACE	<b>215549</b>
862 PARK HILL PLACE	<b>215550</b>
850 PARK HILL PLACE	<b>215551</b>
887 PARK HILL PLACE	<b>215552</b>
895 PARK HILL PLACE	<b>215553</b>
909 PARK HILL PLACE	<b>215554</b>
925 PARK HILL PLACE	<b>215555</b>
943 PARK HILL PLACE	<b>215556</b>
959 PARK HILL PLACE	<b>215557</b>
1016 RIVERSIDE DRIVE	<b>215582</b>
1020 RIVERSIDE DRIVE	<b>215583</b>
1068 RIVERSIDE DRIVE	<b>215584</b>
997 SOUTH ENOTA DRIVE	<b>215585</b>
1412 SPRINGDALE ROAD	<b>215558</b>
1384 SPRINGDALE ROAD	<b>215559</b>

1372 SPRINGDALE ROAD	215560
1340 SPRINGDALE ROAD	215561
1328 SPRINGDALE ROAD	215562
1314 SPRINGDALE ROAD	215563
1252 SPRINGDALE ROAD	215564
1194 SPRINGDALE ROAD	215565
1164 SPRINGDALE ROAD	215566
1150 SPRINGDALE ROAD	215567
1120 SPRINGDALE ROAD	215568
1117 SPRINGDALE ROAD	215569
1133 SPRINGDALE ROAD	215570
1147 SPRINGDALE ROAD	215571
1179 SPRINGDALE ROAD	215572
1193 SPRINGDALE ROAD	215573
1209 SPRINGDALE ROAD	215574
1249 SPRINGDALE ROAD	215575
1259 SPRINGDALE ROAD	215576

1281 SPRINGDALE ROAD	215577
1299 SPRINGDALE ROAD	215578
1359 SPRINGDALE ROAD	215579
1387 SPRINGDALE ROAD	215580
1403 SPRINGDALE ROAD	215581
747 SUMMERFIELD TERRACE	215534
773 SUMMERFIELD TERRACE	215535
801 SUMMERFIELD TERRACE	215536
833 SUMMERFIELD TERRACE	215537
816 SUMMERFIELD TERRACE	215538
800 SUMMERFIELD TERRACE	215539
772 SUMMERFIELD TERRACE	215540
744 SUMMERFIELD TERRACE	215541
705 SUMMIT STREET	219291
715 WOODS MILL ROAD	219292
815 WOODS MILL ROAD	219293

### Phase IV Survey Area

RESOURCE	NAHRGIS ID
319 ABBY PLACE	227628
866 ATHENS STREET	227466
874 ATHENS STREET	227465
121 ATLANTA STREET	227580
323 ATLANTA STREET	227581
512 BANKS STREET	227578
514 BANKS STREET	227577
520 BANKS STREET	227576
528 BANKS STREET	227575
435 BANKS STREET	227579
423 BOONE STREET	227497
434 BOONE STREET	227492
502 BOONE STREET	227493
520 BOONE STREET	227494
523 BOONE STREET	227496
526 BOONE STREET	227495
670 BRADFORD STREET	227706
673 BRADFORD STREET	227707
722 BRADFORD STREET	227705
755 BRADFORD STREET	227708

765 BRADFORD STREET	227709
773 BRADFORD STREET	227710
808 BRADFORD STREET	227704
825 BRADFORD STREET	227711
889 BRADFORD STREET	227712
536 BROAD STREET PLACE	227287
325 BROOKWOOD DRIVE	227268
329 BROOKWOOD DRIVE	227269
331 BROOKWOOD DRIVE	227270
353 BROOKWOOD DRIVE	236188
355 BROOKWOOD DRIVE	227271
726 CARLTON STREET	227489
755 CARLTON STREET	227490
785 CARLTON STREET	227491
708 CHESTNUT STREET	227714
720 CHESTNUT STREET	227713
755 CHESTNUT STREET	227715
789 CHESTNUT STREET	227716
815 CHESTNUT STREET	227717
819 CHESTNUT STREET	227718
829 CHESTNUT STREET	227719

122 COLLEGE AVENUE	227293
134 COLLEGE AVENUE	227292
220 COLLEGE AVENUE	227291
270 COLLEGE AVENUE	227290
314 COLLEGE AVENUE	227289
702 COLLEGE AVENUE	227574
705 COLLEGE AVENUE	227294
731 COLLEGE AVENUE	227295
1010 COLLINS STREET	227360
1007 COLLINS STREET	227362
1011 COLLINS STREET	227361
1016 COLLINS STREET	227359
1024 COLLINS STREET	227358
1030 COLLINS STREET	227357
1042 COLLINS STREET	227356
307 COMER STREET	227272
315 COMER STREET	227273
325 COMER STREET	227274
335 COMER STREET	227275
341 COMER STREET	227276
514 DAVIS STREET	227605
600 DAVIS STREET	227606

610 DAVIS STREET	227607
613 DAVIS STREET	227613
614 DAVIS STREET	227608
615 DAVIS STREET	227612
617 DAVIS STREET	227611
620 DAVIS STREET	227610
1129 DESOTA STREET	227448
1147 DESOTA STREET	227449
1153 DESOTA STREET	227450
1158 DESOTA STREET	227459
1167 DESOTA STREET	227451
1175 DESOTA STREET	227452
1180 DESOTA STREET	227458
1181 DESOTA STREET	227453
1188 DESOTA STREET	227457
1189 DESOTA STREET	227454
1196 DESOTA STREET	227456
1218 DESOTA STREET	227455
767 EBERHART STREET	227720
628 E E BUTLER PARKWAY	227463
690 E E BUTLER PARKWAY	227462
694 E E BUTLER PARKWAY	227461

