

**NORTH CAROLINA STATE HISTORIC PRESERVATION OFFICE**  
Office of Archives and History  
Department of Cultural Resources

**NATIONAL REGISTER OF HISTORIC PLACES**

**Fuquay Springs Historic District Boundary Increase**

Fuquay – Varina, Wake County, WA7248, Listed 05/19/2014

Nomination by Sybil Argintar

Photographs by Sybil Argintar, March 2013



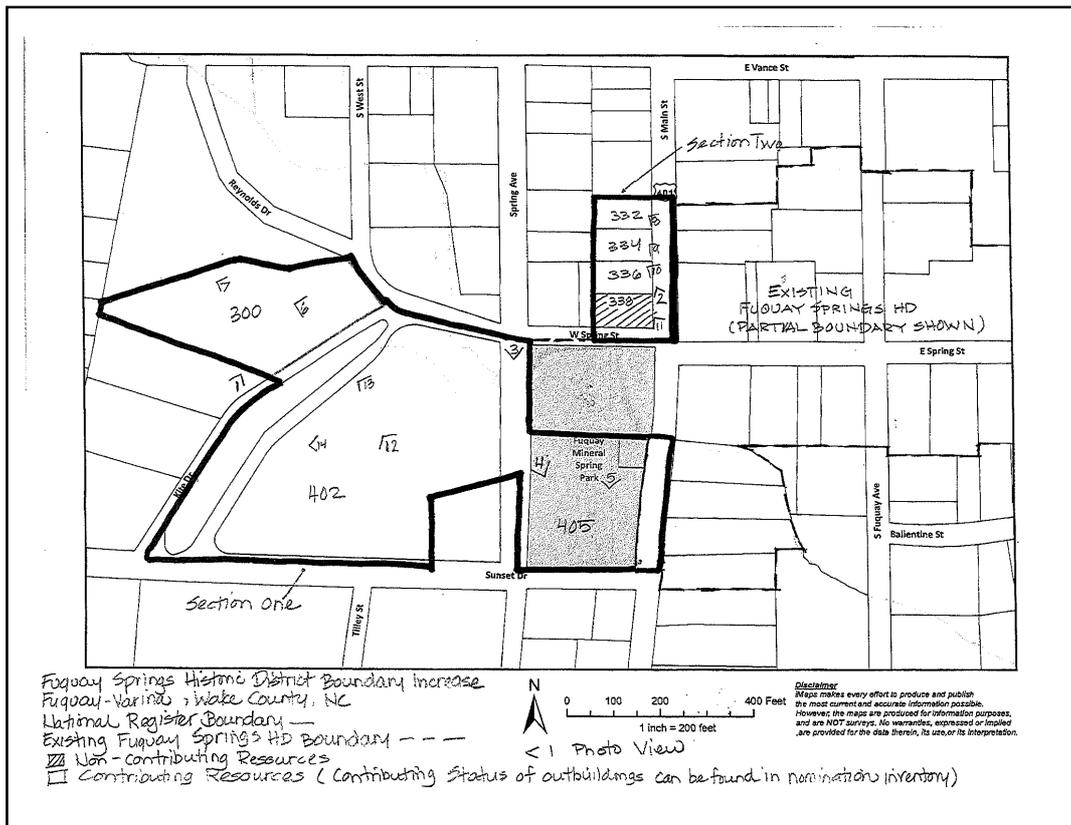
402 Spring Avenue



405 Spring Avenue



300 Block of South Main Street



Historic District Map

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
REGISTRATION FORM**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

**1. Name of property**

historic name Fuquay Springs Historic District Boundary Increase

other names/site number \_\_\_\_\_

**2. Location**

Roughly bounded by S. Main Street on the east; Sunset Drive on the south;

street & number Kite Drive on the west; W. Spring Street on the north not for publication N/A

city or town Fuquay Varina vicinity N/A

state North Carolina code NC county Wake code 183 zip code 27526

**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this X nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property X meets \_\_\_\_\_ does not meet the National Register Criteria. I recommend that this property be considered significant \_\_\_\_\_ nationally \_\_\_\_\_ statewide X locally. ( \_\_\_\_\_ See continuation sheet for additional comments.)

\_\_\_\_\_  
Signature of certifying official                      Date

North Carolina Department of Cultural Resources  
State or Federal agency and bureau

In my opinion, the property \_\_\_\_\_ meets \_\_\_\_\_ does not meet the National Register criteria. ( \_\_\_\_\_ See continuation sheet for additional comments.)

