

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

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NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC ARMORY PARK HISTORIC RESIDENTIAL DISTRICT
AND/OR COMMON

2 LOCATION

STREET & NUMBER East 12th Street to 19th Street, Stone Avenue to 2nd Avenue
CITY, TOWN Tucson
STATE Arizona COUNTY Pima
VICINITY OF CODE CONGRESSIONAL DISTRICT 2

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input checked="" type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE
<input type="checkbox"/> BUILDING(S)	<input type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" type="checkbox"/> COMMERCIAL
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input checked="" type="checkbox"/> EDUCATIONAL
<input type="checkbox"/> SITE	<input checked="" type="checkbox"/> PUBLIC ACQUISITION	<input type="checkbox"/> ACCESSIBLE	<input type="checkbox"/> ENTERTAINMENT
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY
			<input checked="" type="checkbox"/> MUSEUM
			<input checked="" type="checkbox"/> PARK
			<input checked="" type="checkbox"/> PRIVATE RESIDENCE
			<input checked="" type="checkbox"/> RELIGIOUS
			<input type="checkbox"/> SCIENTIFIC
			<input type="checkbox"/> TRANSPORTATION
			<input checked="" type="checkbox"/> OTHER library

4 OWNER OF PROPERTY

NAME multiple public and private

STREET & NUMBER
CITY, TOWN Tucson STATE Arizona
VICINITY OF

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, Pima County Courthouse
REGISTRY OF DEEDS, ETC.

STREET & NUMBER 115 North Church

CITY, TOWN Tucson STATE Arizona

6 REPRESENTATION IN EXISTING SURVEYS

TITLE Armory Park 74 ff

DATE 1974
FEDERAL STATE COUNTY LOCAL

DEPOSITORY FOR SURVEY RECORDS

CITY TOWN Tucson STATE Arizona
College of Architecture, University of Arizona

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Armory Park Historic Residential Neighborhood consists of some ninety historically and architecturally significant structures and thirty two city blocks of an area which was established around 1880 with the coming of the second transcontinental railroad to Tucson. Parts of the neighborhood were built to house the Southern Pacific Railroad employes and their families. The other homes sprang up around the area which was considered one of the most fashionable neighborhoods in the late 1800s and early 1900s. The area has remained relatively untouched throughout all these years with some of the original Southern Pacific families still living in their original homes. Boarding houses occupied by engineers, conductors, and brakemen still stand today.

The neighborhood is primarily residential with most of the commercial area along South Sixth Avenue and South Stone Avenue. There are two corner grocery stores, a drug store, a convent operated by the Sisters of the Immaculate Heart, a public library, a park, and numerous single-family homes.

The historic district lies just south and east of the central business district of Tucson. It has wide streets and avenues, with street lights on South Fourth Avenue which also served as standards for the trolley which serviced the downtown area in the early 1900s.

Along the northwest boundary of the area on South Sixth Avenue is the Tucson Public Library [1], built in 1900 with funds from the seventeenth grant by Andrew Carnegie. It was designed by architect Henry Trost and is a neo-classical revival-brick building with a flat roof, parapet, and a low gable on the entry portico. The building has had several alterations but is in excellent condition. It is the only public building designed by Trost for Tucson and is one of two in the state. Trost was the designer of many homes for prominent Tucsonans, but many of his major works have been destroyed. In front of the library is a memorial bench [2] dedicated to all pioneers of Arizona. It was constructed in 1920 at a cost of \$10,329.70, the money being willed by Merrill P. Freeman, an early Tucson banker. It was designed by Bernard Maybeck and sculpted by Beniamino Buffano. It is constructed of travertine marble with onyx and verde marble planters. In 1975 the memorial was designated a city landmark and is in the process of being restored by the Armory Park Neighborhood Assn., Inc. in cooperation with the City of Tucson. Across the street is the Armory Park Military Plaza, established in 1862. Directly west of the library on South Scott Avenue is the Blenman home [3], built in 1878 with 22-24 inch adobe walls on a stone foundation. There is a central hall with leaded skylights. Inside are two large pillars of wood in Corinthian and half Doric design with leaf and ramshead in the molding.

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CONTINUATION SHEET

ITEM NUMBER 7 PAGE 2

Proceeding south on South Sixth Avenue is the Healy House [4] which was built in 1902 and designed by Trost. It is Greek revival style adobe with a hip roof. The porch has 8 large fluted Doric columns with large capitals. The interior has a center hall. The front bay window is a stained glass picture of the "Angelus." The other buildings along the street are architecturally compatible with each other and lend an even flow along the street. The Glenwood Hotel [5] on South Scott Avenue was built in 1908 of Mission style with arched porches on both floors. There is a courtyard in the rear. The double brick exterior walls have been stuccoed and painted white.

The Immaculate Heart Academy [6] was built in 1886 of hand-hewn rock quarried from "A" Mountain by Mr. Flin, a rock carve from France. It has two stories with rooms in the attic and a high gabled roof with dormers and has been used as a school since 1886.

Along the western boundary of the Armory Park area is the Velasco House [7], apparently built in the 1860s. It is Mexican style with 18-24 inch adobe walls on a rock foundation, and a zaguan plan. It has 14-15 foot ceilings of saguaro ribs and vigas. The lintels are mesquite. The house is in the process of restoration and is the first location in the Armory Park Neighborhood to be placed on the National Register of Historic Places.

