

United States Department of the Interior
National Park Service

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NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM

NATIONAL
REGISTER

1. Name of Property

historic name: Cherry-Luter Estate

other name/site number: The Castle

2. Location

street & number: 521 W. Scenic Drive

not for publication: N/A

city/town: North Little Rock

vicinity: N/A

state: AR county: Pulaski code: AR 119 zip code: 72118

3. Classification

Ownership of Property: Private

Category of Property: Building

Number of Resources within Property:

Contributing	Noncontributing
<u>4</u>	<u> </u> buildings
<u>1</u>	<u> </u> sites
<u>5</u>	<u> </u> structures
	<u> </u> objects
	<u>0</u> Total

Number of contributing resources previously listed in the National Register: N/A

Name of related multiple property listing: N/A

=====

4. 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. _____ See continuation sheet.

Cathryn A. Boyd
Signature of certifying official

7-16-92
Date

Arkansas Historic Preservation Program
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

=====

5. National Park Service Certification

=====

I, hereby certify that this property is:

X 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): _____

Ma J. M. W.

9/4/92

for Signature of Keeper

Date
of Action

=====

6. Function or Use

=====

Historic: Domestic

Sub: Single Dwelling

Current : Domestic

Sub: Single Dwelling

=====
7. Description
=====

Architectural Classification:

French Renaissance
(French Eclectic)

Other Description: N/A

Materials: foundation Limestone roof Asphalt
walls Limestone other _____

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

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8. Statement of Significance
=====

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

Applicable National Register Criteria: C

Criteria Considerations (Exceptions): N/A

Areas of Significance: Architecture

Period(s) of Significance: c. 1923

Significant Dates: N/A

Significant Person(s): N/A

Cultural Affiliation: N/A

Architect/Builder: Unknown

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

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National Register of Historic Places
Continuation Sheet

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Summary

The Cherry-Luter Estate is comprised of a two-story single family dwelling and a two-story carriage house/garage of the French Eclectic style, a pavilion, a well with a pavilion-type covering, and a natural stone wall which marks the front boundary of the 4.67 acres of the estate. All were constructed around 1923.

Elaboration

The main house on the Cherry-Luter Estate is a two-story, gable roof and towered residence of a subtype of the French Eclectic style that was popular from 1915 to 1945. It is constructed of limestone and the doors and windows are accented with cut-stone quoins. It has a cast concrete foundation and is roofed with composition shingles. The building is rectangular in form with a round tower located on the southwest corner. The windows on the first floor of the front, or southern, elevation are rectangular openings, each filled with a pair of eight-pane sashes that open casement style with a four-pane transom. There is a concrete lintel at the top of each window and quoins along the side. The windows lighting the side-gable walls of the second story are identical to those on the first story, minus the transom, and are set into wall dormers with triangular pediments. The main entrance is through the tower door (the door itself is a recent replacement door). The tower has a mixture of six-pane, four-pane, and three-pane casement windows.

On the eastern elevation there is a chimney of the same stone as the house, located to the south of center. There are two casement windows: the window on the second floor is located directly above the one on the first floor. Each window consists of a pair of eight-pane sashes. There is a modern louvered window in the attic area.

The northern elevation has three pairs of windows. Each second floor window is located directly above the first floor window. They are of the same type as those on the front elevation with the exception of the kitchen window. It is made up of a pair of eight-pane casement windows with four-pane side lights.

On the western elevation there is a natural stone walkway and patio with a carport. Both the first floor and second floor windows are pairs of eight-pane casement windows. There is a chimney, with metallic decoration, located approximately in the center of the wall. In the attic there are two modern louvered windows. There is also a secondary entrance with a transom on the first floor.

Little remains of the original design on the interior, largely due to the massive

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National Park Service**

**National Register of Historic Places
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fire that occurred around 1944 that necessitated the gutting of the interior before the house could be occupied again. However, the metal-frame casement windows appear to be original, and a heavy, wrought iron balustrade on the staircase inside also remains. However, the construction of the house -- with 18" cut stones of limestone sitting on a base of concrete 12" thick -- testifies to the quality of the original construction and craftsmanship.

The carriage house/garage is also built primarily of limestone, though the gable pediments are nogged with buff brick. It is of an intersecting gable roof plan, forming a "T", with a projecting gable-end bay to the north and a gable-roof dormer to the south. The majority of the roof is covered with slate, although portions of the northern elevation is covered with asphalt-roll roofing.