\_\_\_\_\_  
Signature of commenting or other official                      Date

\_\_\_\_\_  
State or Federal agency and bureau

**4. National Park Service Certification**

I, hereby certify that this property is:

_____ entered in the National Register	_____	_____
_____ See continuation sheet.	_____	_____
_____ determined eligible for the National Register	_____	_____
_____ See continuation sheet.	_____	_____
_____ determined not eligible for the National Register	_____	_____
_____ removed from the National Register	_____	_____
_____ other (explain): _____	_____	_____
_____	_____	_____
_____	_____	_____

Fuquay Springs Historic District Boundary Increase  
Name of Property

Wake County, North Carolina  
County and State

**5. Classification**

**Ownership of Property**  
(Check as many boxes as apply)

private  
 public-local  
 public-State  
 public-Federal

**Category of Property**  
(Check only one box)

building(s)  
 district  
 site  
 structure  
 object

**Number of Resources within Property**  
(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>9</u>	<u>3</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>0</u>	<u>2</u>	structures
<u>0</u>	<u>0</u>	objects
<u>9</u>	<u>5</u>	Total

**Name of related multiple property listing**  
(Enter "N/A" if property is not part of a multiple property listing.)  
"Historic and Architectural Resources of Wake County, North Carolina (ca. 1770 – 1941)"

**Number of contributing resources previously listed in the National Register**  
28

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions)

Cat: Domestic Sub: single dwelling  
Domestic secondary structure  
Social meeting hall  
\_\_\_\_\_  
\_\_\_\_\_

**Current Functions**

(Enter categories from instructions)

Cat: Domestic Sub: single dwelling  
Domestic secondary structure  
Commerce/Trade business  
Social meeting hall  
\_\_\_\_\_  
\_\_\_\_\_

**7. Description**

**Architectural Classification** (Enter categories from instructions)

Colonial Revival  
Tudor Revival  
Other: Period cottage  
Other: Minimal Traditional  
Bungalow/Craftsman

**Materials** (Enter categories from instructions)

foundation brick  
roof asphalt  
walls brick  
weatherboard  
other \_\_\_\_\_

**Narrative Description**

(Describe the historic and current condition of the property on one or more continuation sheets.)

**8. Statement of Significance**

**Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

A Property is associated with events that have made a significant contribution to the broad patterns of our history.

B Property is associated with the lives of persons significant in our past.

C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.

D Property has yielded, or is likely to yield information important in prehistory or history.

**Criteria Considerations**

(Mark "X" in all the boxes that apply.)

A owned by a religious institution or used for religious purposes.

B removed from its original location.

C a birthplace or a grave.

D a cemetery.

E a reconstructed building, object, or structure.

F a commemorative property.

G less than 50 years of age or achieved significance within the past 50 years.

(Enter categories from instructions)

Architecture

**Period of Significance**

ca. 1899 - 1946

**Significant Dates**

N/A

**Significant Person**

(Complete if Criterion B is marked above)

N/A

**Cultural Affiliation**

N/A

**Architect/Builder**

Hairr, A. Y., architect/builder

Dones, W. A., builder

Smith, Owen F., architect

**Areas of Significance**

**Narrative Statement of Significance**

(Explain the significance of the property on one or more continuation sheets.)

**9. Major Bibliographical References**

**Bibliography**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

**Previous documentation on file (NPS)**

preliminary determination of individual listing (36 CFR 67) has been requested.

previously listed in the National Register

previously determined eligible by the National Register

designated a National Historic Landmark

recorded by Historic American Buildings Survey # \_\_\_\_\_

recorded by Historic American Engineering Record # \_\_\_\_\_

**Primary Location of Additional Data**

State Historic Preservation Office

Other State agency

Federal agency

Local government

University

Other

Name of repository: \_\_\_\_\_

Fuquay Springs Historic District Boundary Increase  
Name of Property

Wake County, North Carolina  
County and State

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## 10. Geographical Data

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**Acreage of Property** 11.26 acres

**UTM References** (Place additional UTM references on a continuation sheet)

Zone Easting Northing  
1 17 698950 3939500  
2 17 699040 3939550

Zone Easting Northing  
3 17 699280 3939420  
4 17 699280 3939520  
x See continuation sheet.

### Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

### Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

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## 11. Form Prepared By

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name/title Sybil H. Argintar, Preservation Planning Consultant

organization Southeastern Preservation Services date December 9, 2013

street & number 166 Pearson Drive telephone (828) 230-3773

city or town Asheville state NC zip code 28801

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## 12. Additional Documentation

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Submit the following items with the completed form:

### Continuation Sheets

#### Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **sketch map** for historic districts and properties having large acreage or numerous resources.

#### Photographs

Representative black and white photographs of the property.

**Additional items** (Check with the SHPO or FPO for any additional items)

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### Property Owner

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(Complete this item at the request of the SHPO or FPO.)

name multiple owners

street & number \_\_\_\_\_ telephone \_\_\_\_\_

city or town \_\_\_\_\_ state \_\_\_\_ zip code \_\_\_\_\_

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**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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### Materials (cont.):

Walls vinyl

### Summary

The Fuquay Springs Historic District was listed on the National Register of Historic Places in 1996. Other than the historic Fuquay Mineral Spring Park on the west side of S. Main Street, this historic district includes properties east of S. Main Street. The Fuquay Springs Historic District Boundary Increase, as shown on the accompanying historic district map, includes two areas west of S. Main Street. The first area, consisting of large residential lots west and south of the park, is bordered roughly by Reynolds Drive on the north, Kite Drive on the west, Sunset Drive on the south, and S. Main Street on the east. The second area, consisting of small urban lots adjacent to the north boundary of the Fuquay Mineral Spring Park, is bordered on the east by S. Main Street, on the south by W. Spring Street, on the west by the rear parcel lines of the included parcels, and on the north by the north parcel line of 332 S. Main Street. This boundary increase nomination provides new information based on additional survey and research about contributing houses west of S. Main Street, which date to the established period of significance.