774 E E BUTLER PARKWAY	227460
712 EMILY STREET	227516
721 EMILY STREET	227517
722 EMILY STREET	227515
729 EMILY STREET	227518
730 EMILY STREET	227514
737 EMILY STREET	227519
744 EMILY STREET	227513
745 EMILY STREET	227520
751 EMILY STREET	227521
752 EMILY STREET	227512
432 FAIR STREET	227503
518 FAIR STREET	227502
628 FAIR STREET	227500
737 FAIR STREET	227504
755 FAIR STREET	227505
766 FAIR STREET	227499
767 FAIR STREET	227506
772 FAIR STREET	227498
522 GORDON AVENUE	227645
603 GORDON AVENUE	227646
609 GORDON AVENUE	227647

619 GORDON AVENUE	227648
620 GORDON AVENUE	227644
625 GORDON AVENUE	227649
628 GORDON AVENUE	227643
610 GROVE STREET	227661
624 GROVE STREET	227660
628 GROVE STREET	227659
652 GROVE STREET	227658
660 GROVE STREET	227657
722 GROVE STREET	227656
761 GROVE STREET	227662
762 GROVE STREET	227654
802 GROVE STREET	227652
820 GROVE STREET	227651
841 GROVE STREET	227663
842 GROVE STREET	227650
869 GROVE STREET	227664
870 GROVE STREET	227653
905 GROVE STREET	227665
112 HIGH STREET	227322
205 HIGH STREET	227323
219 HIGH STREET	227324

231 HIGH STREET	227325
269 HIGH STREET	227326
280 HIGH STREET	227321
301 HIGH STREET	227327
304 HIGH STREET	227320
314 HIGH STREET	227319
315 HIGH STREET	227328
317 HIGH STREET	227329
419 HIGH STREET	227330
434 HIGH STREET	227318
510 HIGH STREET	227317
520 HIGH STREET	227316
636 HIGH STREET	227315
713 HIGH STREET	227331
716 HIGH STREET	227314
721 HIGH STREET	227332
724 HIGH STREET	227313
729 HIGH STREET	227333
733 HIGH STREET	227334
801 HIGH STREET	227335
809 HIGH STREET	227336
810 HIGH STREET	227312

825 HIGH STREET	227337
830 HIGH STREET	227311
912 HIGH STREET	227310
916 HIGH STREET	227309
921 HIGH STREET	227338
930 HIGH STREET	227308
719 HUNTER STREET	227351
800 HUNTER STREET	227350
900 HUNTER STREET	227349
920 HUNTER STREET	227348
312 INDUSTRIAL BOULEVARD	227630
429 INDUSTRIAL BOULEVARD	227633
456 INDUSTRIAL BOULEVARD	227631
609 INDUSTRIAL BOULEVARD	227634
636 INDUSTRIAL BOULEVARD	227632
311 JESSE JEWELL PARKWAY	227568
400 JESSE JEWELL PARKWAY	227571
531 JESSE JEWELL PARKWAY	227569
551 JESSE JEWELL PARKWAY	227570
1216 JESSE JEWELL PARKWAY	227572
1232 JESSE JEWELL PARKWAY	227573
324 LEE STREET	227200

334 LEE STREET	228949
336 LEE STREET	228948
340 LEE STREET	227199
354 LEE STREET	227198
612 LONGSTREET AVENUE	236363
400 MAIN STREET	227703
404 MAIN STREET	227702
412 MAIN STREET	227701
422 MAIN STREET	227700
514 MAIN STREET	227699
523 MAIN STREET	227674
623 MAIN STREET	227675
657 MAIN STREET	227676
669 MAIN STREET	227677
684 MAIN STREET	227698
701 MAIN STREET	227678
721 MAIN STREET	227679
743 MAIN STREET	227680
755 MAIN STREET	227681
758 MAIN STREET	227697
767 MAIN STREET	227682
785 MAIN STREET	231709

794 MAIN STREET	227684
808 MAIN STREET	227696
817 MAIN STREET	227683
840 MAIN STREET	227695
843 MAIN STREET	227685
846 MAIN STREET	227694
851 MAIN STREET	227686
852 MAIN STREET	227693
855 MAIN STREET	227687
858 MAIN STREET	227692
861 MAIN STREET	227688
885 MAIN STREET	227689
896 MAIN STREET	227691
920 MAIN STREET	227690
402 MAPLE STREET	227673
514 MAPLE STREET	227672
648 MAPLE STREET	227671
822 MAPLE STREET	227670
838 MAPLE STREET	227669
878 MAPLE STREET	227666
904 MARTIN LUTHER KING JR BOULEVARD	227405
910 MARTIN LUTHER KING JR BOULEVARD	227404

1004 MARTIN LUTHER KING JR BOULEVARD	227403
1038 MARTIN LUTHER KING JR BOULEVARD	227402
1124 MARTIN LUTHER KING JR BOULEVARD	227401
1215 MARTIN LUTHER KING JR BOULEVARD	227368
1218 MARTIN LUTHER KING JR BOULEVARD	227400
1219 MARTIN LUTHER KING JR BOULEVARD	227369
1305 MARTIN LUTHER KING JR BOULEVARD	227370
1507 MARTIN LUTHER KING JR BOULEVARD	227371
1605 MARTIN LUTHER KING JR BOULEVARD	227372
1606 MARTIN LUTHER KING JR BOULEVARD	227399
1613 MARTIN LUTHER KING JR BOULEVARD	227373
1630 MARTIN LUTHER KING JR BOULEVARD	227398
1730 MARTIN LUTHER KING JR BOULEVARD	227397
1731 MARTIN LUTHER KING JR BOULEVARD	227374
2027 MARTIN LUTHER KING JR BOULEVARD	227375
2037 MARTIN LUTHER KING JR BOULEVARD	227376
2043 MARTIN LUTHER KING JR BOULEVARD	227377
2102 MARTIN LUTHER KING JR BOULEVARD	227396
2110 MARTIN LUTHER KING JR BOULEVARD	227395
2111 MARTIN LUTHER KING JR BOULEVARD	227378
2116 MARTIN LUTHER KING JR BOULEVARD	227394
2125 MARTIN LUTHER KING JR BOULEVARD	227379

