

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY	
RECEIVED	JUL 10 1979
DATE ENTERED	AUG 29 1979

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

1 NAME

HISTORIC Riverside Inn

AND/OR COMMON

2 LOCATION

STREET & NUMBER 112 Portneuf Avenue

CITY, TOWN Lava Hot Springs VICINITY OF _____ COUNTY Bannock CODE 005
--- NOT FOR PUBLICATION CONGRESSIONAL DISTRICT second

STATE Idaho CODE 16 COUNTY Bannock CODE 005

3 CLASSIFICATION

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

4 OWNER OF PROPERTY

NAME William M. Papanikolas & Daniel Pace

STREET & NUMBER P.O. Box 218

CITY, TOWN Lava Hot Springs VICINITY OF _____ STATE Idaho

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, Bannock County Courthouse
 REGISTRY OF DEEDS, ETC.

STREET & NUMBER

CITY, TOWN Pocatello STATE Idaho

6 REPRESENTATION IN EXISTING SURVEYS

TITLE Idaho State Historic Sites Inventory

DATE 1972 --- FEDERAL STATE COUNTY LOCAL

DEPOSITORY FOR SURVEY RECORDS Idaho State Historical Society

CITY, TOWN Boise STATE Idaho

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input checked="" type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input 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

The Riverside Inn is a three-story red-brick colonial revival structure completed on the banks of the Portneuf River in 1914. The original plan was for a U-shaped building. However, as the west wing was never completed, an L-shaped structure survives. The roofs are hip-and-ridge. The symmetrical facade is distinguished by dentils and paired sheet-metal modillions under the flared eaves, by flat-arched windows and outset brick quoins, and above all by a monumental, outset, pedimented two-tiered portico. The upper balcony is enclosed. The open porch below overlooks the river and is approached by a flight of steps on the east side. It is supported on pairs of columns, each pair consisting of one square and one Doric member; it is surrounded by a low wooden balustrade with rectilinear elements.

The lobby to which the portico gives access is expansive and retains its original dark-stained woodwork and I-beamed ceiling. The building is structurally sound, but its roof system is inadequately supported at the eaves and in need of immediate attention.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION	
1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE	
1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE	
1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN	
1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER	
1800-1899	<input checked="" type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION	
1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)	
		<input type="checkbox"/> INVENTION			

SPECIFIC DATES 1912-14

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The Riverside Inn is architecturally significant as a fine example of early-20th-century colonial revival hotel architecture, the only such example in this small southeastern Idaho resort town. Along with the nearby Whitestone, a structure of comparable scale built in a Romanesque Revival style, and several modest brick hotels of no great stylistic pretension further from the river, the Riverside represents a flush of commercial development during the second decade of the century by a village bent on becoming a spa.

Lava Hot Springs is sited on the banks of the Portneuf River a few miles from Hudspeth's cutoff, a California Trail route. It grew into a small settlement by serving as a service center for nearby agricultural valleys, as well as an informal resort. The first quarter of the century saw extensive development of the hot mineral water emerging along the river there. Dempsey rancher William Godfrey was among the first entrepreneurs to take out commercial claims on the hot springs. He built the Riverside-- a grand hotel providing individual hot mineral baths in the basement-- between 1912 and 1914. By the mid-20's, his spa had been joined by a state-run natatorium and sanitorium just across the river. These public facilities represented an expenditure of over \$100,000.

Public hot baths and a state-run Olympic-size swimming pool are still in operation at Lava today. Tourism is a significant feature of the local economy; there is growing local interest in preservation of the historic architectural core. The Riverside, because of its premier position overlooking the Portneuf and its immediate need for physical attention, is a particular focus of restoration interest.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

"Historical Sketch of Riverside Hotel," prepared by Ruth Ann Olson & Rebecca Frandsen; on file at Idaho Historical Society, Boise, Idaho.

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY less than one acre

QUADRANGLE NAME Lava Hot Springs

QUADRANGLE SCALE 7.5

UTM REFERENCES

A	1 2	4 1 7 3 5 0	4 7 1 8 8 9 0	B			
	ZONE	EASTING	NORTHING		ZONE	EASTING	NORTHING
C				D			
E				F			
G				H			

VERBAL BOUNDARY DESCRIPTION This nomination consists of the Riverside Hotel at 112 Portneuf Avenue in Lava Hot Springs, Idaho, and the property on which it stands; the building & land are owned in 1979 by William M. Papanikolas and Donald Pace.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME/TITLE Patricia Wright, Architectural Historian

ORGANIZATION Idaho State Historical Society

DATE 26 June 1979

STREET & NUMBER 610 North Julia Davis Drive

TELEPHONE 384-2120

CITY OR TOWN Boise

STATE Idaho 83702

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL X

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

Merle Wells

TITLE Idaho State Preservation Officer

DATE 4 July 1979

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

Coral Shull

DATE 8-29-79

KEEPER OF THE NATIONAL REGISTER

ATTEST:

W. Roy Juice
CHIEF OF REGISTRATION

DATE 8/27/79