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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 National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any 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 certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).

## 1. Name of Property

historic name Alexandria Post-War Suburbs Historic District

other names/site number Alexandria Mid-City Historic District

## 2. Location

street & number bounded roughly by Bayou Hynson, Darby St., Texas St., and Elliott St.

NA	not for publication
NA	vicinity

city or town Alexandria

state Louisiana code LA county Rapides code 079 zip code 71301

## 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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. I recommend that this property be considered significant at the following level(s) of significance:

     national      statewide X local

*Nicole Hobson-Morris*  
Signature of certifying official Nicole Hobson-Morris

April 23, 2013  
Date

Deputy State Historic Preservation Officer  
Title

Louisiana Department of Culture, Recreation and Tourism  
State or Federal agency/bureau or Tribal Government

In my opinion, the property      meets      does not meet the National Register criteria.

\_\_\_\_\_  
Signature of commenting official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title State or Federal agency/bureau or Tribal Government

## 4. National Park Service Certification

I, hereby, certify that this property is:

- entered in the National Register
- determined not eligible for the National Register
- determined eligible for the National Register
- removed from the National Register

other (explain):  
*Jane Smith*  
Signature of the Keeper

6/6/2013  
Date of Action

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**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.)

- private
- public - Local
- public - State
- public - Federal

- building(s)
- district
- site
- structure
- object

Contributing	Noncontributing	
135	14	buildings
		district
		site
		structure
		object
135	14	<b>Total</b>

**Name of related multiple property listing**  
(Enter "N/A" if property is not part of a multiple property listing)

**Number of contributing resources previously listed in the National Register**

NA

0

**6. Function or Use**

**Historic Functions**  
(Enter categories from instructions)

**Current Functions**  
(Enter categories from instructions)

Domestic/single dwelling  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Domestic/single dwelling  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**7. Description**

**Architectural Classification**  
(Enter categories from instructions)

**Materials**  
(Enter categories from instructions)

Modern Movement: ranch house  
\_\_\_\_\_  
Modern Movement: Wrightian  
\_\_\_\_\_  
Other: Contemporary House  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

foundation: concrete  
\_\_\_\_\_  
walls: Brick; weatherboard  
\_\_\_\_\_  
\_\_\_\_\_  
roof: asphalt  
\_\_\_\_\_  
other: \_\_\_\_\_  
\_\_\_\_\_



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**Narrative Description**

(Describe the historic and current physical appearance of the property. Explain contributing and noncontributing resources if necessary. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, setting, size, and significant features.)

**Summary Paragraph**

**SUMMARY**

The boundaries of the Alexandria Post-War Suburbs Historic District (Rapides Parish) encompass 149 houses. Contributing elements include ranch houses and contemporary houses (far more of the former). They range in date from 1945 to 1963, except for two houses (dating from 1964 and 1968). The latter are being counted as contributing because they reflect the design ethos of the district and are almost fifty years old. The scale is one story, and almost all contributing houses are clad in brick veneer. With only a nine percent non-contributing rate and well-preserved contributing houses, the district is a strong statement from the post-war period.

The nominated district is located some two miles southwest of the old downtown in an area of mature vegetation. A small stream (Bayou Hynson) defines the eastern edge. Busy MacArthur Drive, a multi-lane bypass opened in 1942, is a couple of blocks beyond the western edge.

**Narrative Description**

**NEIGHBORHOOD DEVELOPMENT**

The district includes all or part of five small contiguous subdivisions of land: Petrus Heights (the largest), Mattie O. Ball, Mimosa Place, Kent Addition-East of MacArthur, and DeSelle (the smallest, with only five lots). Their plats date from between 1937 and 1942, although they did not develop until the post-war years. Because it would be inaccurate and misleading to name the district for any of the subdivisions, the name Alexandria Post-War Suburbs Historic District was chosen.

All of the subdivisions are examples of land subdivided by private landowners (known as "subdividers" in modern subdivision history terminology). Individuals then purchased a lot and built whatever they wished. This is in sharp contrast to the look of subdivisions developed

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by “merchant builders,” wherein a developer purchased the land and built the houses to various models. The “subdivider” development pattern is responsible for the greater variety (and greater architectural interest) found in the nominated district.

It also appears that some of the houses (a minority) may have been speculatively built – i.e., a contractor bought a few lots, built some houses, and sold them.

The layouts of the five subdivisions noted above follow a traditional city grid pattern, although the blocks are typically larger and the lots much wider. There is a notable absence of the curving streets and cul-de-sacs so typical of subdivisions laid out in the post-war years. Blocks are square, rectangular, and irregular in shape (the latter due to three angled streets (Kimball, Hunter and Pierson – see map). Kimball Avenue takes its orientation from Bayou Hynson.

Elliott Street is a continuation of the same named street that begins in an early twentieth century suburb of the city. Otherwise, the district’s streets were cut when the subdivisions were platted.

As is typical of post-World War II subdivisions, any given house is located roughly in the middle of the lot with a broad expanse of lawn in the front. The large lots with ample front lawns epitomize the escape-from-the-crowded-city concept that was much a part of the suburban rationale. In terms of designed landscape features, there are a notable number of period low planter boxes built of the same brick as the house.

City directories reveal the pace of construction in the district. In the immediate post-war years, twenty-three houses were built. Clearly the period of intense construction was 1951-56, when half of the district’s houses were built. Roughly one-fourth were built in the late 1950s/early 60’s.