There are three openings on the southern elevation: one single-leaf door at the southwest corner and two large rolling doors to the east, with the easternmost being slightly larger and located in the gable end. There are two four-pane casement windows accented with a decorative stone below that features a starburst design. One is located in the peak of the gable end, and the other is positioned in the centrally placed gable-roof dormer. The eastern elevation is blank, but the northern elevation features a gable end to the east of center with a stairway leading up to the living quarters on the second story of the building. Below the stairway there is a brick shed-like area with a dirt floor that houses a 1920's type commode. In the easternmost gable end, there is a horizontal three-pane window on the first floor and a four-pane window on the second floor. A wide, three-pane window fenestrates the wall space to the west of the staircase. The western elevation has a chimney located at the northwest corner. It is constructed predominantly of limestone with brick used at the top. To the south of the chimney, there is a four-pane horizontal window on the first floor and a thirty-two pane window on the second floor.

To the east side of the house is a picnic type pavilion. Four wooden beams support a plain half-timbered roof with exposed beams and rafters. The shingles are slate. The flooring is of natural stone and concrete. Since its construction, the structure has been expanded on the eastern and western elevations with flat, metal roof additions.

The well, located east of the pavilion, was capped by the parents of the current owner in the late forties. It has a covering of similar type as that of the pavilion, but has not been altered.

The natural stone wall runs across the front boundary of the property. It is significant because of the round towers with conical roofs and wooden shingles located on each side of the entrance. They were originally designed to light the drive way and the light casing is still extant.

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National Register of Historic Places Continuation Sheet

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Located on Big Rock Mountain, the Cherry-Luter Estate was constructed as a single family dwelling and it continues to be used for that purpose today.

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Summary

The Cherry-Luter Estate is eligible under Criterion C with local significance as a unique example of the French Eclectic style of architecture. Located upon a dramatic, hilltop site in one of the less developed -- and thus more natural -- sections of the city of North Little Rock, the Cherry-Luter Estate remains the best known example of this style within the city limits and a well-known local architectural landmark by virtue of its majestic presence and castle-like appearance.

Elaboration

The Cherry Estate is located on the east half of Big Rock Mountain. In 1887 the Mountain Park Cottage Site and Improvement Company purchased land on the west half of Big Rock Mountain building the Mountain Park Hotel and three large parks. The plan was to build and sell sites for summer cottages, all for the purpose of developing a large resort away from the stresses of the city. In 1893, however this land was chosen by the U.S. Army for the site of Fort Logan Roots. In exchange for the parks that were lost in the transaction, the old arsenal in Little Rock was developed into MacArthur Park (what is now known as the city of North Little Rock was actually a ward of the City of Little Rock during this period of time).

According to the records of the General Land Office on September 11, 1879, William J. Rawls claimed a patent on forty acres in the SE 1/4 of the SE 1/4 of Section 21, Township 2N, Range 12W, by the Homestead Act of 1862 at the price of \$5. His patent was canceled on April 4, 1887 presumably due to death. On April 28, 1887, his wife, Martha Rawls, filed patent on her husband's land and was granted a deed in the name of Benjamin Harrison on February 1, 1893. The land passed from her to her eldest child, Mary Rawls Cross. The real estate taxes show no land improvements until the land was purchased from Mary Cross by John J. Cherry and his wife Lavinia in 1913. In that year one parcel of the land shows a \$200 improvement, the other shows a \$150 improvement. Other properties in the same area assessed at the same time have much higher assessments. It is not until 1923 that the land owned by John J. Cherry became the most expensive property on the east side of the mountain (hence the 1923 construction date).

The census of 1900 indicates that Martha Rawls is a farmer. One son William H. Rawls is a carpenter. The other two sons, James and Elijah are not yet employed. Mary Cross' husband works for the Iron Mountain and Southern Railroad. John J. Cherry is listed as a contractor on the Little Rock-North Little Rock City Directories of 1923 & 1925. His office is located on 809 Rock Street in

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National Park Service**

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Continuation Sheet**

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Little Rock. It is very likely that he built the house on Scenic Drive.

The estate was purchased by Herbert and Montice Luter and is the property today of their son, Edward Luter. It is located on the same 4.67 acres that John J. Cherry purchased in 1912.

The Cherry-Luter Estate is architecturally significant by virtue of both its main residence, which survives as the finest example of the relatively unusual French Eclectic style of architecture in the city of North Little Rock, and its total ensemble of original outbuildings and site features, all of which date from the early 1920's, when North Little Rock was a far more rural and undeveloped community.

