

NOMINATION PROPOSAL - FLORIDA

NATIONAL REGISTER OF HISTORIC PLACES

111 - 6 1007

DIVISION OF ARCHIVES, HISTORY AND RECORDS MANAGEMENT - FLORIDA DEPARTMENT OF STATE

TYPE ALL ENTRIES -- COMPLETE ALL SECTIONS

1 NAME

HISTORIC

Root Building

AND/OR COMMON

Rondon Building

2 LOCATION

STREET & NUMBER

111 Perviz Avenue

CITY, TOWN

Opa-Locka

--- VICINITY OF

STATE

Florida

COUNTY

Dade

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 checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" 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
		<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 type="checkbox"/> OTHER:

4 OWNER OF PROPERTY

NAME

Juan and Dulce Rondon

STREET & NUMBER

525 Perviz Avenue

CITY, TOWN

Opa-Locka

--- VICINITY OF

STATE

Florida

ZIP CODE

33054

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.

Dade County Courthouse

STREET & NUMBER

73 West Flagler Street

CITY, TOWN

Miami

STATE

Florida

ZIP CODE

33131

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

Dade County Historic Survey

DATE

1981

--- FEDERAL --- STATE COUNTY --- LOCAL

DEPOSITORY FOR SURVEY RECORDS

Division of Historical Resources

CITY, TOWN

Tallahassee

STATE

Florida

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 checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED. DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

E.E. ROOT BUILDING (OLTR #7)

ORIGINAL PHYSICAL APPEARANCE

The Root Building featured a facade dominated by symmetrically opposed elements: two wide, pointed arches met at a round column ornamented by molding in its base and neck; two pairs of casement windows were placed above the arches on the second story beneath small tiled vents. With the exception of the diminished size of the arch beneath the staircase, the rear elevation repeated the elements of the facade. The superstructure repeated the rounded forms of the elevations, with its broad dome behind a dentilated screen of crenelations. Also present was a tall, round minaret topped by a pointed pinnacle and finial.

PRESENT PHYSICAL APPEARANCE

The basic appearance of the Root Building remains substantially the same as its original appearance. Replacement of the casement windows with aluminum-framed awning type windows and removal of the dome and minaret have altered the profile of the building.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input checked="" 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/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 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

1927

BUILDER/ARCHITECT

E. E. Root/B. E. Muller

SIGNIFICANCE

The Root Building is one of five commercial structures remaining in Opa-locka designed in the Moorish Revival Style. Originally built with two stores on the first floor and six apartments on the second, the building was designed to complement and frame the Administration Building across the street. Today, the building retains its original use with commercial space on the ground floor and apartments above.

The property was purchased from the Opa-locka Company by E.E. Root of Miami in September 1926. According to the Opa-locka Times, Root visited his property shortly after the September hurricane. Seeing how well the town withstood the wrath of the storm, Mr. Root decided to pay off the debt on his lot, believing Opa-locka offered a better investment for his money than his bank could. It was not until July 1927, after the building boom at Opa-locka had begun to subside, that Muller designed the stores and apartments for Mr. Root. The Root Building is the last known Moorish Revival commercial building constructed in Opa-locka. Records show that Root owned the building until May 1940.

9 BIBLIOGRAPHICAL REFERENCES

See Bibliographical Continuation Sheet

10 GEOGRAPHICAL DATA

Site Size (Approx. Acreage of Property):

.13 acre

UTM Coordinates:

17 | 574745 | 2865120
ZONE EASTING NORTHING

Township	Range	Section
52 S	41 W	21

LOCATION SKETCH OR MAP	N
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VERBAL BOUNDARY DESCRIPTION

Block 86, Lot 13

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

STATE	CODE	COUNTY	CODE
N/A			

STATE	CODE	COUNTY	CODE
N/A			

11 FORM PREPARED BY

NAME / TITLE

Michael Maxwell, AICP

ORGANIZATION

Michael Maxwell Associates

DATE

February, 1987

STREET & NUMBER

Post Office Box 140906

TELEPHONE

(305) 446-2206

CITY OR TOWN

Coral Gables

STATE

Florida

ZIP CODE

33146