

ARIZONA STATE HISTORIC PROPERTY INVENTORY

HISTORIC PROPERTY NAME B. H. Scudder Rental House - Pre-Fab		COUNTY Maricopa	INVENTORY NO. 231
COMMON PROPERTY NAME		QUAD/COUNTY MAP	
PROPERTY LOCATION-STREET & NO. 919 South Maple Ave			
CITY, TOWN/VICINITY OF Tempe		ASSESSOR'S PARCEL NO. 132-42-41	
OWNER OF PROPERTY Gary D. & Jud Lindsey		PHONE	
STREET & NO./P.O. BOX 2 East Geneva			
CITY, TOWN Tempe		STATE Arizona	ZIP 85281
FORM PREPARED BY Janus Associates, Inc.		DATE 12/82	
STREET & NO./P.O. BOX 2121 South Priest Suite 127		PHONE 967-7117	
CITY, TOWN Tempe		STATE Arizona	ZIP 85282
PHOTO BY Tempe Historical Society		DATE 1982	
VIEW looking east			
HISTORIC USE rental property			
PRESENT USE rental property		ACREAGE less/one	
ARCHITECT/BUILDER B. H. Scudder			
CONSTRUCTION/MODIFICATION DATES Built c1918-1920			



PHYSICAL DESCRIPTION

The Scudder Rental House is a single-story rectangular house of pre-fabricated construction and is roofed with asphalt rolled roofing. The walls of the house are approximately 3" thick. The house has a low-pitched roof with vertical louvered ventilators in the gable ends. The present porch replaced an earlier full-length porch. The low-pitched roof over the central porch has a framed, rather than solid, gable. Two square wood posts support the roof and rest on the porch floor. The porch is reached by two concrete steps.

The central entry is a single-leaf door; a casement window is placed on each side of the door. Other casement windows surround the house at individual locations. A rear porch is screened. The house is in deteriorating condition.

STATEMENT OF SIGNIFICANCE/HISTORY

The B. H. Scudder Rental House is the earliest known remaining pre-fabricated house built in Tempe when such housing was popular (between 1915 and 1925), and has been little changed. The house was built between 1918 and 1920, probably by B. H. Scudder, as the Tempe News reports in 1918 that he is building three of these houses. Pre-fabricated housing was at that time considered an appropriate answer to the shortage of rental homes Tempe was experiencing. This small cottage was probably one of many built by Scudder and other investors in Tempe. In 1918, pre-fabricated houses were available through local lumber companies and were also being packaged in Phoenix. During most of its history the house has been, and still is, a rental property.

B. H. Scudder, also known as Professor Scudder, was a teacher at the Tempe Normal School after the turn of the century. Although it is not known whether Scudder performed the actual construction, he speculated in housing and property, building many small houses for rental purposes between 1900 and the 1930s. He was credited with being a booster of Tempe and actively relieving the housing shortage. Scudder also owned a ranch near Tempe.

SOURCES OF ABOVE INFORMATION/BIBLIOGRAPHY

- Tempe News 3/27/18, 4:1
- 12/8/16, 3:1
- 7/31/18, 3:3
- 9/17/27, 3:2

- Tempe City Directories 1918-1932

GEOGRAPHICAL DATA/LEGAL DESCRIPTION/VERBAL BOUNDARY DESCRIPTION

Lot 7, Block 28, Gage Addition
 Tempe Quad
 Z-12, E-412620, N-3698000

GENERAL COMMENTS/FUTURE PLANS FOR PROPERTY