NPS Form 10-900 (Oct. 1990)

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 an 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.

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nistoric na	ame	George Hote	el						
other nam	ne/site r	number <u>Geo</u>	rge, Wi	liam & Mary J	ane, House				
2. Local	tion								
street nar	me	10 North Mai	n			· · · · · · · · · · · · · · · · · · ·		🗆 '	not for publication
city or tow	/n	Kanosh						🗆	vicinity
state <u>U</u>	Jtah	cod	eU	Γ	county Millard	code_027	zip code	84637	
3. State	/Feder	al Agency C	ertifica	tion					
St		sion of State His ederal agency a			eservation				
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George Hotel Name of Property		Kanosh, Millard County, Utah City, County and State			
5, Classification Ownership of Property (check as many boxes as apply)	Category of Property (check only one box)	Number of Resources within Property (Do not include previously listed resources in the count.)			
		Contributing	Noncontributing	·	
⊠ private	⊠ building(s)	3	0	buildings	
public-local	☐ district			sites	
☐ public-State	site			structures	
public-Federal	structure			objects	
	object	3	0	Total	
Name of related multiple prop (Enter "N/A" if property is not part of a r		Number of contrib in the National Reg	uting resources prev gister	iously listed	
N/A		N/A			
6. Function or Use Historic Function (Enter categories from instructions)		Current Fu (Enter categori	nction les from instructions)		
DOMESTIC: single dwelling		DOMESTIC: si	ingle dwelling		
DOMESTIC: multiple dwelling					
7. Description Architectural Classification (Enter categories from instructions)		Materials (Enter categori	es from instructions)		
MID-19 TH CENTURY: Gothic Reviv	al	foundation _	STONE: sandstone		
OTHER: vernacular		walls	STONE: sandstone		
OTHER: cross wing			WOOD: plywood		
····		roof	ASPHALT shingle		
		other			

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

See continuation sheet(s) for Section No. 7

Name of Property	Kanosh, Millard County, Utah City, County and State
The second section of the second seco	
8. Description Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)	Areas of Significance (enter categories from instructions)
☑ A Property is associated with events that have made	COMMERCE
a significant contribution to the broad patterns of our history.	ARCHITECTURE
☐ B Property is associated with the lives of persons significant in our past.	SOCIAL HISTORY
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.	Period of Significance c. 1887-1955
Criteria Considerations (Mark "x" in all the boxes that apply.)	Significant Dates
Property is:	c. 1887, c. 1900
☐ A owned by a religious institution or used for religious purposes.	
☐ B removed from its original location.	Significant Persons (Complete if Criterion B is marked above) N/A
C a birthplace or grave.	
D a cemetery.	Cultural Affiliation N/A
☐ E a reconstructed building, object, or structure.	
☐ F a commemorative property.	Architect/Builder James Gardner (builder)
☑ G less than 50 years of age or achieved significance within the past 50 years.	William George (builder)
Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.)	See continuation sheet(s) for Section No. 8
9. Major Bibliographical References Bibliography (Cite the books, articles, and other sources used in preparing this form on one or more cont	
Previous documentation on file (NPS):	Primary location of additional data:
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 #	State Historic Preservation Office ☐ Other State agency ☐ Federal agency ☐ Local government ☐ University ☐ Other Name of repository:
	⊠See continuation sheet(s) for Section No. 9

George Hotel Name of Property	Kanosh, Millard County, Utah City, County and State
10. Geographical Data	
Acreage of Property .63 acre(s)	
UTM References (Place additional boundaries of the property on a continuation sheet.)	
1 <u>1/2</u> <u>3/7/5/2/2/0</u> <u>4/2/9/5/5/4/0</u> Northing	2 / Zone Easting / Northing
3 / Zone Easting Northing	4 / Zone Easting / / / / / / Northing
Verbal Boundary Description (Describe the boundaries of the property.) All of Lot 2 Block 18.	
Property Tax No. K 1895	
Boundary Justification (Explain why the boundaries were selected.) The boundaries are the same as those historically associated	
11, Form Prepared By	See continuation sheet(s) for Section No. 10
name/title Utah SHPO Staff	
organization Utah State Historic Preservation Office	date <u>March 17, 2005</u>
street & number 300 Rio Grande	telephone 801/533-3500
city or town Salt Lake City	state_UT zip code_84101
Additional Documentation Submit the following items with the completed form:	
Continuation Sheets Maps A USGS map (7.5 or 15 minute series) indicating the A Sketch map for historic districts and properties have Photographs: Representative black and white photograph Additional items: (Check with the SHPO or FPO for any additional items).	ving large acreage or numerous resources. s of the property.
Property Owner name/title J.W. Vande Merwe	
street & number 118 South 300 East	telephone_801/936-1134
city or town North Salt Lake	state UT zip code 84054
Paperwork Reduction Act Statement: This information is being collected fo	r applications to the National Register of Historic Places to nominate

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 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 Projects (1024-0018), Washington, DC 20503.