The Fuquay Springs Historic District Boundary Increase adds a total of 10.15 acres, including ten properties in the first area and four properties in the second area. In the first area there are three contributing primary structures, three contributing secondary structures, and four non-contributing secondary structures. The second area consists of three contributing primary structures and one non-contributing primary structure. All of the non-contributing resources were built after the ca. 1899 to 1946 period of significance of the Fuquay Springs Historic District. The topography of the boundary increase is primarily level along South Main Street, with setbacks similar to those found in the original historic district. However, the larger houses in the west area of the boundary increase are generally set further back into the gently rolling hills of the landscape on larger lots.

Houses within the boundary increase are Colonial Revival, Tudor Revival, Period Cottage, Craftsman, and Minimal Traditional in style. Contributing properties are those that fall within the period of significance and have undergone only minimal architectural changes, such as the addition of vinyl siding. Non-contributing properties are those that fall out of the period of significance.

### Inventory List

Dating of buildings is based upon deed records, oral history interviews, and owner-provided information. These sources are noted with each entry. If the original owner or resident of the building is known, it is noted. Otherwise, buildings are noted as "House." The inventory is organized into the two boundary increase areas and alphabetically by street name within each area.

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### Area to the west of Fuquay Mineral Spring Park:

#### Kite Drive

##### **300 Kite Drive. Sallie R. and August Green Elliott Sr. House. Contributing. 1928.**

The Colonial Revival-style, brick, hip-roof, two-story Sallie R. and August Green Elliott Sr. House, with deep eaves and a soldier-course water table, is sited on a hill above the intersection of West Spring Street, Kite Drive, and Reynolds Drive. It faces east towards Kite Drive, with dry stack stone walls in a v-shape configuration along Kite and Reynolds drives. A central brick walk and stairs lead to the raised front porch of the house. Porches are supported by square brick posts and columns. A wide fascia board wraps the main block of the house. Windows throughout the house are four-over-one, six-over-one, eight-over-one, or nine-over-nine double-hung sash, with some replacement sash. All windows have concrete sills and the first-story windows have soldier-course lintels above. There are exterior end brick chimneys on the north and south sides of the house. The east, or front, elevation of the house is comprised of the main block of the house with two flat-roof porch wings on either end; a full-width patio with stone-capped piers and a decorative metal balustrade between them, runs along the façade. There are three bays on each level on the facade, including the multi-light front door flanked by eight-light casement windows, and tripartite windows on either end. The second floor is comprised of paired windows with a balcony in the center, supported by molded modillions, which also serves as a covering to the entry below; there is no access onto this balcony.

The north elevation, beginning at the northeast corner, has a porch, an altered carport, supported by Doric columns, and to the west, two bays contain a tripartite window, with a center six-over-one window flanked by four-over-one windows, and a paired eight-over-one replacement window. The porch has had a floor installed at patio level, and has been partially enclosed with a low stone wall and a fireplace inserted into a stone wall on the north end of the porch. The second story has four window bays with single and triple windows, which are either nine-over-nine, or six-over-one, with one twenty-light fixed pane replacement window.

The west elevation of the main block of the house, on the first floor, has a brick hip-roofed wing on the northwest corner with a tall brick chimney and replacement tripartite windows, and a large attached carport. There are two small stone-clad additions on the first floor, one of which is south of and attached to the brick wing at the northwest corner, and the other which is attached to the main block of the house at the southwest corner. There are two entries on the first floor of this elevation, one into each of the stone additions. The second level has three window bays, consisting of a quadruple window with nine-over-one sash, a single six-over-one window, and a paired six-over-one window, respectively. The carport, supported by short columns on brick piers, is side-gabled with wood stairs on the west side leading to the second floor. There is a single shed-roof dormer on the north side, and two shed-roof dormers on the south side of the upper level.

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The south elevation has three single windows on the second level. The one-story porch on this elevation connects to a one-story hip-roof section with a tripartite window on its south elevation.

Some notable interior features include the scrolled newel post at the base of the stairs, four-panel doors, crown molding, beveled newel posts at the upper-level stairs, and a paneled mantel in the living room. According to the current owners, changes to the interior of the house have included modernization of the kitchen and master bath, and the changing of a trunk room to a bath on the second level. Many of the details in this house, including the scrolled newel post, the trunk room, and the classically-inspired mantels, can also be seen in the Staples-Johnson House. It appears that A. Y. Hairr, a builder, used similar details in both houses.