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9. Major Bibliographical References

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X 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: _____

=====

10. Geographical Data

=====

Acreage of Property: 4.67

UTM References: Zone Easting Northing Zone Easting Northing

A	<u>15</u>	<u>564990</u>	<u>3849130</u>	B	___	___	___
C	___	___	___	D	___	___	___

___ See continuation sheet.

Verbal Boundary Description: ___ See continuation sheet.

(1) A part of the Southeast Quarter of the Southeast Quarter of Section 21, Township 2N, Range 12W, beginning at the southwest corner of a tract of land conveyed by Mary M. Cross to W. B. and Pearl A. Dock, thence west 265 feet; thence north 696 feet; thence east 265 feet; thence south 696 feet to the point of beginning containing 4 acres, more or less, and (2) a part of the Southeast Quarter of the Southeast Quarter of Section 21, Township 2N, Range 12W, run thence west 260 feet, more or less to the intersection of the Pike (now W. Scenic Drive) entering Fort Roots Reservation as now established, thence in a southeasterly direction along the north line of said Pike (W. Scenic Drive) to a point due south of the point of beginning, then north to the beginning.

Boundary Justification: ___ See continuation sheet.

This boundary includes all of the property historically associated with this resource that retains its integrity.

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Continuation Sheet**

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Bibliography

1900 Census, Pulaski County, Hill Township
Arkansas History Commission

1910 Census, Pulaski County, Big Rock Township
Arkansas History Commission

Abstract Log Books from 1893 to 1946
Beach Abstract Company, 100 Center Street, Little Rock, Arkansas

General Land Office Patent Book
Book 43, Page 11

Interview with Mrs. Theda Anhalt, Informant
North Little Rock, Arkansas

Interview with Mr. & Mrs. Robert Goss, Informant
North Little Rock, Arkansas

Interview with Mr. Arnold Sikes, Informant
North Little Rock, Arkansas

Little Rock-North Little Rock City Directories 1902-1947
Arkansas History Commission

Little Rock-North Little Rock City Directories 1963-1989
Little Rock Central Library

Pulaski Chancery Court Case #15791; June 5, 1913
Pulaski County Chancery Court Clerk

Pulaski County Deeds 1893-1946
Pulaski County Courthouse

Ross, Margaret, "Big Rock's Mountain Park Hotel Was a Favorite Little Rock Resort
in 1880's", *Arkansas Gazette*, July 31, 1960.

Tax Assessment Records 1880-1923
Pulaski County Courthouse

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11. Form Prepared By

=====

Name/Title: Ann McElmurry, Research Assistant/Edited by National Register
Staff

Organization: Arkansas Historic Preservation Program Date: 07/22/92

Street & Number: 225 E. Markham, Suite 300 Telephone: (501) 324-9346

City or Town: Little Rock State: AR ZIP: 72201

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY Cherry--Luter Estate
NAME:

MULTIPLE
NAME:

STATE & COUNTY: ARKANSAS, Pulaski

DATE RECEIVED: 8/03/92 DATE OF PENDING LIST: 8/18/92
DATE OF 16TH DAY: 9/03/92 DATE OF 45TH DAY: 9/17/92
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 92001155

NOMINATOR: STATE

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: N SAMPLE: N SLR DRAFT: Y NATIONAL: N

COMMENT WAIVER: N

☒ ACCEPT ☐ RETURN ☐ REJECT 9/4/92 DATE

ABSTRACT/SUMMARY COMMENTS:

Unusual & imposing example of architectural
styling influenced by the French Renaissance.

RECOM./CRITERIA Accept/C
REVIEWER Harper
DISCIPLINE Historian
DATE 9/4/92

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

CLASSIFICATION

___count ___resource type

STATE/FEDERAL AGENCY CERTIFICATION

FUNCTION

___historic ___current

DESCRIPTION

___architectural classification
___materials
___descriptive text

SIGNIFICANCE

Period Areas of Significance--Check and justify below

Specific dates Builder/Architect
Statement of Significance (in one paragraph)

___summary paragraph
___completeness
___clarity
___applicable criteria
___justification of areas checked
___relating significance to the resource
___context
___relationship of integrity to significance
___justification of exception
___other

BIBLIOGRAPHY

GEOGRAPHICAL DATA

___acreage ___verbal boundary description
___UTMs ___boundary justification

ACCOMPANYING DOCUMENTATION/PRESENTATION

___sketch maps ___USGS maps ___photographs ___presentation

OTHER COMMENTS

Questions concerning this nomination may be directed to

Signed _____ Phone _____

Date _____

PROBLEM DESCRIPTION SHEET

State Name AR County Name Pulaski
Resource Name Cherry - Luter Estate
Data Collector's Surname Mackie Today's Date 8/11/92
Federal Register List / / Cert. Date / /
Reference No. 92 -- 1155

Describe Problem:

Added secondary structure to historic & current functions.
(for garage).
Added c. 1923 as signif. date
in conjunction w/ archit. signif.