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George Hotel, Kanosh, Millard County, UT

Narrative Description

The George Hotel, constructed c.1887, and located Kanosh, Millard County, Utah, is a one-and-one-half-story T-shaped crosswing-type dwelling, constructed of random sandstone ashlar masonry. The building exhibits a combination of Classical, Gothic Revival, and Victorian Eclectic stylistic traits, with the dominant theme being Gothic Revivalism. The primary section of the house faces west onto Main Street and has a secondary wing centrally placed at the rear. The corner property contains only a few deciduous trees and is mainly open with lawn surrounding the house and fenced-in open field to the north and east. There are two contributing outbuildings remaining on the property behind the dwelling. Located north to George Hotel is the Kanosh Tithing Office (National Register listed in1985), and across the street to the west are some early-twentieth century commercial buildings.

The principal façade of the George Hotel faces west and is symmetrically arranged in a bilateral, tripartite scheme, typical of the classicism of early Utah territorial settlement. The centrally placed main entrance features two arched 2/3-length windows below hich are two square panels. The doorway is surrounded on the two sides and top by window panels below which are wood panels historically faux-grained to look like hardwood. The center panel above the door is comprised of stained glass spelling out "George Hotel;" this appears to be a non-historic replacement. The heavy, flat stone header is partially covered by a decorative segmental wooden arch. The door is flanked on either side by two semi-octagonal bay windows with coupled two-over-two windows on the front and single two-over-two windows on the diagonally placed sides. The foundation walls of the bay windows are made of stone, matching that of the exterior walls of the house.

The second-story fenestration mirrors that of the main story, but is much simpler. The door is similar to that on the main level. The doorway on this level appears to have accessed the roof of a porch that once covered the primary entrance, but has since been removed. The two flanking windows are two-over-two double-hung wooden sash units with heavy flat wood lintels and thinner wood sills. These openings extend up into gabled dormers, the central one being larger that the other two. The dentillated cornice is incorporated into the gables, which do not have sidewalls.

The south façade reveals the rear T wing, which is also bilaterally symmetrical, although it only features two dormers in a bipartite scheme. The gabled dormers are incorporated into the cornice line of the roof trim, similar to the front façade. The centrally placed entrance is flanked on either side by double-hung, two-over-two windows. Similar windows are located directly above these on the second floor. All the fenestration on this and the other facades feature heavy flat stone headers. The south gable end of the front section of the house

¹ A nailer board is found at the bottom of the doorway, along with ghosts of porch pilasters – evidence that this was used to access a porch roof. Many times the second-story doors show no intent of accessing porch roofs and could have been constructed for ease of getting large furniture up to the upper rooms. These doors are sometimes locally referred to as "angel doors" or "angel landings."

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George Hotel, Kanosh, Millard County, UT

has four window openings, two equally spaced on each level, which are all two-over-two, double hung wood sash. Also visible on this portion at the apex of the roof is a brick chimney with corbelled brickwork.

The east (rear) façade features the gable end of the T wing, which has a single window on each level, one directly above the other, located to the right of the gable end. A brick chimney, similar to the two on either side of the front section projects from the ridgeline at the east end. The rear wall of the front portion is visible from this side and has no fenestration. Attached to the north side of the wing is a wood-frame shed-roof addition that connects to the rear of the front section of the house as well. This has been re-sided with plywood and the roofing replaced with standing seam metal. There is a single window in the east elevation of the addition.

The north elevation is the most visually simple. The wood-frame addition has a door located in the center with a single window to the right of the door. The gable end of the front section of the house on this façade has only two windows, one on each floor, both left of center, although not directly lined up. These are similar to all the other windows. There is also a brick chimney similar to the other two located at the ridgeline of the roof.

The interior is virtually intact historically. The main level in the front portion of the house is arranged in typical central-passage fashion. The center hall contains the staircase to the second level that runs front-to-rear. Running along the right side of the stairs is the passage leading back through a doorway to the kitchen area in the rear wing. A closet is situated under the stairs and the paneling and balustrade of the staircase is elaborately painted with faux oak and walnut graining, which is in very good condition. A single room is located on either side of the hall; both are similar in appearance, although the room to the north side has a doorway leading into a bathroom in the frame addition. The rear wing has the kitchen area as well as a pantry and bathroom at the east end of the wing. All of the woodwork on this level is in original condition and is being retained, and that which has been damaged is being restored. All the door, window, and baseboard molding is done in Eastlake fashion. Although much of it is painted, the details, such as the patera, are all faux grained to appear as hardwood. All the doors are also faux grained in elaborate patterns, with panels and framing done in contrasted grains and colors.