According to the owner of the house, Melick B. Elliott, the basement for this property was dug out with a mule and drag. August Green Elliott Sr. owned a pharmacy in downtown Fuquay Springs. He came to the area in 1913, from Durham. When he arrived he purchased two existing drug stores in downtown, the Fuquay Drug Company and the Judd Ballentine Drug Company, and combined them into Elliott's Pharmacy.<sup>1</sup> His son, August Green Elliott Jr. took over the business in later years. This house was then deeded from August Green Elliott Sr. to August Green Elliott Jr. and Grace-Marie Elliott. The house was then deeded to son Melick B. Elliott and wife Carol in 1989. The current owner also noted that this house was known to be the first that A. Y. Hairr built in Fuquay Springs, with his parents' house, built ca. 1963, being the last of Hairr's work (deeds, oral history interview, owner information).

### **Garage. Contributing. 1928.**

To the rear of the lot, set into the hillside and also facing east, is a one-and-one-half-story brick two-car garage with a front-gable roof with exposed rafter ends. The garage has a room on the upper level, reached by new exterior stairs to the rear of the building. There is a single eight-over-one window in the gable end on the front. The garage retains its original double multi-light-over-horizontal-panel sliding doors.

### **Spring Avenue**

#### **402 Spring Avenue. Harold Johnson House. Contributing. 1938.**

The Colonial Revival-style, one-and-one-half-story, painted brick Harold Johnson House is sited up on a hill overlooking Spring Avenue. It has a side-gable roof, front-gable dormers clad in weatherboard on the east facade, a wide shed-roof dormer on the west, also clad in weatherboard siding, a side-gable wing at the northwest corner, and an enclosed, shed-roof porch at the southwest corner. The front door has a

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<sup>1</sup> Daniel, Mary Frances, and Jennifer Rossi. "Fuquay Springs Boundary Expansion". Study List application, November 18, 2011.

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classical surround, including fluted pilasters with Doric caps, and a cornice accented by oval medallions. Louvered vents are found in the upper gable ends of the main block of the house. There are one-story side-gabled wings on either side of the house, with the south wing originally having been a garage; the north wing is an enclosed porch. There is an exterior painted brick chimney on the north end of the house, and a second brick chimney on the south wing. All windows are six-over-nine replacements, with brick sills and soldier-course lintels above the openings.

The façade is five bays wide, with two single windows on each side of the front door. Two single windows are located on the east elevation of the south wing and a tall, tripartite window is located on the north wing. The second story has three gabled dormer windows. The north elevation of the house comprises the flat-roof, one-story wing, enclosed as a sunroom, and a taller one-story gabled wing at the northwest corner of the house. The rear, or west elevation, of the house has four bays in the main block on the first floor, and a large shed-roof dormer with three single windows. The rear of the north wing has no fenestration, and the rear of the south wing is recessed from the main block, with a walkway covered by a metal awning, and three single six-over-six windows. The south elevation of the house consists of the metal-awning-covered entry to the basement at the base of a stair on the southwest corner, an entry to the house, a window into the shed-roof enclosed porch, and two single windows flanking the chimney at the south end of the wing. As noted above, the south wing of the house was originally a garage, but this was enclosed in the 1950s and turned into a den.

Notable interior features include the classical mantel in the living room, the scrolled newel post at the base of the stairs, and paneled wainscot throughout the first floor. Interior changes include enlarging the master bedroom on the first floor.

This house was built by Harold and Katherine Johnson, and has remained in the Johnson family since its construction. K. B. Johnson, Harold Johnson's father, owned K. B. Johnson Oil and Gas Company in Fuquay Springs, and was also instrumental in bringing the railroad to Fuquay Springs. He was treasurer of the Mineral Springs Company.<sup>2</sup> It is not known who designed the house, but according to the ledger book kept by Harold Johnson, W. A. Dones was the builder. Changes to the house in 1949 were designed by Owen F. Smith from Raleigh.<sup>3</sup> The house is currently owned by Kitty (Katherine) Johnson Holleman and Curtis Edwin Holleman (deeds, oral history interview, owner information)

### **Carport. Non-contributing structure. ca. 1970.**

Covered one-story carport with metal support system.

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<sup>2</sup> Daniel, Mary Frances, and Jennifer Rossi. "Fuquay Springs Boundary Expansion". Study List application, November 18, 2011.

<sup>3</sup> Holleman, Kitty Johnson. Interview with Sybil H. Argintar, May 7, 2013. Mrs. Johnson has records from her father, including an entry dated April 27, 1938 which notes that construction of the basement of the house had begun. The house was completed by August 27, 1938, at a total cost of \$8780.50.

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**Carport. Non-contributing structure. ca. 1970.**

Uncovered one-story carport with metal support system.

**Shed. Non-contributing building. ca. 2000.**

One-story front-gable building with wood siding.

**Shed. Non-contributing building. ca. 2000.**

One-story, shed-roof building with T-111 siding and an open bay.

**Shed. Contributing building. ca. 1938.**

One-story side-gable frame storage shed with German siding, a replacement door, shed roof porch, and metal roof covering.