### THE RANCH HOUSE (NATIONAL BACKGROUND)

Note: The following contextual statements on the ranch house and the contemporary house are excerpted/adapted from historic context statements prepared by the authors of this document for the Louisiana Trust for Historic Preservation via a grant from the Louisiana Division of Historic Preservation. The full contexts are available on-line at [louisianahp.org](http://louisianahp.org).

#### Origins:

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Most post-World War II subdivisions in the United States featured street after street of a new distinctly American archetype – the ranch house. Ranch houses have their origins in early twentieth century interpretations of the nineteenth century ranch houses of California and the Southwest. These early works actually looked like the low-slung rambling ranch houses of real working ranches. Although, as ranch house historian Alan Hess notes, the designers “carefully rearranged and edited the historic type.”

One of the first works in what might be called “ranch house revival” appeared in 1903 with the Bandini House near Pasadena, California, designed by Greene and Greene, known best for their exquisite Craftsman houses. Cliff May, a musician-turned furniture maker-turned house designer, did much to popularize the type, in large part because of his self-promotional skills, suggests Hess. May had grown up around nineteenth century working ranches in California. His first “ranch revival” house was built in San Diego, in 1931, after which he designed numerous fairly high-end ranch houses in California, as did other architects. And at the same time designers were adapting traditional ranch house designs to give them a more modern look (as did May in the 1950s).

Out of this revivalism and adaptation came the ranch house as we know it today. In its simplest form, it is far removed from its original source of inspiration.

#### Dissemination:

Cliff May’s association with *Sunset* magazine, the ultimate western lifestyle magazine, did much to spread the ranch house to a wider audience. In 1946, *Sunset* published the best-selling *Western Ranch Houses* by May and the editorial staff, with pictures and text on nineteenth century ranch houses and plans for new rustic, rambling houses that bore a resemblance to their namesake. But clearly the word was already spreading, for in that same year, a national housing survey found that the typical American planning to buy favored “the low, rambling . . . Ranch House which has come out of the Southwest.”

May and *Sunset* magazine were only part of the media saturation. As the Georgia State Historic Preservation Office observes in its on-line ranch house presentation, “You could not pick up a popular magazine at the time without seeing or reading something about the new ranch house.” In addition to enticement articles in magazines such as *House Beautiful*, *McCall’s* and the like, Americans were inundated with ranch house plan books. Seeing a good thing, *Popular Mechanics* in 1951 published a book, *Popular Mechanics Build-it-Yourself Ranch-Type House*. According to the magazine, this “dream house” was in response to requests

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from readers for the plans of a “modern ranch-type house.” And, of course, no one familiar with real Western ranches would have recognized it.

### Defining the Ranch House:

The following list of ranch house characteristics is based largely on Alan Hess’ *The Ranch House* (at present the definitive treatment) and the Georgia State Historic Preservation Office’s on-line ranch house study. A house need not have all of the following characteristics to be classified a ranch house. A very plain basic ranch house may have only a few of the characteristics. The first three are the most fundamental to the type. As the Georgia SHPO observes in on-line materials, the ranch house is “long, low and one story.” Or as Alan Hess phrases it, “ground hugging.”

- A ranch house by definition is a one story dwelling with a low spreading horizontal emphasis.
- Roofs are low hip or low gable, generally with moderate to wide overhanging eaves.
- Ranch houses generally are sited with their long side parallel to the street.
- Ranch houses are generally asymmetrical (massing and/or placement of openings). Some of the best examples ramble across the landscape with an interesting interplay of parts coming together at different angles. Houses such as these are known today as “ramblers.”
- Ranch houses generally have zoned interiors (public and private spaces kept separate), and the public spaces generally utilize open plans.
- Windows appear in a variety of sizes, types and configurations. See window discussion below.
- Ranch houses generally feature more than one exterior material (for example, brick veneer body and a clapboarded gable). The contrast between materials is typically highlighted by different colors.
- Chimneys (where they exist) make a strong architectural statement.
- The place to house the car moves up front, typically in the form of a carport (but sometimes a garage). In many cases, the carport is an integral part of the house design.



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- Lacey ornamental iron posts are sometimes found on more traditional looking ranch houses, while more modern-looking ranch houses might feature posts with striking geometrical forms.

### Ranch House Styles:

Various stylistic features from earlier periods (American Colonial, Dutch Colonial, English Tudor, etc.) were sometimes “tacked” onto the ranch house type, giving it a new personality. These features may be rather slight, but sometimes they can be quite extensive.

Then there is the contemporary or modern ranch house. Some examples are so far removed from the ranch house prototype that some would argue they are not ranch houses, but simply contemporary houses (the latter a term used at the time – see below).

Finally, perhaps the majority of ranch houses are just that – ranch houses. They are not dressed in any particular style.

## THE CONTEMPORARY HOUSE (NATIONAL BACKGROUND)

### High Modern Houses:

High modern houses in the period 1945 to 1965 evolved from the European International Style, which first appeared in America in residential form in 1928, with Richard Neutra’s Lovell Health House in Los Angeles. And evolved is an important word, for high art modern houses of the 1950s do not look exactly like an International Style house of the 1930s. But they have a similar feel or design ethos. Each was thought of as a work of art, a piece of abstract sculpture. All were profoundly and deliberately devoid of ornament. Generally they had a squared-off rectangular shape with a flat roof. Finally, they had walls of glass and/or some neutral material (not a textured material such as brick or wood).