2129 MARTIN LUTHER KING JR BOULEVARD	227380
2203 MARTIN LUTHER KING JR BOULEVARD	227381
2211 MARTIN LUTHER KING JR BOULEVARD	227382
2303 MARTIN LUTHER KING JR BOULEVARD	227383
2307 MARTIN LUTHER KING JR BOULEVARD	227384
2424 MARTIN LUTHER KING JR BOULEVARD	227393
2433 MARTIN LUTHER KING JR BOULEVARD	227385
2443 MARTIN LUTHER KING JR BOULEVARD	227386
2492 MARTIN LUTHER KING JR BOULEVARD	227392
2500 MARTIN LUTHER KING JR BOULEVARD	227391
2508 MARTIN LUTHER KING JR BOULEVARD	227390
2512 MARTIN LUTHER KING JR BOULEVARD	227389
2526 MARTIN LUTHER KING JR BOULEVARD	227388
2538 MARTIN LUTHER KING JR BOULEVARD	227387
801 MCBRIDE STREET	227724
810 MCBRIDE STREET	227723
817 MCBRIDE STREET	227725
818 MCBRIDE STREET	227722
830 MCBRIDE STREET	227721
917 MCBRIDE STREET	227726
620 MILL STREET	227432
717 MILL STREET	227417

727 MILL STREET	227418
728 MILL STREET	227442
734 MILL STREET	227441
809 MILL STREET	227419
814 MILL STREET	227440
815 MILL STREET	227420
824 MILL STREET	227439
907 MILL STREET	227421
1037 MILL STREET	227422
1039 MILL STREET	227423
1055 MILL STREET	227424
1065 MILL STREET	227425
1077 MILL STREET	227426
1097 MILL STREET	227427
1113 MILL STREET	227428
1135 MILL STREET	227429
1211 MILL STREET	227430
1218 MILL STREET	227438
1219 MILL STREET	227434
1230 MILL STREET	227437
1231 MILL STREET	227433
1238 MILL STREET	227436

1241 MILL STREET	227431
1246 MILL STREET	227435
722 MILL STREET	227443
1154 MYRTLE STREET	227413
1166 MYRTLE STREET	227412
1176 MYRTLE STREET	227411
1183 MYRTLE STREET	227414
1190 MYRTLE STREET	227410
1197 MYRTLE STREET	227415
1206 MYRTLE STREET	227409
1235 MYRTLE STREET	227416
1250 MYRTLE STREET	227408
730 NORWOOD STREET	227477
735 NORWOOD STREET	227468
741 NORWOOD STREET	227469
747 NORWOOD STREET	227470
755 NORWOOD STREET	227471
765 NORWOOD STREET	227472
771 NORWOOD STREET	227473
780 NORWOOD STREET	227476
786 NORWOOD STREET	227475
857 NORWOOD STREET	227474

341 OAK STREET	227204
527 OAK STREET	227205
705 OAK STREET	227206
721 OAK STREET	227207
845 OAK STREET	227208
412-414 OSBORNE STREET	236182
424 OSBORNE STREET	236184
434 OSBORNE STREET	236183
452 OSBORNE STREET	236181
464 OSBORNE STREET	236185
474 OSBORNE STREET	236180
484 OSBORNE STREET	236179
492 OSBORNE STREET	236146
427 PARKER STREET	227288
634 PATRICIA DRIVE	227509
650 PATRICIA DRIVE	227510
651 PATRICIA DRIVE	227508
663 PATRICIA DRIVE	227507
676 PATRICIA DRIVE	227511
860 PINE STREET	227640
882 PINE STREET	227641
890 PINE STREET	229468

908 PINE STREET	227642
931 PINE STREET	227639
641 PRIOR STREET	227488
627 QUEEN CITY PARKWAY	227635
915 RAINEY STREET	227201
925 RAINEY STREET	227202
935 RAINEY STREET	227203
1070 RIVERSIDE DRIVE	236357
1075 RIVERSIDE DRIVE	227134
1087 RIVERSIDE DRIVE	227135
1103 RIVERSIDE DRIVE	227136
1104 RIVERSIDE DRIVE	227133
1117 RIVERSIDE DRIVE	227137
1118 RIVERSIDE DRIVE	227132
1131 RIVERSIDE DRIVE	227138
1136 RIVERSIDE DRIVE	227131
1145 RIVERSIDE DRIVE	227139
1157 RIVERSIDE DRIVE	227140
1165 RIVERSIDE DRIVE	227141
1173 RIVERSIDE DRIVE	236358
1188 RIVERSIDE DRIVE	227130
1189 RIVERSIDE DRIVE	236359

1256 RIVERSIDE DRIVE	227129
1270 RIVERSIDE DRIVE	227128
1286 RIVERSIDE DRIVE	227127
1300 RIVERSIDE DRIVE	227124
1322 RIVERSIDE DRIVE	227126
1323 RIVERSIDE DRIVE	227142
1333 RIVERSIDE DRIVE	227143
1340 RIVERSIDE DRIVE	227125
1345 RIVERSIDE DRIVE	227144
1363 RIVERSIDE DRIVE	227145
1383 RIVERSIDE DRIVE	227146
1386 RIVERSIDE DRIVE	227123
1398 RIVERSIDE DRIVE	227122
1422 RIVERSIDE DRIVE	227121
1436 RIVERSIDE DRIVE	227120
1439 RIVERSIDE DRIVE	227147
1449 RIVERSIDE DRIVE	227148
1456 RIVERSIDE DRIVE	227119
1459 RIVERSIDE DRIVE	227188
1478 RIVERSIDE DRIVE	227118
1588 RIVERSIDE DRIVE	227116
1591 RIVERSIDE DRIVE	227189