Team Leader Date / / N R Staff Date / /
Problem Team Date / /



Cherry-Luter Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View from the south.



Cherry-Luter Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View of carriage house from the
northwest



Cherry-Luter Estate
Polaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View from the northeast



Cherry - Luter Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View from the north



Cherry-Luter Estate

Pulaski Co., Arkansas

Photographed by Patrick Zollner

January 1992

Negative on file at AHPP

View of entrance tower from
the southwest



Cherry-Luten Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View of carriage house
from the south.



Cherry-Luter Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View of pavilion from
the southwest.



Cherry-Luter Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View from the southwest



Cherry-Luter Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View from the southeast



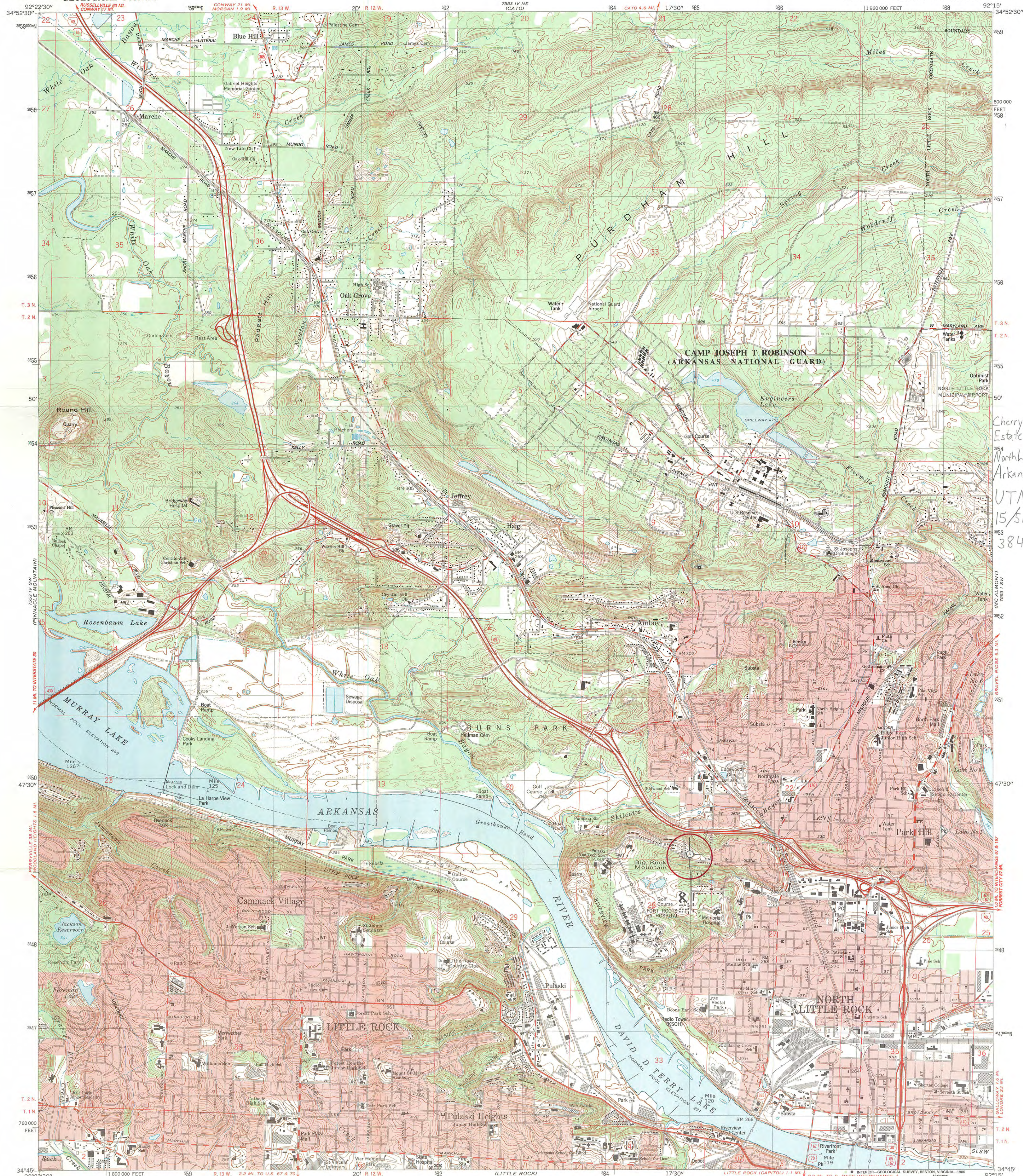
Cherry-Luter Estate
Dulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View from the southwest
(covered well)



Cherry-Luter Estate
Pulaski Co., Arkansas
Photographed by Patrick Zollner
January 1992
Negative on file at AHPP
View of tower staircase.