### California Contemporary:

The contemporary house that emerged in California in the post-war years was thoroughly modern-looking, but softer. It can best be seen as a combination, a blending, of influences, all of them ostensibly modern. From the European International Style California

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contemporary houses took: 1) a profound absence of architectural ornament, 2) a strong rectilinear geometry and a general horizontal feel, 3) ribbon windows, 4) cantilevered parts (upper stories, roof overhangs or balconies), 5) cut-in openings with little or nothing in the way of surrounds or reveals, and 6) a general preference for flat surfaces and architectural elements precisely rendered.

To all of this California architects added: 1) posts and beams of natural grainy wood, 2) walls rendered in warm textured materials (brick, stone or horizontal wooden planks), 3) wide, fairly massive chimneys with fireplaces (to provide the hearth-home element), 4) wooden ceilings, and notably, 5) designs that related to the landscape. There was a strong tendency to reach into the outdoors (typically the backyard) through floor-to-ceiling windows. Atriums and other devices blurred the distinction between indoors and outdoors.

### Roofs:

Roofs are generally a strong element of the design statement of contemporary houses. They are mainly of two types: (1) flat, often with strong overhangs, per the “high modern” houses discussed above and, (2) the Eichler roof (a low pitch gable facing the street, most often asymmetrical, with a clerestory in the higher reaches), named after California builder Joseph Eichler, who popularized the type. Less common are the butterfly roof (an inverted gable, generally asymmetrically articulated) and very low pitch side gable roofs.

### FRANK LLOYD WRIGHT INFLUENCE

In both ranch houses and contemporary houses, there is the strong presence and imprint of Frank Lloyd Wright, who in the post-war years was seen as the grand elder statesman of American architecture. First, there was his overall organic (naturalistic) approach to design – using natural materials in a straightforward manner. Then there was the horizontal break-up-the-box composition he employed in his Usonian Houses, which were intended as a prototype for less affluent clientele. Finally, there was the hug-the-ground aspect and a profound horizontal line and ledge composition, which can be seen in his Prairie School houses, then being rediscovered by the greater art world. It should be noted that Wright himself did not practice in this genre. His influence was indirect, but nonetheless a strong force in the background.

### ALEXANDRIA DISTRICT RANCH HOUSES

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### Overview:

The district's ranch houses are typical of the ranch house national overview discussed above. The inventory at the end of Part 7 describes each house in some detail. Most of the ranch houses are not "dressed" in a particular style of architecture, which is most likely typical. (The Georgia SHPO has produced what is believed to be the most comprehensive statewide study of ranch houses, and this was the case in that state. It is certainly valid for Louisiana.)

There are a dozen or so ranch houses in the district with contemporary (or modern) features, most notably windows that wraparound the corner, and to a lesser degree, slit windows (see definition below). A few display ironwork posts and balustrades with contemporary designs.

There are also a handful of "colonial" style ranch houses. Generally, these are red brick houses with gables sheathed in white clapboards and perhaps some other vaguely "colonial" detail. The most unusual is 608 Kimball (#6), a cream colored brick veneer house with a wide pedimented portico skewed to one side. One "colonial" style house, 3003 Pershing (#78), displays the broken pitch umbrella roof associated with French Creole architecture and seen in ranch house neighborhoods in southern Louisiana. The house also has a handsome elliptical arch entrance.

Finally, the district is indeed quite fortunate to have what is quite a rarity for Louisiana: a house that is actually close to the Spanish hacienda prototype (i.e., in the manner of Cliff May). See 2710 Elliott (#124).

### Construction Methods and Materials:

Ranch houses are typically associated with slab-on-grade construction. However, roughly one-fifth of the district's ranch houses are raised about a foot above grade. Typically a continuous brick wall (pierced by ventilators) covers the space between the ground and the floor joists. Longtime Baton Rouge architect William Brockway indicates that the post-war era was a period of transition between the old method of raised houses and slab-on-grade construction.

Almost all of the district's ranch houses are sheathed in either traditional brick veneer or a veneer of Roman brick. Roman bricks are longer and flatter in perspective than traditional bricks. Developed in Ancient Rome (and visible today at the Pantheon), Roman bricks were

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revived in the United States early in the twentieth century. In particular, they were a trademark of Frank Lloyd Wright's Prairie Style houses. In both Prairie Style houses and ranch houses, they reinforce the signature strong horizontal lines.

The Georgia SHPO found that red brick was the color of choice for ranch houses in that state. The nominated district, by contrast, has a wide variety of brick colors in use (red, beige, variegated, white, etc.). The most eye-catching (2 or 3) are a fleshy pinkish color and a muted orange (1).

A few (less than five) of the contributing ranch houses are sheathed in weatherboards. Board and batten is seen on only a very few houses and then as an accent material (typically at the entrance) on an otherwise brick veneer house. (This is in contrast to western states where ranch houses are often sheathed in board and batten, and other rustic materials are used.)

The use of contrasting materials (so typical of the ranch house) is seen in the district in the board and batten accents mentioned above and in various brick veneer houses with gables sheathed in weatherboards.

### Windows:

Ranch houses are known by the variety of window combinations employed on a single example, and this is certainly true of the Alexandria district. Broadly speaking, the Alexandria examples can be divided into two categories: those with traditional multi-pane windows (in the minority) and those with more "modern" looking windows, typically with the signature horizontal pane of the period. Windows on the latter are generally asymmetrically placed, and vary in size. Windows are almost always of metal construction, as was typical.

For each inventory entry below, the façade windows are noted in a general manner using terminology agreed upon between the preparers and the LA SHPO. As noted above, the horizontal pane is much in evidence (in various combinations). Without peering closely into someone's window, it was generally not possible to indicate whether the windows are fixed in place or pivot in some manner, or a combination of the two in a particular window composition. Pivot windows of horizontal panes are quite typical of the period and type – either casement windows where an entire panel pivots outward, or jalousie windows, where the individual panes pivot up and down.