1606 RIVERSIDE DRIVE	227115
1626 RIVERSIDE DRIVE	236360
1631 RIVERSIDE DRIVE	227190
1647 RIVERSIDE DRIVE	227191
1648 RIVERSIDE DRIVE	236361
1675 RIVERSIDE DRIVE	227192
1697 RIVERSIDE DRIVE	227193
1735 RIVERSIDE DRIVE	227194
1750 RIVERSIDE DRIVE	236362
1765 RIVERSIDE DRIVE	227195
1809 RIVERSIDE DRIVE	227196
2176 RIVERSIDE DRIVE	227114
2192 RIVERSIDE DRIVE	227113
2210 RIVERSIDE DRIVE	227112
2224 RIVERSIDE DRIVE	227111
2238 RIVERSIDE DRIVE	227110
2256 RIVERSIDE DRIVE	227109
2270 RIVERSIDE DRIVE	227108
313 ROSECLIFF TERRACE	227280
318 ROSECLIFF TERRACE	227277
319 ROSECLIFF TERRACE	227279
325 ROSECLIFF TERRACE	227278

708 SUMMIT COURT	227354
710 SUMMIT COURT	227355
715 SUMMIT COURT	227353
721 SUMMIT COURT	227352
110 SUMMIT STREET	227582
120 SUMMIT STREET	227583
207 SUMMIT STREET	227604
221 SUMMIT STREET	227603
222 SUMMIT STREET	227584
226 SUMMIT STREET	227585
305 SUMMIT STREET	227602
315 SUMMIT STREET	227601
324 SUMMIT STREET	227586
325 SUMMIT STREET	227600
526 SUMMIT STREET	227587
600 SUMMIT STREET	227588
620 SUMMIT STREET	227589
640 SUMMIT STREET	227590
641 SUMMIT STREET	227599
702 SUMMIT STREET	227591
706 SUMMIT STREET	227592
729 SUMMIT STREET	227598

736 SUMMIT STREET	227593
1007 SUMMIT STREET	227597
1011 SUMMIT STREET	227596
1021 SUMMIT STREET	227595
1030 SUMMIT STREET	227594
432 WALL STREET	227531
465 WALL STREET	227522
466 WALL STREET	227530
471 WALL STREET	227523
478 WALL STREET	227529
481 WALL STREET	227524
490 WALL STREET	227528
493 WALL STREET	227525
498 WALL STREET	227527
508 WALL STREET	227526
524 WALL STREET	227532
528 WALL STREET	227533
404 WASHINGTON STREET	227216
520 WASHINGTON STREET	227215
521 WASHINGTON STREET	227217
531 WASHINGTON STREET	227218
635 WASHINGTON STREET	227219

730 WASHINGTON STREET	227214
735 WASHINGTON STREET	227220
801 WASHINGTON STREET	227221
804 WASHINGTON STREET	227213
807 WASHINGTON STREET	227222
812 WASHINGTON STREET	227212
814 WASHINGTON STREET	227211
815 WASHINGTON STREET	227223
825 WASHINGTON STREET	227224
830 WASHINGTON STREET	227210
831 WASHINGTON STREET	227225
832 WASHINGTON STREET	227209
837 WASHINGTON STREET	227226
849 WASHINGTON STREET	227227
867 WASHINGTON STREET	227228
906 WASHINGTON STREET	227229
920 WASHINGTON STREET	227230
236 WEST AVENUE	227250
241 WEST AVENUE	227251
300 WEST AVENUE	227249
329 WEST AVENUE	227252
344 WEST AVENUE	227248

529 WEST AVENUE	227253
534 WEST AVENUE	227247
542 WEST AVENUE	227246
616 WEST AVENUE	227245
617 WEST AVENUE	227254
624 WEST AVENUE	227244
627 WEST AVENUE	227255
632 WEST AVENUE	227243
633 WEST AVENUE	227256
638 WEST AVENUE	227242
641 WEST AVENUE	227257
712 WEST AVENUE	227241
715 WEST AVENUE	227258
720 WEST AVENUE	227240
723 WEST AVENUE	227259
727 WEST AVENUE	227260
734 WEST AVENUE	227239
739 WEST AVENUE	227261
744 WEST AVENUE	227238
748 WEST AVENUE	227237
752 WEST AVENUE	227236
756 WEST AVENUE	227235

776 WEST AVENUE	227234
780 WEST AVENUE	227233
790 WEST AVENUE	227232
800 WEST AVENUE	227231
118 WEST ACADEMY STREET	227286
124 WEST ACADEMY STREET	227285
204 WEST ACADEMY STREET	227284

208 WEST ACADEMY STREET	227283
210 WEST ACADEMY STREET	227282
226 WEST ACADEMY STREET	227281
873 WILLS STREET	227636
881 WILLS STREET	227637
891 WILLS STREET	227638

### Phase V Survey Area

Street Address	NAHRGIS Number
685 BEVERLY DRIVE	239007
697 BEVERLY DRIVE	239008
711 BEVERLY DRIVE	239010
743 BEVERLY DRIVE	239011
757 BEVERLY DRIVE	239009
769 BEVERLY DRIVE	239012
777 BEVERLY DRIVE	239013
795 BEVERLY DRIVE	239014
798 BEVERLY DRIVE	239015
812 BEVERLY DRIVE	239016
815 BEVERLY DRIVE	239017
825 BEVERLY DRIVE	239018
841 BEVERLY DRIVE	239019
855 BEVERLY DRIVE	239020
896 BEVERLY DRIVE	239021
501 BROAD STREET	239093
1019 CHESTATEE ROAD	238990
1040 CHESTATEE ROAD	238991
1045 CHESTATEE ROAD	238993
1061 CHESTATEE ROAD	238994
1064 CHESTATEE ROAD	238995
1076 CHESTATEE ROAD	238996
1098 CHESTATEE ROAD	238997
1114 CHESTATEE ROAD	238998
1134 CHESTATEE ROAD	239001
1147 CHESTATEE ROAD	238999
1150 CHESTATEE ROAD	239000
1164 CHESTATEE ROAD	239002
1214 CHESTATEE ROAD	239003
1240 CHESTATEE ROAD	239004
414 CHRISTOPHER COURT	238655
420 CHRISTOPHER COURT	238656
426 CHRISTOPHER COURT	238657
430 CHRISTOPHER COURT	238658
150 CHRISTOPHER DRIVE	238693
162 CHRISTOPHER DRIVE	238694
174 CHRISTOPHER DRIVE	238695
184 CHRISTOPHER DRIVE	238665
196 CHRISTOPHER DRIVE	238666
212 CHRISTOPHER DRIVE	238667
222 CHRISTOPHER DRIVE	238668