The Bernard/Ybarra house [8] on South 3rd Avenue was built in 1900 in Queen Anne style and is double brick on a rock foundation. It has a gable roof and dormers and decorative wood trim on the roof line. The wooden covered porch has no railings. The interior is in excellent condition and the yard is beautifully landscaped. An iron and masonry wall has recently been placed at the property line in front of the house.

The Normart house [9] is believed to be one of the oldest homes in the district and was 3/4 of a mile outside the walls of the Presidio when it was built. It is Mexican style with 20 inch adobe walls, rock foundations, and stuccoed exterior. The roof is flat with a parapet in front. The small outside vestibule is tiled and there is decorative tile around each window. It is built on a zaguan plan with saguaro rib and vigas ceilings. A garage and workshop was added in 1922. Originally the house faced west, but when the grid street pattern was adopted in 1902, South 3rd Avenue was cut very close to the back of the house, so the back of the house became the front and it is the only house on the block that is not recessed.

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CONTINUATION SHEET

ITEM NUMBER 7 PAGE 3

Continuing south along South 3rd Avenue is the Lee/Cutler House [10], built in 1910 in the Queen Anne style with a turret. The house is built of double brick on a rock foundation highlighted with salmon colored stone belt coursing and has a high gable roof. The interior has a small entry with living, dining, and kitchen to one side and bedroom and bath to the other. There is an open porch and well-kept gardens.

Next door to the south is the Galloway House [11] which was built in 1904 in Queen Anne style of brick on a rock foundation. It is one story with a hip roof and has bay windows. The elaborate interior woodwork is intact.

Next is the Gin Soo Dung Market [12], a corner grocery which was established and built in 1919. The owner came to Arizona from China to work on the railroad and brought his wife and family with him. The building is red brick with a typical store front design and has been in continuous use.

The Martin House [13] is said to have been constructed about 1840 but it is not shown on any of the earliest maps. It is made of adobe on a rock foundation and has a large veranda facing west with stucco pillars supporting a high hip roof with oval air vents just below the roof line. It was originally a ranch house. The corners of the house are rounded and there are 3 doors in front.

The McGinty/Laos House [14] on South 4th Avenue was built in 1897 in an Anglo-Territorial style with a large veranda and simple turned columns. The house is constructed of double red brick on rock foundations with segmental arched window openings. There is elaborate woodwork between the living and dining rooms. An ornamental iron fence encloses the front yard. The second owner of this house was the first U.S. Marshal of Arizona, Ben Daniels. Daniels was a member of Roosevelt's Rough Riders. The house was one of the first in Tucson to be equipped with a central cooling system.

Also on 4th Avenue is the Weinzapfel/Brammeier House [15] which was built in 1908 in the Queen Anne style and has recently been restored. It is constructed of double brick with segmental arched window openings and has a rock foundation. Further north on 4th Avenue is the Wood House [16] which was built in 1895 by Judge John S. Wood after his own design. It has an English basement and is built of hand-hewn limestone from "A" Mountain.

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CONTINUATION SHEET

ITEM NUMBER 7 PAGE 4

The inside partitions are also of timestone. The style is Queen Anne with a high pitched roof. The fence and the porch railings are wrought iron. The building is now a boarding house.

Immediately north is the Kitt/Peterson House [17] which was built in 1899 by William and Catherine Kitt. Kitt Peak Observatory was named for the mother, Phillipa Kitt. The house is Greek revival style and built of adobe stuccoed. There is a large wooden porch with Doric pillars. The land was given to William Kitt by his uncle, George Roskruge.

Directly west and across the street is Safford School [18]. The original building was constructed in 1884 and was called Plaza but was later renamed Safford in honor of Anson P. K. Safford, Governor of Arizona. A second building was constructed about 1900 and was called Mansfeld but was later also called Safford. Fire destroyed the Plaza building in 1918. It was replaced by a two story stuccoed brick in Mission style with a Churrigueresque revival doorway. The other building was remodeled about 1920 to complement the new school.

Across the street to the east is the Roskruge/Culin House [19] which was built in 1896 and designed by Phoenix architects Millard and Creighton who also designed Old Main on the University of Arizona campus. The house is Queen Anne style with multiple ridges and gables. The gables are ornamented with fish-scale shingles and the raking fascia is finished with a rosette pattern. The wooden porch has turned columns. It is owned by the niece of George Roskruge, who was the Surveyor General of Arizona Territory and one of the first members of the University Board of Regents. He also laid the grid pattern for streets in Tucson. The yard has the original olive trees.

Directly east on East 13th Street is the Halladay/Clum/Behavior Associates House [20]. Originally 2 homes when it was built in 1898, it became a single family dwelling by the addition of a Mission style facade. It is stuccoed adobe on a rock foundation and has a high hip roof. John Clum, who established the Tombstone Epitaph, lived here at one time.

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ITEM NUMBER 7

PAGE

5

On the northern part of 4th Avenue is the Ure Boarding House [21] which was built in 1888. It has 2 stories and a pyramidal roof. It has always been used as a rooming house by men working on the Southern Pacific Railroad. It may be the only remaining two story adobe building left in Tucson.