The following terminology used in the inventory to describe windows requires definition:



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Three-part picture window: Quite common in the district, this is a picture window with a central large pane of glass flanked by notably narrower multi-pane windows. The flanking windows are invariably of three or four horizontal panes. Presumably the flanking windows pivot in some manner.

Slit window: Not that common, but quite striking in appearance, these are thin ribbon-like windows set just beneath the eaves. They are often used in combination with other window types.

Multi-pane picture window: Instead of a large single pane, this type of picture window features multiple large rectangular panes of glass (generally twelve panes). There are only a few of these in the district, but they have a pronounced visual character.

#### Decorative Details:

A notable number of ranch houses in the Alexandria district feature the lacey iron posts (and sometimes balustrades) so popular in the period for this house type. A smaller number display more modern-looking iron posts with striking geometrical motifs. While small in number, the latter, it could be argued, are of greater visual interest because each is different. (The traditional-looking lacey iron posts tend to be repetitive.)

#### Housing the Automobile:

The great majority of the ranch houses in the Alexandria district have carports rather than garages. Sometimes the carport is an integral part of the design, as is typical of the genre, appearing at the side of a broad ranch house composition. Various ranch houses in the district feature a carport at a rear corner, under its own low hip roof, but facing the street. Houses on corner lots generally have a carport to the rear.

### ALEXANDRIA DISTRICT CONTEMPORARY HOUSES

Eleven houses in the district are identified as contemporary (not including ranch houses with contemporary touches). Research to-date has uncovered the names of architects for six of the eleven (see below). All of the district's contemporary houses are well-styled and overwhelmingly characterized by mid-twentieth century modern architectural features. There are virtually no nods to the traditional in their designs. The houses are wide-ranging in

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appearance, exemplifying a number of modernist genres—from late International Style, to California Contemporary, to the modular grid treatment typically found on period skyscrapers. There is even a quite rare (for Louisiana) butterfly roof house. (There is only one example of an Eichler roof, but sadly the house has been so altered as to be considered non-contributing.) One design in particular, that of local architect Fred Barksdale at 3016 Elliott (#131), with its great curving wall, is truly out-of-the-ordinary. Finally, there is a rare example (for Louisiana) of a contemporary house with a tiki hut-style roof.

Like the best of the genre, visual interest in the district's contemporary houses is derived from abstract geometrical forms and patterns, both in surface treatment and in articulating spaces and forms. The designs are strongly three-dimensional, in contrast to the "facadism" one finds sometimes in the period. All of the houses are large, and their striking character dominates their respective blocks. (The greatest concentration is on Elliott, where there are four major contemporary houses, all architect designed.)

### THE ARCHITECTS

Local architectural firms were responsible for five of the six known architect-designed contemporary houses in the district. Barron, Heinberg and Brocato designed two side-by-side houses: 3111 Elliott (#140) and 3113 Elliott (#139, for firm partner Joseph Myron Brocato). Thilo Steinschulte, of Barron, Heinberg and Brocato, designed his own house at 3107 Pershing (#85). Fred Barksdale designed the exceptional contemporary house at 2829 Elliott (#147) and the quite unusual house at 3016 Elliott, with its great curving wall (#131).

There is no published research on either of the two Alexandria firms. Old American Institute of Architect (AIA) directories show that Max Heinberg received his Bachelor of Architecture from Tulane University in 1928. Brocato received his Bachelor of Architecture from Tulane in 1937. There is no biographical information on C. Erroll Barron in AIA directories. And regrettably, the authors have not uncovered any material on Fred Barksdale.

Thilo Steinschulte (1926-2005) was a local contemporary architect with a particularly interesting vita. Born in Berlin, he completed his undergraduate studies in architecture at Technische Universitaet in Munich, and in 1953 received his masters in architecture from the same school and immigrated to the United States. In 1954, Steinschulte moved to Alexandria and joined Barron, Heinberg and Brocato. He designed his own house in the district in 1968 – the contemporary house referenced above with the tiki-style roof.

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The owners of 711 Kimball (#2), Mr. and Mrs. Barnet Brezner, hired a New Orleans firm, McCoy and Roach, to design their striking contemporary house. (Brezner was a local contractor.) The drawings, on file at Tulane University's Southeastern Architectural Archives, bear dates of 1956 and 1957. Philip Roach, Jr. graduated from the Tulane program in 1949. On-line educational materials indicate that Roach in particular was inspired by the work of Frank Lloyd Wright and made a point of seeing as many of Wright's mid-century buildings as possible. Wrightian influence can certainly be seen in 711 Kimball, with its strongly horizontal lines and deep roof overhangs. (Nothing is known of Lemuel McCoy, the other partner in the firm.)

### WRIGHTIAN INFLUENCE IN THE DISTRICT

Several houses in the district, whether ranch or contemporary, exhibit a particularly strong Wrightian influence (the latter discussed above). See inventory numbers 2, 43, 95, 96, 106, and 147 below.

### CONTRIBUTING ELEMENTS

The period of significance for the district is 1945-1963 (see explanation in Part 8). Contributing elements include ranch houses and contemporary houses. Per consultation with NPS, two houses outside this period are being counted as contributing because they are close in age and are similar in architectural character to 50-plus year old buildings in the district. One is a ranch house built in 1964 (#110). The other is the home of local architect Thilo Steinschulte, built in 1968 (#85). It reflects the design ethos of an important component of the district – contemporary houses.