The second story appears to have been expediently finished around the turn of the twentieth century. The layout reveals its use as a hotel, with several small rooms spartanly finished; prior to c. 1900 it was open and sometimes used as a dance floor for local dances before the Mormon meetinghouse was finished in 1894. The framing studs are visible in portions of the walls, and the primary wall sheathing over the framework is bead board. Until recently there is no ceiling and all the rough-sawn roof trusses were visible. It is probable that muslin was the only ceiling material since there are remnants apparent. Drywall ceilings have recently been installed. There are six rooms on the upper level, although it appears that at least one wall was removed at an unknown time. At the landing at the top of the stairway, one faces a wall to the east that has an interior window. This opened into a long narrow room along the north side of the rear wing. It is likely that this was where guests would check their baggage when they stayed here. In the short hallway to the left of the stair landing is the entrance to one of the rooms located at the north end of the main section of the house. This room has a deep interior wall cavity used as a closet and accessed by a doorway built into the wall. This room is divided off

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George Hotel, Kanosh, Millard County, UT

from another room to the west, at the front of the house. On the south side of the front portion of the house, separated from the above-mentioned rooms by a hallway that runs along the stair opening, is a single large room that also has a built-in closet. Going back through the hallway to the east end (past the bag room on the left) is the rear wing, which is divided into two sections, one on the north and one on the south. One must pass into the south room to access the north room. The south room is fairly large and open. The north room (baggage room) has more recently been divided into a storage room and a bathroom.

The property retains its historical appearance, situated on an open lot with only a few small deciduous trees. Directly around the house the yard is planted with grass, the rest is untrimmed field. A post and wire fence separates the yard from open fields both to the north and east. Behind the house to the east is a large gable-roof, wood frame and plank shed that may have served as a small barn. Although somewhat dilapidated exact construction date unknown, it was constructed during the historic era, and is considered a contributing building. To the southwest of this is a smaller historic (date unknown) wood frame and plank shed, which is also a contributing building. The George Hotel is one of the largest historic buildings in this small town and sits prominently on the main road through town. It retains its historic integrity and appearances and is a contributing resource in the small town of Kanosh.

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George Hotel, Kanosh, Millard County, UT

Narrative Statement of Significance

The George Hotel, built c. 1887, in Kanosh, Utah, is both historically and architecturally significant under Criteria A and C. Under Criterion A it is significant as the only remaining residential hotel in Kanosh and one of only a few in Utah. Originally built as a private residence in c. 1887, the house was converted into a hotel c. 1900. The original dwelling was built by James Gardner, the town of Kanosh's first mayor. Since its inception as the George Hotel in c. 1900, the building has been a central feature of community activities as a temporal residence for travelers and business people, as a gathering place for local citizens, as a recreational center for activities such as dances, and as a dwelling for the George family. The building is architecturally significant under Criterion C as a fine vernacular example of the Gothic Revival style in an isolated settlement and is still one of the most prominent buildings in town. The building retains its integrity and continues to be a prominent contributing historic residence in the town of Kanosh.

History of George Hotel

The Town of Kanosh, located in Central Utah, was first established with a wave of migration from nearby Petersburg, Utah, that moved northwestward in 1867; it became an incorporated town in 1901. Petersburg was established in 1859, and within a few years of its inception many of the families moved farther up Corn Creek to better utilize the stream's water and take advantage of some of the land vacated by the Kanosh and Pahvant Indians—this land was the beginning of Kanosh.² At the time of the town's incorporation, James Gardner, the original owner of the property, was mayor.

Even before Kanosh's incorporation (1901), James Gardner was a presence in the Kanosh community. Moving from his boyhood home of Pine Valley, Washington County (near St. George), Utah, with his wives and children to Kanosh in June 1884,³ James was in Kanosh for just three years before the probate judge deeded him .63 acres at 10 North Main Street. At the time, Kanosh was a bustling town of 500 residents, engaged mostly in farming and stock raising.⁴ Although records and dates are incongruous,⁵ it is in c. 1887 that James Gardner, a successful building foreman and LDS church leader, proceeded to build the original two-story sandstone house, which later became known as the George Hotel. There is no record, however, that the Gardners ever occupied

² Edward Leo Lyman and Linda King Newell, *A History of Millard County*, (Utah State Historical Society, Millard County Commission, 1999), 101.