Street Address	NAHRGIS Number
244 CHRISTOPHER DRIVE	238669
260 CHRISTOPHER DRIVE	238670
276 CHRISTOPHER DRIVE	238696
293 CHRISTOPHER DRIVE	238671
305 CHRISTOPHER DRIVE	239160
306 CHRISTOPHER DRIVE	238697
316 CHRISTOPHER DRIVE	238698
317 CHRISTOPHER DRIVE	238672
323 CHRISTOPHER DRIVE	238673
324 CHRISTOPHER DRIVE	238712
339 CHRISTOPHER DRIVE	238674
340 CHRISTOPHER DRIVE	238713
349 CHRISTOPHER DRIVE	238675
352 CHRISTOPHER DRIVE	238714
361 CHRISTOPHER DRIVE	238676
362 CHRISTOPHER DRIVE	238715
373 CHRISTOPHER DRIVE	238677
376 CHRISTOPHER DRIVE	238716
387 CHRISTOPHER DRIVE	238678
388 CHRISTOPHER DRIVE	238717
391 CHRISTOPHER DRIVE	238679
394 CHRISTOPHER DRIVE	238718
400 CHRISTOPHER DRIVE	238719
405 CHRISTOPHER DRIVE	238680
406 CHRISTOPHER DRIVE	238876
409 CHRISTOPHER DRIVE	238681
410 CHRISTOPHER DRIVE	238877
411 CHRISTOPHER DRIVE	238682
417 CHRISTOPHER DRIVE	238683
429 CHRISTOPHER DRIVE	238684
434 CHRISTOPHER DRIVE	238720
435 CHRISTOPHER DRIVE	238685
439 CHRISTOPHER DRIVE	238686
440 CHRISTOPHER DRIVE	238721
444 CHRISTOPHER DRIVE	238722
445 CHRISTOPHER DRIVE	238687
455 CHRISTOPHER DRIVE	238692
456 CHRISTOPHER DRIVE	238723
466 CHRISTOPHER DRIVE	238724
478 CHRISTOPHER DRIVE	238725
496 CHRISTOPHER DRIVE	238726

Street Address	NAHRGIS Number
1802 CRYSTAL DRIVE	237589
1098 DIXON CIRCLE	238951
1110 DIXON CIRCLE	238950
1119 DIXON CIRCLE	238952
1141 DIXON CIRCLE	238954
1171 DIXON CIRCLE	238953
1185 DIXON CIRCLE	238955
1231 DIXON CIRCLE	238956
1255 DIXON CIRCLE	238958
1271 DIXON CIRCLE	238957
1291 DIXON CIRCLE	238959
1319 DIXON CIRCLE	238960
676 DIXON DRIVE	238979
726 DIXON DRIVE	238980
745 DIXON DRIVE	238981
1002 DIXON DRIVE	238989
1045 DIXON DRIVE	238982
1062 DIXON DRIVE	239046
1067 DIXON DRIVE	238983
1090 DIXON DRIVE	238984
1093 DIXON DRIVE	238985
1119 DIXON DRIVE	238986
1145 DIXON DRIVE	238987
1181 DIXON DRIVE	238988
128 ENOTA AVENUE	238854
162 ENOTA AVENUE	238855
174 ENOTA AVENUE	238856
185 ENOTA AVENUE	238857
197 ENOTA AVENUE	238858
216 ENOTA AVENUE	238873
225 ENOTA AVENUE	238859
236 ENOTA AVENUE	238860
245 ENOTA AVENUE	238861
246 ENOTA AVENUE	238872
135 FORREST AVENUE	238934
330 FORREST AVENUE	238935
646 FULTON DRIVE	239022
660 FULTON DRIVE	239023
689 FULTON DRIVE	239024
691 FULTON DRIVE	239025
692 FULTON DRIVE	239026

Street Address	NAHRGIS Number
345 GREEN STREET	239091
935 GREEN STREET	239092
830 HILLSIDE DRIVE	238933
324 HOLLY DRIVE	239029
335 HOLLY DRIVE	238727
336 HOLLY DRIVE	239030
341 HOLLY DRIVE	238728
344 HOLLY DRIVE	239031
354 HOLLY DRIVE	239032
376 HOLLY DRIVE	239033
406 HOLLY DRIVE	239035
418 HOLLY DRIVE	239036
430 HOLLY DRIVE	239037
440 HOLLY DRIVE	239038
450 HOLLY DRIVE	239039
460 HOLLY DRIVE	239040
481 HOLLY DRIVE	239041
490 HOLLY DRIVE	239042
494 HOLLY DRIVE	239043
498 HOLLY DRIVE	239044
516 HOLLY DRIVE	239045
530 HOLLY DRIVE	239047
540 HOLLY DRIVE	239048
562 HOLLY DRIVE	239049
574 HOLLY DRIVE	239050
581 HOLLY DRIVE	239051
590 HOLLY DRIVE	239052
599 HOLLY DRIVE	239053
610 HOLLY DRIVE	239084
613 HOLLY DRIVE	239055
618 HOLLY DRIVE	239056
625 HOLLY DRIVE	239057
636 HOLLY DRIVE	239061
639 HOLLY DRIVE	239062
659 HOLLY DRIVE	239063
670 HOLLY DRIVE	239064
675 HOLLY DRIVE	239065
680 HOLLY DRIVE	239066
698 HOLLY DRIVE	239067
707 HOLLY DRIVE	239068
712 HOLLY DRIVE	239069