### NON-CONTRIBUTING ELEMENTS

There are only 14 non-contributing buildings in the district. They are either (1) fifty-plus year old houses that do not contribute to the dominant architectural character of the district (i.e., not ranch houses or contemporary houses); (2) a severely altered contemporary house with an Eichler roof; and (3) houses that are less than 50 years old (and not close enough to the 50 year cutoff and reflective of the district's architectural character to count as contributing).

### ASSESSMENT OF INTEGRITY

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There are no integrity issues of note for the nominated district. It is a concentrated post-war neighborhood with a low non-contributing rate and few instances of alterations to contributing houses. There are two or three houses with burglars bars over the windows. Carport extensions are found on about a dozen houses. (Door replacements, not all that common, were only noted in the inventory if they were particularly obtrusive.) In short, the vast majority of resources within the district retain all seven aspects of integrity.

## INVENTORY

Note: Houses were dated primarily through Alexandria City Directories for the years 1945, 1947, 1951, 1957, 1964, 1965, and 1968.

- 1) 715 Kimball Avenue. Contributing element. Built between 1957 and 1962. Brick veneer ranch house with side gable roof and overhanging eaves; asymmetrically placed broad, gabled porch with gable sheathed in vertical planks; horizontal pane windows. Porch posts most likely are not original.
- 2) 711 Kimball Avenue. Contributing element. Built for Mr. and Mrs. Barnet Brezner; McCoy and Roach, Architects, New Orleans, per plans dated 1956 and 1957. (Plans and drawings bear both the names McCoy and Roach and Philip Henry Roach. All evidence points to Roach as the designer. He is known for designs inspired by Frank Lloyd Wright, and this house clearly reflects that.) Roman brick veneer flat roofed contemporary house occupying a large parcel of land with numerous mature trees. While the design displays a complex interplay of verticals and horizontals, the overall lines are emphatically horizontal. The main block extends toward Kimball Avenue, ending in a generous carport accessed by a circular driveway. The main block's roof is pierced by a partial clerestory. Both the main block and the clerestory are emphasized by deep roof overhangs. The edges of the overhangs bear a repeating chevron pattern. At the back (away from Kimball), a prominent chimney rises above the clerestory. Windows on the main block are a series of narrow vertical slits. Adjacent to the carport (facing onto Kimball) is a distinctive brick wall providing for a private courtyard. The wall is punctuated with very narrow vertical slits



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painted a deep red color. (The red color is shown on plans at the Southeastern Architectural Archives, Tulane University.)

- 3) 617 Kimball Avenue. Contributing element. Built between 1957 and 1963. Brick veneer contemporary house with a very low pitch (almost flat) side gable roof and overhanging eaves. The house has an L-shaped footprint, with the leg of the L running parallel to Kimball Avenue. Thrusting forward (toward Kimball) is the base of the L – an almost solid brick mass with a slit window set beneath of the eaves. A courtyard is set in the ninety degree angle of the L, shielded largely from view by a brick privacy screen. A rectangular opening in the roof overhang provides light for the courtyard. The low slung roof ends in a carport set to the side of the courtyard. Windows provide a view of the courtyard, but it is impossible to determine their appearance from the street.
- 4) 616 Kimball Avenue. Contributing element. Built between 1951 and 1956. Traditionally articulated brick veneer ranch house with a side gable roof; gables sheathed in horizontal boards. Windows are of various types, all traditional multi-pane. A broad three-part multi-pane window dominates the façade. The entrance is marked by a deep recess, sheathed in boards.
- 5) 615 Kimball Avenue. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with multiple low hip roofs, overhanging eaves and a chimney. Windows are of the casement type (with horizontal panes) popular in the period and are grouped together in bands. Metal decorative screens with a Greek key motif extend from the edge of the eave to the ground across much of the façade.
- 6) 608 Kimball Avenue. Contributing element. Built between 1947 and 1950. Colonial Revival brick veneer ranch house with a side gable roof; a broad three-bay Doric pedimented portico set at one end of the façade; and regularly spaced multiple pane traditional windows. The center bay of the porch is enclosed (mainly by glass) to form an entrance vestibule.

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- 7) 611 Kimball Avenue. Contributing element. Built between 1945 and 1946. Traditionally articulated brick veneer ranch house with a side gable roof. Two symmetrically placed gables (one at each end of the facade) thrust forward from the main roofline. Each gabled mass features end returns and a large multi-pane bay window. Other windows are traditional multi-pane.
- 8) 604 Kimball Avenue. Non-contributing element. Built between 1947 and 1950. Although 50 years old, this cottage-style brick veneer house does not relate to the dominant architecture of the district. It's fairly steep side gable roof and boxy form prevent it from being labeled a ranch house.
- 9) 609 Kimball Avenue. Contributing element. Built between 1947 and 1950. Raised slightly above grade, this wide late 1940s house displays the strong horizontal character that is fundamental to the ranch house type. Sheathed in clapboards (since covered with vinyl siding), the house has a side gable roof central block (of moderate pitch) with a lower side gable section to each side. (The section to the left is twice as wide as that to the right, providing some asymmetry.) Wooden windows (of varying sizes) are traditional multi-pane. Apparently there was never a carport or garage integral to the design. A side driveway leads to what appears to be a non-historic carport (set to the rear of the house).
- 10) 517 Kimball Avenue. Contributing element. Built between 1957 and 1963. Brick veneer ranch house with a side gable roof, overhanging eaves, and a forward thrusting front gable mass at one end. Gable is sheathed in narrow weatherboards. Long low-slung main block ends in a carport. Fairly small traditional multi-pane windows appear singly and grouped.
- 11) 515 Kimball Avenue. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house with a low hipped roof and overhanging eaves; lacey iron posts at the porch; a three-part picture window; and other façade windows featuring horizontal panes (singly and grouped). The present front door and sidelights, with their curvaceous openings filled with leaded glass, do not appear to be original.

