

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received **DEC 7** 1982

date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Ollinger-Cobb House

and/or common N/A

2. Location

street & number 302 Pine Street N/A not for publication

city, town Milton N/A vicinity of

state Florida code 12 county Santa Rosa code 113

3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
	<u>N/A</u>	<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input checked="" type="checkbox"/> other: Vacant

4. Owner of Property

name Fred and Carrie Beebe

street & number 1031 Christy Drive

city, town Niceville N/A vicinity of state Florida 32578

5. Location of Legal Description

courthouse, registry of deeds, etc. Santa Rosa County Courthouse

street & number Caroline Street

city, town Milton state Florida

6. Representation in Existing Surveys

title N/A has this property been determined eligible? yes no

date N/A N/A federal N/A state N/A county N/A local

depository for survey records N/A

city, town N/A state N/A

7. Description

Condition		Check one	Check one
<input 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 date _____
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

Unfortunately, nothing is known about the original appearance of the Ollinger-Cobb House. It is likely, however, that the building resembled the Rectory of St. Mary's Episcopal Church in Milton, a simple rectangular Gulf Coast Cottage. This popular frame vernacular style was characterized by having a gabled roof whose ridge line ran parallel to the street, an apron porch, large windows, and frequently a pair of gabled dormers. Resting on a foundation of brick piers, the design of the house mitigated the hot and humid Florida climate by providing ample ventilation. Although the plan of the house still resembles the wood frame vernacular buildings of the Gulf Coast, the addition of a large central dormer and the application of Eastlake style wood ornament prior to the turn of the century changed its appearance.

A drawing of the Ollinger-Cobb House published in the Milton Journal in 1896 illustrates the changes made to the building by the Ollingers. The appearance of the building in the drawing is almost identical with its current appearance. A large pyramidal-roofed tower breaks the roofline between the gabled dormers on the north (main) facade. The south roof slope has two large gabled dormers flanking a smaller one which may have been added. Two semi-octagonal window bays were also added to the east side of the house. At, some point, a gabled (kitchen) wing was added to the south side of the building, changing the plan of the building from a rectangle to an ell.

The apron porch originally wrapped around the north, west and south facades. With the addition of the kitchen wing, it was further extended along the west side of the wing. It is supported by seven square bracketed columns across the north facade, and two across the west facade. A portion of the porch has been enclosed along the west and south sides. Three small balconies also appear on the house, one on each end (east and west) and one in front of the base of the tower. The Ollingers probably added these balconies, along with the gingerbread porch trim, sometime between the construction of the house and the 1896 drawing.

The main entrance is slightly offset from the center of the main facade. The single paneled door has two arched lights, as well as side lights and a transom. The windows are regularly placed with simple surrounds.

The interior of the building is organized around a central hallway, which runs from the main entrance through the house to connect with the porch running across the west side of the kitchen wing.

Originally, the house probably consisted of four rooms flanking the central hall, with a large, habitable loft above. Subsequent changes have substantially altered the original interior arrangement. On the west side of the hall is a large parlor, which was made from two of the original rooms. On the east are two smaller rooms which communicate with the kitchen wing. Construction details in the kitchen indicate that it was built at about the same time as the rest of the house. It may have been detached with the house was built, only to be connected at some later date. The kitchen itself apparently had a room added at some point. Upstairs, the loft was apparently divided into two large bedrooms. With the addition of the tower, a third room was created.

The Ollinger-Cobb House retains many original interior features. The ceilings consists of wood tongue and groove boards, and are 12½ feet high downstairs and 8 to 10 feet upstairs. The floors throughout are of random width yellow pine boards. Beaded wainscoting decorates the hallways as well as the kitchen. The wall along the stairway and those of the upstairs hall

(See Continuation Sheet)

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400–1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500–1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600–1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800–1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates C 1870

Builder/Architect

N/A

Statement of Significance (in one paragraph)

Built in about 1870, the Ollinger-Cobb house is an interesting example of a Gulf Coast cottage modified by the addition of Gothic features. It was originally the home of Joseph Ollinger, a prominent nineteenth century entrepreneur in Milton. Ollinger was born in March, 1842 in Luxembourg, one of three brothers whose skill as ships carpenters led them to America where they helped build the first commercial floating dry dock in the region.