Street Address	NAHRGIS Number
715 HOLLY DRIVE	239070
729 HOLLY DRIVE	239071
745 HOLLY DRIVE	239072
750 HOLLY DRIVE	239073
761 HOLLY DRIVE	239074
765 HOLLY DRIVE	239075
771 HOLLY DRIVE	239076
776 HOLLY DRIVE	239077
779 HOLLY DRIVE	239079
780 HOLLY DRIVE	239081
783 HOLLY DRIVE	239082
784 HOLLY DRIVE	239085
787 HOLLY DRIVE	239086
792 HOLLY DRIVE	239087
802 HOLLY DRIVE	239088
820 HOLLY DRIVE	239089
1133 HOLLY DRIVE	238729
1145 HOLLY DRIVE	238730
1173 HOLLY DRIVE	238731
1189 HOLLY DRIVE	238732
1194 HOLLY DRIVE	238733
1195 HOLLY DRIVE	238734
302 HOLLY LANE	239027
314 HOLLY LANE	239028
476 HOLLY PLACE	238735
480 HOLLY PLACE	238752
486 HOLLY PLACE	238753
1513 HOLLYWOOD AVENUE	237950
1514 HOLLYWOOD AVENUE	237949
1527 HOLLYWOOD AVENUE	237948
1541 HOLLYWOOD AVENUE	237947
1633 HOLLYWOOD AVENUE	238003
1640 HOLLYWOOD AVENUE	237946
1641 HOLLYWOOD AVENUE	238005
1652 HOLLYWOOD AVENUE	237944
1681 HOLLYWOOD AVENUE	237942
345 HOLLYWOOD CIRCLE	237812
365 HOLLYWOOD CIRCLE	237813
387 HOLLYWOOD CIRCLE	237814
397 HOLLYWOOD CIRCLE	237815
406 HOLLYWOOD CIRCLE	237824

Street Address	NAHRGIS Number
449 HOLLYWOOD CIRCLE	237816
471 HOLLYWOOD CIRCLE	237817
485 HOLLYWOOD CIRCLE	237818
497 HOLLYWOOD CIRCLE	237819
515 HOLLYWOOD CIRCLE	237820
535 HONEYSUCKLE ROAD	237621
551 HONEYSUCKLE ROAD	237620
361 LAURA DRIVE	238660
362 LAURA DRIVE	238847
371 LAURA DRIVE	238661
378 LAURA DRIVE	238848
383 LAURA DRIVE	238662
388 LAURA DRIVE	238659
393 LAURA DRIVE	238663
398 LAURA DRIVE	238849
402 LAURA DRIVE	238850
405 LAURA DRIVE	238664
414 LAURA DRIVE	238851
432 LAURA DRIVE	238852
1283 LONGVIEW DRIVE	238824
1320 LONGVIEW DRIVE	238853
1330 LONGVIEW DRIVE	238832
1345 LONGVIEW DRIVE	238833
1346 LONGVIEW DRIVE	238834
1357 LONGVIEW DRIVE	238835
1358 LONGVIEW DRIVE	238836
1369 LONGVIEW DRIVE	238837
1381 LONGVIEW DRIVE	238838
1405 LONGVIEW DRIVE	238839
1413 LONGVIEW DRIVE	238840
1429 LONGVIEW DRIVE	238841
1434 LONGVIEW DRIVE	238842
1447 LONGVIEW DRIVE	238822
1454 LONGVIEW DRIVE	238843
1461 LONGVIEW DRIVE	238844
1475 LONGVIEW DRIVE	238845
1494 MONTROSE DRIVE	237888
526 MOUNTAIN VIEW CIRCLE	237619
128 MOUNTAIN VIEW DRIVE	237579
131 MOUNTAIN VIEW DRIVE	237766
140 MOUNTAIN VIEW DRIVE	237572

	<b>Street Address</b>	<b>NAHRGIS Number</b>
145	MOUNTAIN VIEW DRIVE	237768
150	MOUNTAIN VIEW DRIVE	237577
155	MOUNTAIN VIEW DRIVE	237767
159	MOUNTAIN VIEW DRIVE	237769
168	MOUNTAIN VIEW DRIVE	237578
175	MOUNTAIN VIEW DRIVE	237765
182	MOUNTAIN VIEW DRIVE	237580
194	MOUNTAIN VIEW DRIVE	237581
195	MOUNTAIN VIEW DRIVE	237764
200	MOUNTAIN VIEW DRIVE	237582
205	MOUNTAIN VIEW DRIVE	237763
208	MOUNTAIN VIEW DRIVE	237583
214	MOUNTAIN VIEW DRIVE	237584
215	MOUNTAIN VIEW DRIVE	237762
220	MOUNTAIN VIEW DRIVE	237585
227	MOUNTAIN VIEW DRIVE	237761
228	MOUNTAIN VIEW DRIVE	237586
234	MOUNTAIN VIEW DRIVE	237587
243	MOUNTAIN VIEW DRIVE	237760
246	MOUNTAIN VIEW DRIVE	237588
255	MOUNTAIN VIEW DRIVE	237759
269	MOUNTAIN VIEW DRIVE	237756
270	MOUNTAIN VIEW DRIVE	237590
283	MOUNTAIN VIEW DRIVE	237755
286	MOUNTAIN VIEW DRIVE	237591
295	MOUNTAIN VIEW DRIVE	237754
300	MOUNTAIN VIEW DRIVE	237592
310	MOUNTAIN VIEW DRIVE	237593
311	MOUNTAIN VIEW DRIVE	237753
323	MOUNTAIN VIEW DRIVE	237752
326	MOUNTAIN VIEW DRIVE	237594
337	MOUNTAIN VIEW DRIVE	237733
340	MOUNTAIN VIEW DRIVE	237595
353	MOUNTAIN VIEW DRIVE	237732
356	MOUNTAIN VIEW DRIVE	238596
361	MOUNTAIN VIEW DRIVE	237730
368	MOUNTAIN VIEW DRIVE	237597
371	MOUNTAIN VIEW DRIVE	237729
390	MOUNTAIN VIEW DRIVE	237598
391	MOUNTAIN VIEW DRIVE	237724
405	MOUNTAIN VIEW DRIVE	237723