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- 12) 511 Kimball. Contributing element. Built between 1957 and 1963. Long Roman brick veneer ranch house with a low hipped roof terminating in a carport with a low brick wall; overhanging eaves; a low brick planter box; and windows that are mostly one-over-one and grouped in pairs. The porch posts are fairly rustic unpainted posts, complementing the shutters.
- 13) 505 Kimball Avenue. Contributing element. Built between 1957 and 1963. Roman brick veneer contemporary house with an extremely low hip roof (almost flat) and deep overhangs. The house's shorter end faces the street. A stark high brick wall juts dynamically from the long side elevation, at a ninety degree angle. It marks the entrance to the house. In front of it, the main roof mass extends to cover an entrance porch resting on thin white poles. A low planter (of the same bricks as the house) is adjacent to the poles. A covered walkway extends from the carport to provide access to an adjacent contemporaneous house (presumably a house for a family member). (The adjacent house is being counted separately because it is free-standing.) Slit windows pierce the long side elevation. The façade facing the street is pierced by sliding glass doors and a double window with horizontal panes.
- 14) 505-A Kimball Avenue. Contributing element. Built between 1957 and 1962. As noted above, this house is connected to 505 Kimball via a covered walkway. It is a fairly small brick veneer house with a low hip roof and deep overhangs. Other features include a low Roman brick planter; a low Roman brick accent wall that begins at each corner of the façade and runs down each side elevation; a three-part picture window; and a wooden trellis extending from the roof eaves to the ground. (The authors have seen trellises such as this on small post-war houses in Louisiana that are original to the design.)
- 15) 2806 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple hip roofs and projecting eaves; a carport at one end; a porch with wooden posts resting on brick planters; carport posts with the same treatment; and windows of various sizes and configurations, including a three-part picture window and windows with horizontal panes.

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- 16) 2810 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with a low hipped roof and overhanging eaves. Façade windows are of two types: strongly vertical openings filled with four horizontal panes, and at roughly the center of the façade, a wide multi-pane picture window extending from the ground to the eaves. The off-center front door is located within an alcove sheathed in board-and-batten looking wood.
- 17) 2814 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hipped roofs and overhanging eaves. Most of the façade windows are located at the eaves and consist of paired windows of four horizontal panes each (obscured by storm windows). To the left of the asymmetrically placed entrance are larger paired windows (four horizontal panes each) that extend almost to the ground.
- 18) 2818 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs, overhanging eaves, and an entrance porch with lacey iron posts. Façade windows consist of paired windows of four horizontal panes and a three-part picture window. (Brick planter boxes do not appear to be original.)
- 19) 3004 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple hip roofs and overhanging eaves; carport at a rear corner; and lacey iron porch posts. Façade windows include a three-part picture window and windows of four horizontal panes grouped in pairs.
- 20) 3008 Darby Avenue. Contributing element. Built between 1957 and 1963. Colonial Revival brick veneer ranch house with a side gable roof; a wide shed roofed porch at grade level; and a carport at one end. Porch posts are simple, thick round columns. A wide multi-pane window with a wooden panel below dominates the façade's fenestration pattern.
- 21) 3012 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple hip roofs; overhanging eaves; and a carport at a rear corner. Windows are four over four and appear singly or grouped together.



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- 22) 3016 Darby Avenue. Contributing element. Built between 1951 and 1956. Ranch house with multiple low hipped roofs, overhanging eaves, and a carport at one end. House is sheathed in brick veneer and a board-and-batten looking wooden treatment. The porch features lacey iron posts resting on a low brick wall, as does the carport. One over one façade windows (grouped in pairs) are replacements.
- 23) 3020 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer side gable roof ranch house with some contrasting wooden (clapboarded) accents. A small carport is at one end, under a lower gable end roof. The porch features a scalloped treatment at the eaves and wooden posts. Windows are of the traditional multi-pane type. Carport posts replaced with thin metal poles.
- 24) 3024 Darby Avenue. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house with multiple low hip roofs; overhanging eaves; a low Roman brick planter; and a lacey iron post marking the small entrance porch. Façade windows include a three-part picture window and windows of four horizontal panes grouped in pairs.
- 25) 3023 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hipped roofs; overhanging eaves; and a carport at one end. Façade windows feature multiple horizontal panes. A simple wooden post marks the entrance. Matching posts support the carport.
- 26) 3019 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with low hipped roof ending in a carport; overhanging eaves; lacey iron posts. Façade fenestration includes a three-part picture window and windows of four horizontal panes grouped in pairs. Extending forward from the carport (toward the street) is an unsympathetic addition (with a flat roof resting on slender metal poles).
- 27) 3015 Darby Avenue. Contributing element. Built between 1951 and 1956. Contemporary ranch house with multiple low hip roofs. The façade is articulated as advancing and receding wall planes of rough faced Roman brick. The Roman brick, strongly articulated

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window ledges, and a pronounced roof overhang contribute to a strongly horizontal composition. Fenestration includes corner windows (with multiple horizontal panes) and a three-part picture window. The front door (original) features a door knob at the center set within a large molded square block. The house ends in a small carport with lacey iron posts.