During the 1850's, the towns of Bagdad and Milton became important lumber ports. The need for a ship repair facility on the Blackwater River was realized in 1858 when William Ollinger, Joseph's elder brother, and Martin Bruce formed a partnership to establish such a facility. The following year they began to construct a floating dry dock based on plans of a similar facility which Bruce had seen in Wisconsin. It was the first commercial floating dry dock to be built in the vicinity of Pensacola, and its capacity of 500 tons was quite sufficient to handle the coastal lumber schooners which arrived at Bagdad. The dock was completed in 1860, as brothers Joseph and George Ollinger arrived from Luxembourg to join the firm.

With the outbreak of the Civil War, the Ollinger-Bruce dry dock assumed a new strategic importance which the Confederate government was quick to perceive. On November 4, 1861, Ollinger and Bruce agreed to build a 110 foot gunboat in 85 days for the Confederate Navy at a cost of \$15,600. Unfortunately, just as the gunboat was nearing completion, the Confederate military chose to abandon Pensacola. On orders from General Samuel Jones, a party of Confederate soldiers burned the nearly completed gunboat as well as the Ollinger and Bruce drydock on March 11, 1862, in order to prevent them from falling into the hands of Federal authorities. Though Ollinger and Bruce sued the Confederate government for \$11,000 damage to their dock and shipyard, it is doubtful that they recovered their loss.

Undaunted the partners, less George Ollinger, returned to Bagdad following the war and purchased a shipyard site from E.E. Simpson and Company in 1867. The dry dock was raised and repaired, and the firm began a thriving business once again in building and repairing ships. By 1871, the firm's financial condition was sufficiently settled that Joseph Ollinger purchased four lots on Pine Street in Milton and constructed his 1 ½ story Gulf Coast Cottage.

Shipbuilding was not Joseph Ollinger's only interest. Shortly after the Civil War, he began acquiring extensive land holdings in Milton, Bagdad, and northern Santa Rosa county. He even leased the upper floor of one of his warehouses to the Clerk of the County for use as office space. By 1880, Joseph Ollinger decided to part from the Ollinger and Bruce shipbuilding firm. He opened a grocery and dry goods store in Milton, adding a saloon by 1885. By 1890, his business interests took him even farther afield as he purchased property in Pensacola's North Hill and East Hill neighborhoods as well as along the waterfront. In 1893, he bought half interest in the tug E.E. Simpson as well as a wharf and warehouse adjacent to the L & N wharf in Pensacola.

By 1900, Joseph Ollinger was living in retirement after an active career in Milton's business community. In March, 1907, he sold his house on Pine Street and moved

(See Continuation Sheet)

9. Major Bibliographical References

(See Continuation Sheet)

10. Geographical Data

Acreage of nominated property Less Than 1.0

Quadrangle name Milton South

Quadrangle scale 1:24000

UTM References

A

1	16	4	9	16	3	18	10	3	13	8	17	2	11	10
Zone		Easting				Northing								

B

Zone		Easting				Northing								

C

Zone		Easting				Northing								

D

Zone		Easting				Northing								

E

Zone		Easting				Northing								

F

Zone		Easting				Northing								

G

Zone		Easting				Northing								

H

Zone		Easting				Northing								

Verbal boundary description and justification Description: Lots 1, 3, 4, 5, 6, 8, Block 37, Town of Milton.

Justification: Boundary includes the house and site as recorded in the property appraisers office for the Town of Milton.

List all states and counties for properties overlapping state or county boundaries

state N/A code N/A county N/A code N/A

state N/A code N/A county N/A code N/A

11. Form Prepared By

name/title Larry S. Paarlberg/Alan Gantzhorn
Florida Division of Archives, History,
organization and Records Management

date 11/17/82

street & number The Capitol

telephone (904) 487-2333

city or town Tallahassee

state Florida 32301

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature

title State Historic Preservation Officer

date 12/1/82

For NPS use only

I hereby certify that this property is included in the National Register

Keeper of the National Register

Entered in the
National Register

date

1/11/83

Attest:

date

Chief of Registration

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

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show evidence of a band of woodgrained plaster. Chair rails and the parlor's moulded wood picture rail have also survived. The house had decorative cast iron fire places, some of which have been painted to resemble marble.