	<b>Street Address</b>	<b>NAHRGIS Number</b>
406	MOUNTAIN VIEW DRIVE	237599
425	MOUNTAIN VIEW DRIVE	237722
435	MOUNTAIN VIEW DRIVE	237721
471	MOUNTAIN VIEW DRIVE	237720
476	MOUNTAIN VIEW DRIVE	237617
485	MOUNTAIN VIEW DRIVE	237719
492	MOUNTAIN VIEW DRIVE	237618
493	MOUNTAIN VIEW DRIVE	237718
497	MOUNTAIN VIEW DRIVE	237717
1312	NORTH ENOTA AVENUE	238612
1313	NORTH ENOTA AVENUE	238611
1317	NORTH ENOTA AVENUE	238610
1321	NORTH ENOTA AVENUE	238609
1325	NORTH ENOTA AVENUE	238608
1326	NORTH ENOTA AVENUE	238613
1329	NORTH ENOTA AVENUE	238596
1333	NORTH ENOTA AVENUE	238595
1343	NORTH ENOTA AVENUE	238592
1354	NORTH ENOTA AVENUE	238614
1357	NORTH ENOTA AVENUE	238591
1364	NORTH ENOTA AVENUE	238644
1371	NORTH ENOTA AVENUE	238590
1374	NORTH ENOTA AVENUE	238645
1380	NORTH ENOTA AVENUE	238646
1385	NORTH ENOTA AVENUE	238589
1388	NORTH ENOTA AVENUE	238647
1397	NORTH ENOTA AVENUE	238588
1409	NORTH ENOTA AVENUE	238557
1410	NORTH ENOTA AVENUE	238648
1419	NORTH ENOTA AVENUE	238556
1422	NORTH ENOTA AVENUE	238649
1432	NORTH ENOTA AVENUE	238650
1435	NORTH ENOTA AVENUE	238555
1444	NORTH ENOTA AVENUE	238651
1454	NORTH ENOTA AVENUE	238652
1457	NORTH ENOTA AVENUE	238554
1468	NORTH ENOTA AVENUE	238653
1475	NORTH ENOTA AVENUE	238553
1490	NORTH ENOTA AVENUE	238654
1491	NORTH ENOTA AVENUE	238552
220	OAKLAND DRIVE	237784

Street Address	NAHRGIS Number
223 OAKLAND DRIVE	237787
235 OAKLAND DRIVE	237792
249 OAKLAND DRIVE	237794
258 OAKLAND DRIVE	237793
263 OAKLAND DRIVE	237795
276 OAKLAND DRIVE	238445
281 OAKLAND DRIVE	237796
286 OAKLAND DRIVE	238446
295 OAKLAND DRIVE	237797
298 OAKLAND DRIVE	238453
309 OAKLAND DRIVE	237798
310 OAKLAND DRIVE	238472
326 OAKLAND DRIVE	238473
327 OAKLAND DRIVE	237799
340 OAKLAND DRIVE	238474
351 OAKLAND DRIVE	237800
354 OAKLAND DRIVE	238492
372 OAKLAND DRIVE	238493
381 OAKLAND DRIVE	237801
396 OAKLAND DRIVE	238875
397 OAKLAND DRIVE	237802
420 OAKLAND DRIVE	238512
432 OAKLAND DRIVE	238494
439 OAKLAND DRIVE	237803
453 OAKLAND DRIVE	238513
458 OAKLAND DRIVE	238549
471 OAKLAND DRIVE	238547
476 OAKLAND DRIVE	238548
493 OAKLAND DRIVE	238550
1395 PATTON DRIVE	238931
1404 PATTON DRIVE	238967
1421 PATTON DRIVE	238968
1452 PATTON DRIVE	238969
1462 PATTON DRIVE	238970
1493 PATTON DRIVE	238971
1497 PATTON DRIVE	238972
1501 PATTON DRIVE	239161
1519 PATTON DRIVE	238973
1525 PATTON DRIVE	238974
1533 PATTON DRIVE	238975
1543 PATTON DRIVE	238976

Street Address	NAHRGIS Number
1555 PATTON DRIVE	238977
1120 PIEDMONT PLACE	238917
1132 PIEDMONT PLACE	238918
1135 PIEDMONT PLACE	238919
1144 PIEDMONT PLACE	238920
1151 PIEDMONT PLACE	238921
1152 PIEDMONT PLACE	238922
328 PIEDMONT ROAD	*
356 PIEDMONT ROAD	238817
370 PIEDMONT ROAD	238821
380 PIEDMONT ROAD	238818
388 PIEDMONT ROAD	238820
400 PIEDMONT ROAD	238819
421 PIEDMONT ROAD	238890
430 PIEDMONT ROAD	238891
447 PIEDMONT ROAD	238892
448 PIEDMONT ROAD	238893
460 PIEDMONT ROAD	238894
470 PIEDMONT ROAD	238895
493 PIEDMONT ROAD	238896
511 PIEDMONT ROAD	238897
516 PIEDMONT ROAD	238898
527 PIEDMONT ROAD	238899
546 PIEDMONT ROAD	238900
558 PIEDMONT ROAD	238901
567 PIEDMONT ROAD	238902
572 PIEDMONT ROAD	238904
620 PIEDMONT ROAD	238903
688 PIEDMONT ROAD	238905
695 PIEDMONT ROAD	238906
696 PIEDMONT ROAD	238907
697 PIEDMONT ROAD	238908
710 PIEDMONT ROAD	238909
740 PIEDMONT ROAD	238910
813 PIEDMONT ROAD	238911
818 PIEDMONT ROAD	238912
840 PIEDMONT ROAD	238913
860 PIEDMONT ROAD	238914
1012 PIEDMONT WAY	238915
1045 PIEDMONT WAY	238916
718 RIDGEWOOD AVENUE	238932