- 28) 3011 Darby Avenue. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house with multiple low hipped roofs; overhanging eaves; and at one end, a carport with lacey iron posts resting on a low brick wall. Lace iron posts also ornament the front porch. Façade windows vary, including units of four horizontal panes grouped in pairs and a three-part picture window.
- 29) 3007 Darby Avenue. Contributing element. Built between 1951 and 1956. Long, brick veneer, side gable ranch house with overhanging eaves and lacey iron porch posts. A slightly lower side gable roof covers a largely open area at one end set off with decorative concrete block screens. Windows consist of units of multiple horizontal panes grouped in threes and fours. A non-historic carport addition (with a flat roof resting on slender poles) extends forward (toward the street) and obscures somewhat the decorative screens.
- 30) 3003 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hipped roofs; overhanging eaves; and a simple round post accenting the entrance porch. Façade fenestration includes a three-part picture window and horizontal four pane windows.
- 31) 2821 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hipped roofs; overhanging eaves; and lacey iron porch posts. Façade fenestration includes a three-part picture window and windows of four horizontal panes grouped in pairs.
- 32) 2815 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer contemporary style ranch house with multiple low hipped roofs; overhanging eaves; and a carport at a rear corner. Set just beneath the eaves are multi-pane windows that turn the

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corner, giving the house a contemporary or modern character and re-enforcing the strong horizontal lines. At roughly the center of the façade is a three-part picture window.

- 33) 2809 Darby Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with a low hip roof; overhanging eaves; and a carport at one end with lacey iron posts. Small entrance porch features a lacey iron post. Façade fenestration includes a three-part picture window and window units formed of four horizontal panes grouped in pairs. Front door is noticeably replaced (mainly of glass with an oval pattern).
- 34) 2803 Darby Avenue. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house with multiple low hip roofs; overhanging eaves; lacey iron porch posts. Façade fenestration includes a three-part picture window and window units of four horizontal panes grouped in pairs.
- 35) 3024 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a carport at one end; and thin round posts defining the entrance and carport. Windows are hidden behind burglar bars. Non-historic latticework screening on carport.
- 36) 3020 Stimson Avenue. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house with a broad spreading hip roof; overhanging eaves; low brick planters accenting the entrance; and a non-historic forward-projecting carport addition at one side. Façade fenestration includes a three-part picture window; large multi-pane windows that combine fixed panes and what appear to be casement sections; and a band of four casement windows with three panes each.
- 37) 3016 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hipped roofs; overhanging eaves; a carport at one end; and a low brick planter. Façade fenestration includes a particularly wide three-part picture window and window units of multiple horizontal panes that appear to combine casement and fixed panes.

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- 38) 3012 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; and a simple wooden post defining the small entrance porch. Façade windows are single pane and appear singly and grouped in three. An inappropriate carport-like addition extends forward from a side elevation (flat roof resting on very slender poles).
- 39) 3008 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a decorative iron post at the entrance; and a small carport set at a rear corner. Carport features decorative iron posts resting on a low brick wall. Façade windows are various: a single window of four horizontal panes; one set of paired, four horizontal pane windows; and a three-part picture window.
- 40) 3004 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; lacey iron porch posts; a particularly wide three-part picture window; windows of four horizontal panes grouped in pairs; and an original front door with molded panels flanked by side lights. A carport with a high brick wall and slender metal posts is located at the rear (corner lot).
- 41) 2826 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer contemporary style ranch house with multiple low hip roofs; overhanging eaves; a lacey iron porch post; and multi-pane windows. The windows at each end of the façade turn the corner (in the manner of the International Style), giving the house a contemporary feel. A carport with low brick walls and thin metal poles projects from a rear corner.
- 42) 2816 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; and lacey iron porch posts. Windows are of four horizontal panes grouped in fours or in pairs, topped by multi-pane windows in the manner of a transom. Alterations include the present railings on the front steps, the front door and a carport at the rear.

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- 43) 2806 Stimson Avenue. Contributing element. Built between 1957 and 1963. Broad, low slung contemporary ranch house with a low hip roof; overhanging eaves; and a chimney. The house's strongly horizontal, hug-the-ground lines are reminiscent of the Prairie Style. The windows are articulated in a manner to re-enforce the overall horizontal composition. Those on the façade both open to the street (a quite wide multi- pane picture window) and turn their back to the street (slit windows at the eaves). At roughly the center of the façade is a squared off recessed entrance accessing a door with a floor-length window to one side.
- 44) 2804 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with a hip roof of moderate pitch; overhanging eaves; low brick planters; and at the rear, a garage under its own hip roof. Lacey iron posts accent the front porch and a door into the garage. Windows are of multiple horizontal panes.
- 45) 2811 Stimson Avenue. Contributing element. Built between 1947 and 1950. Brick veneer side gable ranch house with forward-projecting gabled roof mass at one end. Gable sheathed in contrasting thin clapboards. Windows are of horizontal panes grouped in various combinations. A carport accented with a low brick wall and slender posts is attached at a rear corner.
- 46) 2817 Stimson Avenue. Non-contributing element. One story clapboarded side gable house counted as non-contributing due to alterations (front porch, which extends three-quarters of the facade) and the fact that it does not relate to the dominant architectural character of the district (i.e., not a ranch house or a contemporary house).
- 47) 2821 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; and horizontal pane windows grouped in pairs or triples.
- 48) 3003 Stimson Avenue. Non-contributing element. Built in the late 1960s, this one story brick veneer house represents a later generation of tract houses than the classic ranch. (It has a boxy footprint that is as deep as it is wide.)