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CONTINUATION SHEET 2

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to Atlanta, Georgia, where he died later that year. The house passed through three owners before it was acquired by F.H. Cobb. Little is known about Cobb, except that he began his career as a lumber grader for the Rosasco mills. He owned the house for more than sixty years until his death.

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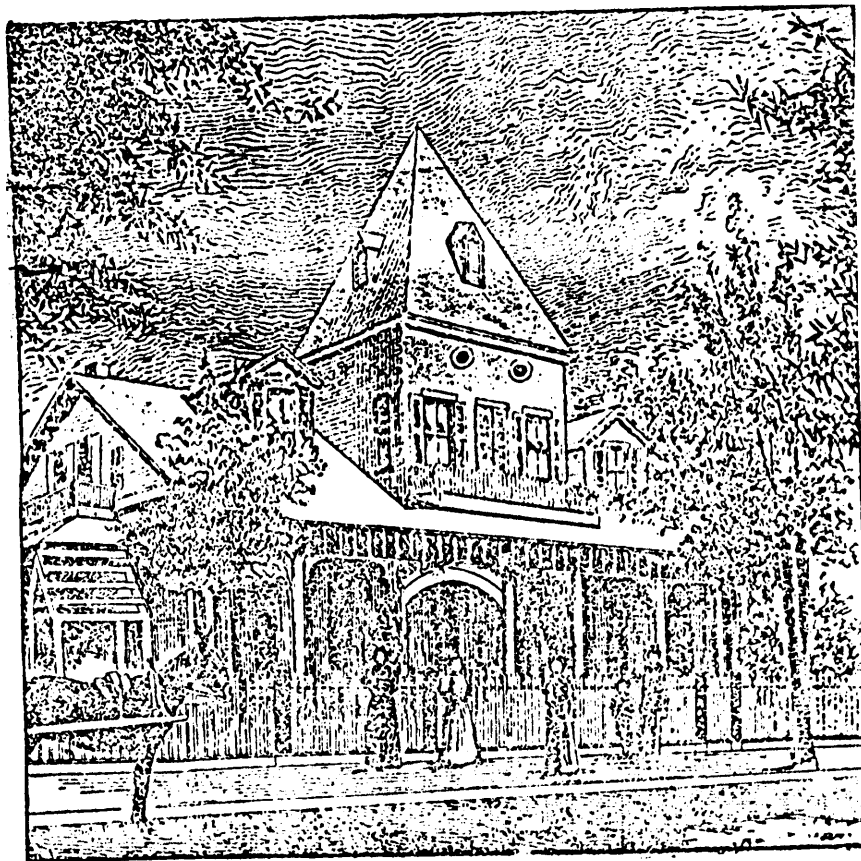
CONTINUATION SHEET 3

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FOOTNOTES

1. Paul H. McNeil, "A Sixty Year Old Pioneer Floating Dry Dock," Thomas Johnson Papers, John C. Pace Library, University of West Florida, Pensacola, FL; U.S. Bureau of Census, Population Schedules, Eight Census, 1850, Returns for Florida: Santa Rosa County.
2. Ollinger and Bruce letters and documents, Thomas Johnson Papers, John C. Pace Library, University of West Florida, Pensacola, FL.
3. McNeil, "Pioneer Dry Dock"; Santa Rosa County (FL) Comptroller's Office, Deed Book A, pp. 144-145.
4. Santa Rosa County (FL) Comptroller's Office, Deed Book A, p. 341.
5. Santa Rosa County (FL) Comptroller's Office, Deed Book A, p. 756.
6. Wanton S. Webb, compiler, Webb's Pensacola Directory 1885-1886. New York: M.T. Webb, 1885; U.S. Bureau of Census, Population Schedules, Tenth Census, 1880, Returns for Florida: Santa Rosa County.
7. Escambia County (FL) Comptroller's Office, Deed Book 12, p. 381.
8. U.S. Bureau of Census, Population Schedules, Twelfth Census, 1900, Returns for Florida: Santa Rosa County.
9. Santa Rosa County (FL) Comptroller's Office, Deed Book Y, p. 447; Deed Book A-7, p. 291; Deed Book A-7, p. 497; Deed Book A-18, p. 291.

Figure 1
The Milton Journal
December 25, 1896



RESIDENCE OF JOS. OLLINGER, Milton.