Street Address	NAHRGIS Number
990 RIVERSIDE DRIVE	239090
749 SHERWOOD ROAD	238878
758 SHERWOOD ROAD	238879
776 SHERWOOD ROAD	238880
788 SHERWOOD ROAD	238881
789 SHERWOOD ROAD	238882
808 SHERWOOD ROAD	238883
811 SHERWOOD ROAD	238884
825 SHERWOOD ROAD	238885
837 SHERWOOD ROAD	238886
840 SHERWOOD ROAD	238887
854 SHERWOOD ROAD	238888
861 SHERWOOD ROAD	238889
1152 SPRINGWAY DRIVE	238823
452 STILLWOOD DRIVE	238936
470 STILLWOOD DRIVE	238937
500 STILLWOOD DRIVE	238938
516 STILLWOOD DRIVE	238939
530 STILLWOOD DRIVE	238940
544 STILLWOOD DRIVE	238941
560 STILLWOOD DRIVE	238942
576 STILLWOOD DRIVE	238943
844 TALL OAKS DRIVE	238944
862 TALL OAKS DRIVE	238945
879 TALL OAKS DRIVE	238946
903 TALL OAKS DRIVE	238947
908 TALL OAKS DRIVE	238948
925 TALL OAKS DRIVE	238949
1014 TANGLEWOOD AVENUE	238793
1015 TANGLEWOOD AVENUE	238794
1025 TANGLEWOOD AVENUE	238795
1026 TANGLEWOOD AVENUE	238812
1035 TANGLEWOOD AVENUE	238813
1036 TANGLEWOOD AVENUE	238754
1045 TANGLEWOOD AVENUE	238814
1069 TANGLEWOOD AVENUE	238815
1070 TANGLEWOOD AVENUE	238772
1084 TANGLEWOOD AVENUE	238792
1085 TANGLEWOOD AVENUE	238816
1169 THOMPSON BRIDGE ROAD	238930
1261 THOMPSON BRIDGE ROAD	238874

Street Address	NAHRGIS Number
1397 THOMPSON BRIDGE ROAD	239094
1537 THOMPSON BRIDGE ROAD	237716
1551 THOMPSON BRIDGE ROAD	237699
1651 THOMPSON BRIDGE ROAD	237654
1665 THOMPSON BRIDGE ROAD	237653
1681 THOMPSON BRIDGE ROAD	237692
1697 THOMPSON BRIDGE ROAD	237624
1745 THOMPSON BRIDGE ROAD	237623
1767 THOMPSON BRIDGE ROAD	237622
210 THURSTON DRIVE	238846
135 VIRGINIA CIRCLE	237698
144 VIRGINIA CIRCLE	237655
155 VIRGINIA CIRCLE	237700
164 VIRGINIA CIRCLE	237656
165 VIRGINIA CIRCLE	237660
193 VIRGINIA CIRCLE	237696
205 VIRGINIA CIRCLE	237659
215 VIRGINIA CIRCLE	237658
225 VIRGINIA CIRCLE	237657
1575 VIRGINIA CIRCLE	237695
971 WESSELL ROAD	238961
1009 WESSELL ROAD	238962
1020 WESSELL ROAD	238963
1052 WESSELL ROAD	238964
1080 WESSELL ROAD	238965
1120 WESSELL ROAD	238966
1160 WESSELL ROAD	238923
1195 WESSELL ROAD	**
1199 WESSELL ROAD	238924
1221 WESSELL ROAD	238925
1251 WESSELL ROAD	238927
1267 WESSELL ROAD	238926
1283 WESSELL ROAD	238928
1299 WESSELL ROAD	238929
1400 WOODLAND CIRCLE	238013
1407 WOODLAND CIRCLE	238012
276 WOODLAND DRIVE	238404
281 WOODLAND DRIVE	238405
296 WOODLAND DRIVE	238406
346 WOODLAND DRIVE	238407
360 WOODLAND DRIVE	238408

Street Address		NAHRGIS Number
371	WOODLAND DRIVE	237825
372	WOODLAND DRIVE	238409
385	WOODLAND DRIVE	237827
393	WOODLAND DRIVE	237828
405	WOODLAND DRIVE	237829
415	WOODLAND DRIVE	237830
423	WOODLAND DRIVE	237832
437	WOODLAND DRIVE	237885
448	WOODLAND DRIVE	238410
469	WOODLAND DRIVE	237886
481	WOODLAND DRIVE	238009

Street Address		NAHRGIS Number
509	WOODLAND DRIVE	238008
525	WOODLAND DRIVE	238007
541	WOODLAND DRIVE	237887
1647	WOODLAWN AVENUE	237712
1650	WOODLAWN AVENUE	237704
1663	WOODLAWN AVENUE	237713
1674	WOODLAWN AVENUE	237708
1683	WOODLAWN AVENUE	237714
1696	WOODLAWN AVENUE	237709
1703	WOODLAWN AVENUE	237715
1710	WOODLAWN AVENUE	237710

\* Demolished

\*\*No access to property

## APPENDIX B: GEORGIA HISTORIC RESOURCES SURVEY FORMS

Please reference the Georgia Historic Preservation Division online database, the **Natural, Archaeological and Historic Resources Geographic Information System (NAHRGIS)**, at <http://www.gnahrgis.org/gnahrgis/index.do> to view completed survey forms. A list of survey forms completed for the Gainesville survey phases is made a part of this report as Appendix A.