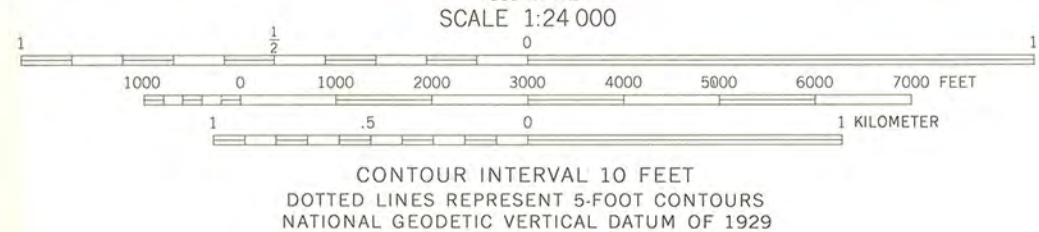
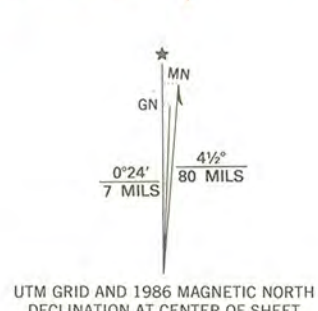
UNITED STATES
DEPARTMENT OF THE INTERIOR
GEOLOGICAL SURVEY

NORTH LITTLE ROCK QUADRANGLE
ARKANSAS-PULASKI CO.
7.5 MINUTE SERIES (TOPOGRAPHIC)

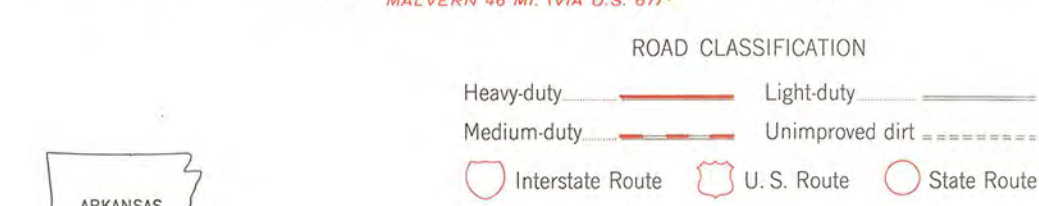


Cherry-Luter
Estate
North Little Rock,
Arkansas
UTM:
15/564990/
3849130

Mapped, edited, and published by the Geological Survey
Control by USGS and NOS/NOAA
Topography by photogrammetric methods from aerial photographs
taken 1960. Revised from aerial photographs taken 1984
Field checked 1985. Map edited 1986
Projection and 10,000-foot grid ticks: Arkansas coordinate
system, south zone (Lambert conformal conic)
1000-meter Universal Transverse Mercator grid, zone 15
1927 North American Datum
To place on the predicted North American Datum 1983,
move the projection lines 7 meters south and
14 meters east as shown by dashed corner ticks
There may be private inholdings within the boundaries of
the National or State reservations shown on this map
Red tint indicates areas in which only landmark buildings are shown
Fine red dashed lines indicate selected fence and field lines where
generally visible on aerial photographs. This information is unchecked



THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY, DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092
AND ARKANSAS GEOLOGICAL COMMISSION, LITTLE ROCK, ARKANSAS 72204
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST



NORTH LITTLE ROCK, ARK.
34092-G3-TF-024

1986
DMA 7553 IV SE-SERIES V884



ARKANSAS
HISTORIC
PRESERVATION
PROGRAM

RECEIVED
AUG 25 1992

NATIONAL
REGISTER

July 16, 1992

Carol D. Shull
Chief of Registration
United States Department of the Interior
National Register of Historic Places
National Park Service
1100 "L" Street, NW
Washington, DC 20240

RE: Cherry-Luter Estate
Pulaski County, AR

Dear Carol:

We are enclosing for your review the nomination of the above referenced property. The Arkansas Historic Preservation Program has complied with all applicable nominating procedures and notification requirements in the nomination process.

Thank you for your consideration in this matter.

Sincerely,

Cathy Buford
State Historic Preservation Officer

CB:kg

Enclosures

