

PS Form 10-900
(Rev. 8-86)

OMB No. 1024-0018

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM

JUL 6 1993

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1. Name of Property

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historic name: Kilauea Plantation Manager's House

other name/site number: _____

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2. Location

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street & number: 4591 Kauwa Road

not for publication: _____

city/town: Kilauea

vicinity: _____

state: HI

county: Kauai

code: 007

zip code: 96754

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3. Classification

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Ownership of Property: private

Category of Property: building

Number of Resources within Property:

Contributing	Noncontributing	
<u>3</u>	<u>0</u>	buildings
_____	_____	sites
_____	_____	structures
_____	_____	objects
<u>3</u>	<u>0</u>	Total

Number of contributing resources previously listed in the National Register: 0

Name of related multiple property listing: NA

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4. State/Federal Agency Certification
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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. _____ See continuation sheet.

John P. Keppeler _____ 6.24.93
Signature of certifying official Date

Deputy State Historic Preservation Officer
State or Federal agency and bureau

In my opinion, the property _____ meets _____ does not meet the National Register criteria. _____ See continuation sheet.

Signature of commenting or other official Date

State or Federal agency and bureau

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5. National Park Service Certification
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I, hereby certify that this property is:

- entered in the National Register _____ Antonietta Alessa 8/5/93
_____ 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): _____

for Signature of Keeper Date of Action

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6. Function or Use

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Historic: Domestic Sub: single dwelling

Current : Domestic Sub: single dwelling

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7. Description

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Architectural Classification:

Bungalow/Craftsman

Other Description: _____

Materials: foundation concrete roof _____
walls stone other _____
concrete

Describe present and historic physical appearance. X See continuation sheet.

The Plantation Manager's House, located at 4591 Kauwa Road, was built in 1926 to the designs of L. David Larsen. The living area of the home, excluding the lanai, is 6114 square feet. The original construction cost was \$17,000.

Located approximately 1/4 mile from the center of Kilauea, the house sits on a knoll which slopes in all four directions. At the front of the house is an extensive lawn which slopes toward the Kilauea River. There are many full grown trees and a stone cistern which was used by children for swimming. However, only the land immediately surrounding the house is included in this nomination.

The building is a two story structure. The ground story is of stone; the second floor is of wood frame construction with a wood shingle exterior. The kitchen wing located at the far left side of the house is of a single story.

The stone walls of the house retain the natural beauty of the lava rock. The interior walls of the ground floor also retain the uneven outlines of the uncut rock and they are unfinished except for a coat of concrete which was applied with a whisk broom. Originally, the stone walls in the entry area were left uncoated.

The house has a low pitched hipped roof with wide overhangs and small gable projections at the extreme ends of the hip. There is a wide porch along the front of the house. The roof of the porch is supported by tapered stone columns and a low stone wall runs between the columns. The roof of the porch joins with the one story kitchen wing. At the center of the elevation is a porte cochere, supported by two additional stone columns.

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Section number 7

Kilauea Plantation Manager's House

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At the front elevation three projections interrupt the slope of the hipped roof, creating a lower pitched roof with large windows set in the higher exterior walls. These projections give a unique rhythm to this elevation. Wide French doors of the front elevation and the casement windows of the back of the lower level as well as the wide rectilinear openings on the second story provide a substantial amount of ventilation.

The house is built in a "butterfly plan," with the entry hall located at the joining of the two wings. The hall is built of natural lava rock and the original floor was red stained, polished concrete. A large fireplace of simple lines is also built of lava rock. Located at the left side of the hall is the staircase to the second floor. Located beneath the stairs, and entered from the outside, is a small washroom. The house is only one room deep. To the right of the hall is the living room; to the left is the dining room and kitchen wing. There are arched openings to the living room, dining room, and stairwell from the entry hall. These arches have keystones and are built of uncut stone in an irregular pattern. The living and dining areas have one inch thick ohi'a flooring. The first floor also has hand hewn beams of imported cedar and woodwork of polished hau. The living room and dining room doors are faced with milo and have wrought iron hinges. Upstairs are five bedrooms and three bathrooms. The exceptional size of the house reflects the entertaining and hospitality to visiting executives that the plantation manager was expected to provide.

Outbuildings include a stone garage and a stone wash house which includes two rooms and a bath.

Maintenance and repair work since 1979 include reroofing, a second story lanai added over the porte cochere, skylights, remodeling of the kitchen wing, modernization of the bathrooms, repainting, new lighting, and overhead rewiring. Excavation of fill for a new driveway in 1982 resulted in three new ponds fed by the old plantation irrigation canal. Landscaping and plantings are similar to the original with many day lillies, ground palms, royal palms, and plumeria. The largest trees are over 100 years old.

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8. Statement of Significance

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Certifying official has considered the significance of this property in relation to other properties: statewide.

Applicable National Register Criteria: C

Criteria Considerations (Exceptions) : NA

Areas of Significance: architecture

Period(s) of Significance: 1926-1941 _____

Significant Dates : 1926 _____

Significant Person(s): NA

Cultural Affiliation: _____

Architect/Builder: L. David Larsen

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.
___ See continuation sheet.

The Kilauea Plantation Manager's House is significant for its architecture and for its association with the Kilauea Plantation. It was designed in 1926 by L. David Larsen, then manager of the plantation company, and was the first stone residence built on the plantation.

The plantation manager's house is the largest and most elaborate building of the remaining stone structures constructed by the plantation. It exhibits the stone construction method employed by the plantation for the erection of its major residences. The house is also a good example of the bungalow/craftsman style of architecture in Hawaii. The house is unusual for its choice of the "butterfly plan" as a means of ordering rooms; however, this plan was well adapted to the necessities of climate and the more informal lifestyle found in Hawaii.

The histories of the Kilauea Sugar Plantation, Co. and of the building program at the plantation are detailed in the Multiple Property Documentation Form.

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9. Major Bibliographical References

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see continuation sheet

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 -- Specify Repository: _____

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10. Geographical Data

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Acreage of Property: 13 acres

UTM References: Zone Easting Northing Zone Easting Northing

A 04 457510 2455480 B _____
C _____ _____ D _____

___ See continuation sheet.

Verbal Boundary Description: ___ See continuation sheet.

This nomination includes a portion of the property owned by Thomas D. King Jr. and Kelsey Maddox-Bell in 1991 located at TMK number 5-2-13:1 and as indicated in the accompanying sketch map.

Boundary Justification: ___ See continuation sheet.

This is a portion of the historical boundary for the property.

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11. Form Prepared By

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Name/Title: Barbara Robeson

Organization: Kauai Historical Society Date: May 23, 1991

Street & Number: PO Box 369 Telephone: 826-9370

City or Town: Hanalei State: HI ZIP: 96714

United States Department of the Interior
National Park Service

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Kilauea Multiple Property

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Hibbard, Don. Research notes taken from C. Brewer Annual Reports, Namahana News,
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**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Continuation Sheet**

Section number 11 Page 1

Kilauea Plantation Manager's House,
Kauai, Hawaii

PHOTOGRAPHS

Photograph 1

3. Don Hibbard
4. 1991
5. State Historic Preservation Division
6. Front facade looking east

Photograph 2

3. Don Hibbard
4. 1991
5. State Historic Preservation Division
6. front facade, looking south

Baron
Baron de la
Pena
Harris
-7/15

Arvo A. ...
Janet S. ...
-80% - 70

2.007Ac.

2.078Ac.

2.501Ac.

Thomas D. King, Jr.

2.3H

KILAUEA PLANTATION
MANAGER'S HOUSE
PORTION OF T.M.K. 3-2-13-1