**405 Spring Avenue. Staples-Johnson House. Contributing. ca. 1942.**

The clinker brick Tudor Revival-style Staples-Johnson House is sited on a hill, facing north towards the Fuquay Mineral Spring Park. A semi-circular drive is located to the west of the house, with a second drive to the south, from Sunset Drive. The house is one-and-one-half-story and has a cross-gable roof with flared gable ends and hip-roof dormers with wavy weatherboarding on the north, east, and south sides. Wavy weatherboarding is located in the gable ends of the house as well. Windows throughout are multi-light casement under two-light transoms, with soldier-course lintels and some replacement single-light casements in the gable end and dormers at the rear (south). The façade, north elevation, of the building comprises four bays on the first floor, with a brick entry stoop, corbelled cornice, and an off-center arched front entry framed by a limestone arch within a projecting front gable. The multi-panel front door, with a molded-arch wood surround, is recessed from the arched opening, and has a louvered storm door in front. A gabled screened porch wing extends to the west of the main block. There is a notable brick front chimney with complex multiple shafts and corbelling at the top. The east elevation, with a "cat-slide" roof, is three bays wide, with two dormers above. The south (rear) elevation is four bays wide on the first level, with a projecting weatherboarded, gabled entry vestibule with hood. At the southwest corner is a square, weatherboarded, hip-roof, bay window. The second story is three windows wide in the gable end with one dormer at the southwest corner. The west elevation of the building consists of one window and a gabled screened porch with square brick corner posts and a window above. There are steps on the west side of this porch, encased in a clinker brick cheek wall.

Built by A. Y. Hairr, a prominent builder in Fuquay Springs, notable interior features of this house include classical mantels, a scrolled newel post at the base of the stairs, narrow balusters (both of which are also seen in the Harold Johnson House), numerous built-in cabinets, and a trunk room.

To the east of the south drive is a basketball court and to the west of the drive is a playhouse outbuilding; tennis courts were once located to the east of this drive.

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The land for this property was sold by H. W. and Myrtle S. Howell and R. E. and Mary Aiken to Grey Skipwith Staples and Christine B. Staples on January 19, 1942. It was comprised of three tracts, lots 5, 6, 7 and 8, of the Mineral Spring Property in Fuquay Springs.<sup>4</sup> The Staples family began construction of the house soon after this, but Grey Skipwith Staples (1897-1943) died suddenly; the property was sold on May 5, 1943 to Woodrow W. and Zazelle Johnson, who completed the house.<sup>5</sup> Woodrow Johnson ran a drugstore in Fuquay Springs and also served as mayor from 1955 to 1957.<sup>6</sup> The house remained in the Johnson family until it was deeded to the Town of Fuquay-Varina in 2010 by the daughters of the Johnson family, Hettie Greenway Johnson and Cornelia Utley Johnson. The town is in the process of restoring the property, probably for use as additional office space for the town (deeds, oral history interview with Mayor John Byrne, owner information).

### **Playhouse. Contributing building. ca. 1945.**

This one-story log building has a side-gable roof, a simple wood batten door with a small single light, board-and-batten siding in the gable ends, and four-light casement windows. There is a shed-roof log addition to the rear with similar details.

### **Area to the north of Fuquay Mineral Spring Park:**

#### **South Main Street**

### **332 South Main Street. House. Contributing. 1940.**

This one-story Minimal Traditional-style house, clad in vinyl siding, is set back from South Main Street, in line with several similar houses to the south. The house has a side-gable roof, front-gable projecting wing at the southeast corner, and a shed-roof porch supported by paired wood posts at the northeast corner. A handicap ramp has been added on the façade. Windows throughout are one-over-one replacement, and there is a central brick chimney and a single shoulder end brick chimney on the north. There is a full-width gabled addition at the rear. The interior of this house has been somewhat remodeled, including linoleum over some of the wood floors.

The land associated with this house was originally part of the Blanchard Hotel property, torn down in 1936, and then purchased by Dr. Wiley S. Cozart. When he died intestate on July 13, 1953, his property was divided among his heirs, including children Wiley H. Cozart, Rebecca Cozart Smith, Patsy Cozart Edwards (later Patsy C. Patrick), Virginia Cozart McLeod, and Rachel S. Cozart, and widow Pauline Holt

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<sup>4</sup> Book of Maps 1938, p. 107.

<sup>5</sup> Holleman, Kitty Johnson. Interview with Sybil H. Argintar, May 7, 2013. According to Mrs. Holleman, the house was under construction when her uncle, Woodrow Johnson, bought the property.

<sup>6</sup> Daniel, Mary Frances, and Jennifer Rossi. "Fuquay Springs Boundary Expansion." Study List application, November 18, 2011.