³ Church of Jesus Christ of Latter-day Saints, *Kanosh Ward Records of Members, 1870-1945*, FHL film 0026058 item 1. ⁴ 1884 Millard County Business Directory, 263.

⁵ Several articles and documents refer to the early City of Kanosh, the Gardner Family, the George Family, and the George Hotel; but the dates do not correspond with one another. Also, no building permits or any other primary documents that would provide clear evidence to when the structure was built are available.

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George Hotel, Kanosh, Millard County, UT

the house, and at least part of it was rented out to William George, a local businessman, and family as early as 1887.

According to the property's title history, Mary Jane George formally received the property in 1901 from James Gardner, although the George family had occupied the building in c. 1887 and had turned part of the dwelling into a hotel c. 1900. The upstairs of the building was left unfinished until it became a hotel at that time; the open second-story of the home was used until then as a dance floor and a space for LDS church activities until the church meetinghouse across the street was constructed. Indeed, oftentimes during the late-1800s, local residences were used for church activities and other social functions in small communities in Utah prior to meetinghouses being constructed.

The property has been passed through the hands of several George family members since the original deed in 1901. Mary Jane George was listed as a hotelkeeper in the 1900 Kanosh census and husband William George was listed as the hotelkeeper in the 1900 Utah State Gazetteer; this was the first year that the George Hotel was listed. During the hotel's operation (c. 1900 to c. 1920), being one of the very few hotels in the area, it was used largely by stagecoach passengers, tourists, hunters, businessmen, and others traveling to and from the Salt Lake City area.

The George family was part of the migration from Petersburg in 1875. They had resided in Petersburg since the 1860s, where they ran a hotel and dining establishment out of their house (setting precedence for the George Hotel in Kanosh). William George, shortly after arriving in Kanosh, became involved with the Kanosh Naduald Cooperative, operated by Albert Naduald. In 1884, William George purchased the co-op from the Naduald's and other town members.⁸

In 1911, shortly after the passing of her husband William George (William and Mary were married in 1868), Mary Jane George deeded the land to half-brother George A. George; where George, wife Mariah, and their eleven children resided in the building and ran the hotel. George worked as a stockman, farmer and financier; he was also one of the first directors of the State Bank of Millard County. George and Mariah's daughter, Elizabeth George, was listed in the 1920 census as a hotelkeeper, the last year that the George Hotel was listed in the gazetteer. After 1920, the building was used solely as a residence for the large George family. In 1935, George A. George, deeded the land to Elizabeth. Elizabeth George then deeded the land to her brother Revell George in 1954, who two years later deeded the eastern half of his property to his son Van George. Part of the property left the hands of the George Family for a while, when in 1971 Revell George deeded acreage to Boyd Watts. The Watts family turned the land back over to the Georges in 1990. The entire property is currently owned by J.W. Vande Merwe, who obtained the land and vacant hotel in 2002 and is in the process of preserving and restoring the building to its early-twentieth century appearance.

⁶ Daughters of the Utah Pioneers, 100 Years of History of Millard County, (D.U.P. of Millard County, 1951), 371.

⁷ Utah State Gazetteer 1900, 121 "George, Wm hotel."

⁸ Leavitt Christensen, Birth of Kanosh, (J-Mart Publishing, Springville, UT, 1996), 134-135.

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George Hotel, Kanosh, Millard County, UT

Kanosh's buildings available for public use were few in number. The Kanosh Cooperative Beehive Store, (1884), owned and operated by William George, bolstered the community—one that thrived with men returning from their last term with the railroad, paychecks in hand. But despite their wealth, the community "did not demonstrate its prosperity through the erection of public edifices." When the George Hotel was established it created a place for the community to gather. The store and the hotel sat on opposite sides of Main Street from each other, creating a solid foundation for the Kanosh community. Few buildings with this significance still stand in Kanosh today; such a well-crafted building filled with the history of Kanosh and its community is a treasure.

Architecture

The building, operating as the only hotel in the Town of Kanosh from 1900-1920, is architecturally significant as a fine cross-wing vernacular example of the Gothic Revival style in an isolated settlement and as an excellent remaining example of a residential hotel. Gothic Revival houses in Utah range from the very simple vernacular often found in rural communities, such as the case with the George Hotel, to very elaborate with multiple dormers, ornamental bargeboard and other wood trim.