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Cozart. From the Cozart heirs, the property passed to Gary L. Myers in 1984, then from Myers to William E. and Pamela R. Harrelson in 1987, then on to the current owners, H. Henry and Patricia B. Harriss, in 1996.<sup>7</sup> All of the land associated with 332, 334, and 336 S. Main Street was originally part of the Dr. J. A. Sexton Land, which was subdivided into Spring Heights in 1915.<sup>8</sup>

### **334 South Main Street. House. Contributing. 1945.**

This one-story brick Period Cottage has a side-gable roof and a projecting front-gable entry bay with a stepped brick facade chimney to the south of the entry. There is also a second central brick chimney. Windows throughout are six-over-six or eight-over-eight modern replacements with soldier-course lintels, except those in the gable ends, which appear to be original windows. The v-board front door with three small lights is slightly recessed within a Tudor-arch brick surround, all of which is located within the projecting front-gable entry bay accessed by a stoop with two concrete steps. There is a circular window above the door and a four-over-four double-hung sash to the north of the door. A handicap ramp has been added on the north side of the house and a deck with a shed-roof entry cover at the door has been added at the rear. Notable interior features include arched doors and wood floors.

This property was part of the Cozart Estate. It was sold by the heirs in 1985 to Donald G. and Vivian Mae Wiseman. The Wisemans sold the property in 1987 to Pamela R. Harrelson, who then sold it to Kevin D. and Margaret V. Schaffer in 1989. The Schaffers sold it in 2000 to Bob Barker Company, Inc., who then transferred the property to BBC Properties, LLC. BBC Properties, LLC sold it to Robert J. and Patricia M. Barker in 2012, and the property was sold the same day, December 20, 2012, to Rachel Adelle LLC, the current owner.<sup>9</sup>

### **336 South Main Street. House. Contributing. 1945.**

This one-story, brick, side-gable Craftsman-style house with exposed rafter tails has a recessed porch supported by a battered post on a brick pier at the southeast corner. The porch floor extends in front of the entry as a patio. A vaulted-ceiling, gabled hood supported by knee brackets shelters the central entry. The paneled door is framed by sidelights. There is a single-shoulder brick facade chimney on the north side of the entry. A small, recessed rear porch at the northwest corner of a gabled rear ell was enclosed with masonite board. Windows are six-over-one throughout, with soldier-course lintels. Interior features of this house include wood floors, a mantel with dentils, and an arched entry from the living room to the bedrooms.

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<sup>7</sup>Wake County Deed Books 1132, p. 296; 3367, p. 77; 4005, p. 438; and 6888, p. 899.

<sup>8</sup>Wake County Book of Maps 1915, p. 37.

<sup>9</sup>Wake County Deed Books 3452, p. 285; 4048, p. 504; 4520, p. 442; 8725, p. 1725; 8770, p. 1539; 15081, p. 2098; and 15081, p. 2101.

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As with 332 and 334 S. Main Street, this house was part of the Wiley Cozart Estate. It was sold in 1984 by the Cozart heirs to Rick J. and Susan Sloan Garrison, who in turn sold it to Anne Hunt Gibert in 1985. Gibert sold it to Benjamin Franklin and April Robinson Permenter in 1993, who sold it to Scott L. and Lisa M. Robeson in 1994. The house was sold by the Robesons to the current owners, John W. and Patricia W. Byrne. John W. Byrne is currently mayor of Fuquay-Varina.<sup>10</sup>

### **338 South Main Street. Masonic Lodge No. 258. Non-contributing. 1960.**

This two-story-on-basement brick building, with a flat roof and terra cotta tile coping, sits at the corner of South Main and West Spring streets; parking is to the south side of the building. The building entry is set above street level, reached by a central staircase with a metal balustrade. Brick pilasters flank the entry bay, with a paneled, deeply recessed, double-leaf entry door with a transom above. To the south side of the main entry, at street level, is a second staircase leading to the lower level of the building, with an entry under the porch consisting of a double-leaf, six-light-over-three-panel door with covered transom above. There are no windows in the building, except on the west elevation at the basement level. An entry at the upper level at the northwest corner is reached by a metal fire escape. There is a double-leaf modern door with transom on the lower level of the south elevation, and an entry door on the west elevation on the lower level, near the south end.

The building was constructed in 1960, according to the cornerstone on the northeast corner. The land for the building was sold to the Fuquay Masonic Lodge, on March 4, 1960 by S. L. Lane.<sup>11</sup> A house on the property was moved at that time. Harvey Ward Smith was noted as the grand master of the lodge when the building was constructed.<sup>12</sup>

### **A General Statement Regarding Archaeological Potential**

The structures are closely related to the surrounding environment within the district. Archeological remains, such as trash pits, privies, wells, and structural remains, which may be present, can provide information valuable to the understanding and interpretation of the contributing structures. Information concerning the development and use of nineteenth-century mineral spas, land-use evolution surrounding the existing spa, social stand and social mobility, as well as structural details, is often only evident in the archaeological record. Use patterns, social standing and mobility, as well as structural details are often only evident in the archeological record. Therefore, archeological remains may well be an important component of the significance of the district. At this time no investigation has been done to discover these remains, but it is likely that they exist, and this should be considered in any development of the property.

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<sup>10</sup> Wake County Deed Books 3379, p. 139; 3623, p. 920; 5874, p. 150; 6291, p. 259; 6515, p. 279.

<sup>11</sup> Wake County Deed Book 1400, p.396.

<sup>12</sup> Wake County Book of Maps 1915, p. 37.

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### Summary

The boundary increase to the Fuquay Springs Historic District (NR 1996), brings into the district boundary several architecturally significant houses, along with additional smaller houses on South Main Street that together add to the architectural character of the district. The Fuquay Springs Historic District Boundary Increase meets National Register Criterion C, as an architecturally significant collection of houses exhibiting the Colonial Revival, Tudor Revival, Period Cottage, Craftsman, and Minimal Traditional styles from the development period of the first half of the twentieth century in Fuquay Springs. The buildings in this collection were constructed from 1928 to 1945, within the ca. 1899 to 1946 period of significance of this boundary increase and the original historic district.

Context 4, "Boom Bust, and Recovery Between World Wars (1919-1941)," on pages E65-77 in "Historic and Architectural Resources of Wake County, North Carolina, Ca. 1770-1941" (MPDF) provides historic context for the Fuquay Springs Historic District Boundary Increase. The houses in this boundary increase fall under Property Type 3C, "Twentieth-Century Popular House Types (ca. 1910-1941)," on pages F137-141. The Period Cottage- and Craftsman-style house dating to 1945 fit within the architectural context in the MPDF. Additional historical context and property type information for Minimal Traditional-style houses is included herein.

Houses in Wake County are significant as reflections of the architectural trends that reached the county and the choices and adaptations made in terms of architectural design and style. According to registration requirements on page F141-142 of the MPDF, individual houses in Wake County must retain a high level of integrity to be considered eligible under Criterion C for architectural significance. The registration requirements for houses within historic districts are not provided by the MPDF. However, the houses in the Fuquay Springs Historic District Boundary Increase appear to retain sufficient architectural integrity from the period of significance for National Register listing.

### Historic Background

All of the land associated with the boundary increase was originally part of either the platted 1915 Spring Heights subdivision, created from the land of Dr. J. A. Sexton, or the land of A. G. Blanchard.<sup>13</sup> The three large parcels associated with the Harold Johnson House, Staples-Johnson House, and Sallie R. and August Green Elliott Sr. House were each formed by combining several of the lots from the Spring Heights subdivision. A portion of the land currently associated with the Harold Johnson House was originally delineated as Sexton Park on the Spring Heights plat and its acreage and configuration has not changed.

On the site where three of the South Main Street properties are located (332-336 S. Main Street), was the Blanchard Hotel, owned by A. G. Blanchard. This large resort hotel was in operation from 1908 to 1936, serving many visitors to the renowned mineral springs. The hotel was torn down in 1936, the land was

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<sup>13</sup> Wake County Book of Maps 1915, p. 37.

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purchased by Dr. Wiley Cozart, and 332 South Main Street was built in 1940.<sup>14</sup> The land that Cozart purchased included the lots where the houses at 332, 334, and 336 South Main Street were constructed by Dr. Cozart as rental properties. The Cozart family also built two larger houses across the street, facing west onto S. Main Street: the 1925 Ben-Wiley Hotel, at 331 S. Main Street, and the ca. 1927 Dr. Wiley Cozart House, at 333 S. Main Street. Both of these houses are included in the original Fuquay Springs Historic District.<sup>15</sup> Cozart married Pauline Holt in 1917 and after World War I, came to Fuquay to open his medical practice. In addition to this, Cozart served as mayor from 1933 to 1939 and again from 1949 to 1952.<sup>16</sup>

The properties included in the boundary increase all date from the later development of Fuquay Springs, with the earliest being the 1928 Sallie R. and August Green Elliott Sr. House, and the most recent being the 1940-1945 houses along South Main Street. The mineral spring ceased to operate as a commercial venture after the 1920s, but the town continued to grow due to the burgeoning tobacco market.<sup>17</sup> As the town continued to grow, additional housing was built and businesses expanded. The continued economic success of the town into the late 1930s and 1940s enabled families, such as the Cozarts, the Staples, and the Johnsons to develop rental properties or build large homes on large tracts of land.

### Architecture Context

Within the boundary increase are houses built in the Colonial Revival, Tudor Revival, Minimal Traditional, Period Cottage, and Craftsman styles. The architectural context for all of these styles except for Minimal Traditional is found in the multiple property documentation form "Historic and Architectural Resources of Wake County, North Carolina (ca. 1770-1941).

A. Y. Hairr, the architect/builder for two of the houses in the Fuquay Springs Historic District Boundary Increase, the Staples-Johnson House and the Sallie R. and August Green Elliott Sr. House, designed and built many other homes in the original Fuquay Springs Historic District. Another local builder, contemporary with Hairr, was W. A. Dones, who is known to have built the Harold Johnson House.

The Colonial Revival-style Harold Johnson and Sallie and August Green Elliott Sr. houses are good examples of the style. The 1938 brick **Harold Johnson House** features symmetrical massing, a side-gable roof with gabled dormers, flanking gabled wings, and a front door with classical surround comprising fluted pilasters with Doric caps and a cornice accented with oval medallions. The brick **Sallie**

<sup>14</sup> Daniel, Mary Frances, and Jennifer Rossi. "Fuquay Springs Boundary Expansion". Study List application, November 18, 2011.