Gothic Revival is a form of picturesque expression in architecture that was popular in Utah from approximately 1865-85. The style was developed on the premise that the Classical styles (which had been the styles of choice since settlement in 1847), were artificial and in contrast to natural forms. Romanticism was making inroads to the American's way of life, and Gothic Revival architecture, with its asymmetrical and vertical massing, sometimes complicated decorative schemes, and use of rich colors and variety of materials, was the architectural rendition of this natural ideal. Gothic Revival houses in Utah range from the very simple vernacular (a classical house type with a single gabled dormer), to very elaborate. The George Hotel, although quite large, is a more vernacular demonstration of the style.

The cross wing house plays a ubiquitous role in Utah. Because Mormon town planning based on Joseph Smith's "Plat of the City of Zion" was promoted, nucleated villages were set up in a grid-iron fashion. With a prescribed number of lots per block, housing, a garden, and a small family farm were incorporated into each homestead. Houses were usually placed at the corner of the lot nearest the intersection of the streets, which left two sides of the house as potential formal facades. With symmetry being a principle concern in the design of a house, the ambiguity of placement was somewhat disconcerting to the designers. But house builders devised solutions that were also in keeping with changing architectural trends. By adding another wing to the common single-cell or hall-parlor, another less-formal facade was created so that there was now an entrance onto both streets. With the addition of the wing the classical form of the house was altered to a Victorian type. Thus, not only was space increased, but the entire appearance of the house was updated as well. The familiar, and

⁹ Edward and Linda Newell, A History of Millard County, 159.

¹⁰ D.U.P., 100 Years of History of Millard County, 355.

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George Hotel, Kanosh, Millard County, UT

proven, hall parlor or central passage plan was maintained with the addition of another room, usually in the form of a kitchen.

By approximately 1880, cross wings were being constructed as a general type, rather than just as additions to previously existing homes, although cross-wing additions continued to be a popular way to update and enlarge an existing home. The cross wing ushered in the Victorian house type in Utah that would dominate through the first decade of the twentieth century.

The cross-wing house, often developed in association with the Gothic Revival style, was one of the most common types in Utah during the late-nineteenth century. The first cross wings evolved from hall-parlor and double-cell-type houses. Because these two-room types did not offer a lot of room for typically large families, they were commonly expanded in the form of a rear lean-to. These lean-tos often had low headroom and were usually constructed to house a kitchen. They also made it possible to retain the classical symmetry on the main façade, as is evident here. However, as the century progressed and Victorian architectural ideals became more established in the territory the influence of entrenched classicism began to wane.

Residential hotels are buildings that have the appearance of a regular house and are owner-occupied, but also function as a hotel. This type of building was common in small cities throughout the United States and in Utah during the late nineteenth and early twentieth centuries. Residential hotels were also used in larger cities, but were replaced in later years by more commercial looking hotels. Most of the residential hotels in Utah have been converted solely into residences or have been razed to make way for newer commercial buildings.¹¹

¹¹ Utah State Historic Preservation Office, *Fryer Hotel*, National Register Nomination, 1988.

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George Hotel, Kanosh, Millard County, UT

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Section No. PHOTOS Page 1

George Hotel, Kanosh, Millard County, UT

Common Label Information:

- 1. George Hotel
- 2. Kanosh, Millard County, Utah
- 3. Photographer: Cory Jensen
- 4. Date: March 2005
- 5. Negative on file at Utah SHPO.

Archival Photographs

Photo No. 1:

6. South & west elevations of building. Camera facing northeast.

Photo No. 2:

6. North & east elevations of building. Camera facing southwest.

Supplemental Photographs

Photo No. 3:

6. West elevation of building. Camera facing east.

Photo No. 4:

6. South elevation of building. Camera facing north.

Photo No. 5:

6. South & east elevations of building. Camera facing northwest.

Photo No. 6:

6. North & west elevations of building. Camera facing southeast.

Photo No. 7:

6. South & west elevations of small barn outbuilding. Camera facing northeast.

Photo No. 8:

6. South & west elevations of shed outbuilding. Camera facing northeast.

Photo No. 9:

6. Panorama of site showing house and outbuildings. Camera facing north.

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George Hotel, Kanosh, Millard County, UT

Photo No. 10:

6. Interior of building showing entryway and staircase. Camera facing west.

Photo No. 11:

6. Interior of building showing door faux graining detail in front entryway. Camera facing north.

Photo No. 12:

6. Interior of building showing 2nd story room finish (beadboard) detail. Camera facing northeast.

Photo No. 13:

6. South & west elevations of building (closer view than Archival #1). Camera facing northeast.

GEORGE HOTEL, FANOSH, UTAH C. 1887 SCALE: 1/8"=1"0" DRAWN BY: CORY JENSEN