<sup>15</sup> Ibid, pp. 7-3 - 7-5.

<sup>16</sup> Daniel, Mary Frances, and Jennifer Rossi. "Fuquay Springs Boundary Expansion". Study List application, November 18, 2011.

<sup>17</sup> Thomas, Beth. "Fuquay Springs Historic District". National Register Nomination, p. 8-20.

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**and August Green Elliott Sr. House**, built in 1928, exhibits features of the style, including symmetrical massing, a hip roof, water table, flanking flat-roof wings, and porches supported by columns.

The ca. 1942 Tudor Revival-style **Staples-Johnson House** is the only example of this style in the original historic district and the boundary increase. The Staples-Johnson House exhibits many stylistic characteristics, including the arched front door, asymmetrical massing, multi-light casement windows, and an elaborate, corbelled brick chimney. The exterior walls are brick, with weatherboarded gable ends, rather than the more typical use of half-timbering seen in the style.

The 1940 **House** at 332 South Main Street is an example of the Minimal Traditional style, exhibiting many features of the style, including its one-story height, projecting front-gable wing, shallow eaves, and minimal architectural detailing. The Minimal Traditional style was popular from the mid-1930s through the early 1950s, when the Ranch style began to gain in popularity.<sup>18</sup> Large numbers of these houses were built pre- and post-World War II, as inexpensive, quickly-produced housing for returning soldiers and in response to a general housing shortage. The style is especially seen within large subdivision developments of the late 1940s to early 1950s.<sup>19</sup> The houses are typically small in footprint, one- to one-and-one-half stories in height, with minimal ornamentation, an off-center entrance, typically with at least one front-facing gable, shallow eaves, and double-hung windows. Often there is a picture window denoting the living room space, some use of built-ins on the interior, small, covered porches or uncovered stoops, at least one large chimney, and often a garage.<sup>20</sup> Exterior cladding could be stone, wood, brick, asbestos, or a mixture of all three materials. The form of the building was often a minimalist combination of the Colonial and Tudor Revival styles, with a gable roof, projecting front gables, and asymmetrical fenestration.<sup>21</sup> These houses, like the Craftsman style before them, were houses for the working class, simple in design, easy to build, and affordable.

The 1945 **House** at 334 South Main Street is a Period Cottage with some Tudor Revival characteristics, including its Tudor-arch door and facade brick chimney. The 1945 **House** at 336 South Main Street is an example of the Craftsman style, with its exposed rafter tails, battered post on a brick pier, and gabled entry hood supported by knee brackets.

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<sup>18</sup> <http://www.antiquehome.org/Architectural-Style/minimal-traditional.htm>

<sup>19</sup> "Mid Century Home Style". <http://www.midcenturyhomestyle.com/styles/minimal-traditional.htm> and "Antique Home". <http://www.antiquehome.org/Architectural-Style/minimal-traditional.htm> and McAlester, Virginia and Lee, *A Field Guide to American Houses*, New York: Alfred A. Knopf, 1984, p. 478.

<sup>20</sup> <http://www.antiquehome.org/Architectural-Style/minimal-traditional.htm>

<sup>21</sup> "Mid Century Home Style".

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Wake County Deed Books

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### Continuation of Section 10, Geographical Data:

#### UTMs

5. 17 699340 3939260 Point: 7. 17 699300 3939460  
6. 17 699340 3939260

#### Boundary Description

The boundaries for this nomination are indicated by a heavy solid line on the accompanying tax/sketch map, with a scale of 1" = 200'.

#### Boundary Justification

Boundaries include properties contiguous to the west side of the Fuquay Springs Historic District, which fall within the period of significance of the original district, ca. 1899 to 1946, and add to the architectural significance of the district. Later residential development to the south, west, and north, as well as commercial development north of the boundary increase areas have been excluded.

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### FUQUAY SPRINGS HISTORIC DISTRICT BOUNDARY INCREASE

The following information applies to all photographs, except where noted.

Name of property:	Fuquay Springs Historic District Boundary Increase Fuquay-Varina, North Carolina Wake County
Photographer:	Sybil H. Argintar
Date of photos:	March 2013
Location of original:	Division of Archives and History Raleigh, North Carolina

1. Kite Drive, view north.
2. South Main Street, view northeast.
3. Spring Avenue, view south.
4. 405 Spring Avenue, view southeast.
5. 405 Spring Avenue, playhouse, view west.
6. 300 Kite Drive, view west.
7. 300 Kite Drive, garage, view west.
8. 332 S. Main Street, view northwest.
9. 334 S. Main Street, view northwest.
10. 336 S. Main Street, view northwest.
11. 338 S. Main Street, view northwest.
12. 402 Spring Avenue, view northwest.
13. 402 Spring Avenue, non-contributing outbuildings, view west.
14. 402 Spring Avenue, shed, view west.