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- 49) 3007 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a low brick planter; a decorative iron post at the entrance; and at one end, a carport with a low brick wall and decorative iron posts. Windows include a three-part picture window and windows of horizontal panes grouped in pairs.
- 50) 3011 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; and a decorative iron railing at the front door. Non-historic one-over-one metal windows appear singly and grouped.
- 51) 3015 Stimson Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; horizontal pane windows; and a decorative concrete block screen providing privacy for a front courtyard and entrance. Garage has been enclosed.
- 52) 3019 Stimson Avenue. Contributing element. Built between 1957 and 1963. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; and traditional multi-pane windows.
- 53) 3023 Stimson Avenue. Contributing element. Built between 1957 and 1963. Wide Colonial Revival brick veneer ranch house with side gable roof; projecting eaves; side gables sheathed in clapboards; traditional multi-pane windows; and an inset wooden porch with shallow arches and simple posts.
- 54) 3103 Stimson Avenue. Non-contributing element. Severely altered Eichler roof contemporary house. The house has been covered in a rustic-looking vertical board treatment, which among other things, has covered the clerestory space. It appears that the characteristic roof shape is the only element surviving on the exterior.

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- 55) 3107 Stimson Avenue. Contributing element. Built between 1957 and 1963. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a garage at one end; a brick planter; and traditional multi-pane windows. Jutting forward from the garage is a non-historic carport with a flat roof resting on slender metal poles.
- 56) 3111 Stimson Avenue. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house with multiple low hip roofs; a carport at one end; lacey iron porch posts; and horizontal pane windows grouped in various combinations (including a wide multi-pane picture window). The carport has received a non-historic addition to the front.
- 57) 3115 Stimson Avenue. Contributing element. Built between 1957 and 1963. Brick veneer ranch house with a broad, spreading low hip roof and a recessed off-center entrance. Window treatment is strongly vertical (floor-to-ceiling), with each consisting of four horizontal panes over a molded wooden panel.
- 58) 3203 Stimson Avenue. Contributing element. Built between 1957 and 1963. Broad, low slung brick veneer ranch house with multiple low hip roofs; overhanging eaves; low brick walls defining the edges of the forward thrusting hip roofed mass; and façade windows composed mainly of horizontal panes. Some of the horizontal pane windows are fairly small and set at the eaves, while others are wide and extend from the eaves to the ground (the latter in the manner of a picture window).
- 59) 3214 Pershing Avenue. Contributing element. Built between 1957 and 1963. Broad, low slung brick veneer ranch house with a low hip roof ending in a carport; overhanging eaves; horizontal pane windows; a three-part picture window; and an inset porch with round posts.
- 60) 3206 Pershing Avenue. Contributing element. Built between 1951 and 1956. Broad, low slung Roman brick veneer ranch house with a low hip roof, overhanging eaves, and a carport at the end. A low brick wall begins at the front door to extend to the carport. Its metal railing has a repeating X design. The carport has a low brick wall with metal posts in

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a similar X design. Above the low front brick wall is a typical three-part picture window. Other façade windows are of horizontal panes grouped in pairs.

- 61) 3132 Pershing Avenue. Contributing element. Built between 1951 and 1956. Broad, low slung brick veneer ranch house with a low hip roof, overhanging eaves, and a carport at the end. The carport's fairly high brick wall features ornamental iron posts of a traditional design. Façade windows include a three-part picture window and horizontal pane windows grouped in pairs.
- 62) 3120 Pershing Avenue. Contributing element. Built between 1951 and 1956. Broad contemporary style ranch house with a very low hip roof; overhanging eaves; and at one end, a carport with thin metal poles. The asymmetrical pattern of façade openings includes two prominent three-part picture windows of different sizes and an original door (with the knob in the middle) and a vertical (floor to ceiling) window to its side.
- 63) 3108 Pershing Avenue. Contributing element. Built between 1957 and 1963. Broad brick veneer ranch house with multiple low hip roofs; overhanging eaves; traditional multi-pane windows of varying sizes (some floor-length); and vertical board sheathing on the recessed entrance walls.
- 64) 3024 Pershing Avenue. Contributing element. 1957. (This must be the 3022 Pershing address identified as under construction in the 1957 city directory. Today it bears the 3024 Pershing address.) Broad brick veneer ranch house with multiple low hip roofs; overhanging eaves; traditional multi-pane windows; a low brick planter box; and a small recessed entrance sheathed in vertical boards.
- 65) 3020 Pershing Avenue. Contributing element. Built between 1951 and 1956. Contemporary brick ranch house with multiple low hip roofs; overhanging eaves; and at one end, a carport. The carport and the small entrance porch are accented with modern-style iron posts. The posts feature thin vertical elements punctuated by horizontal elements (although the vertical is visually dominant). A three-part picture window dominates the

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façade. Other façade windows feature horizontal panes. (House is being labeled contemporary ranch because of the strong visual character of the modern-style iron posts.)

- 66) 3016 Pershing Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves, with one roof providing for a carport that dominates the façade. The carport features medium height brick walls with matching brick piers rising to the roofline. Windows are of horizontal panes, grouped in various combinations. The recessed front door features a vertical floor-to-ceiling window on one side with a superimposed lacey iron post.
- 67) 3012 Pershing Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a garage at one end; and a decorative iron post at the entrance. Façade windows include a three-part picture window and horizontal pane windows.
- 68) 3008 Pershing Avenue. Contributing element. Built between 1957 and 1963. Brick veneer ranch house with a side gable roof; overhanging eaves; traditional multi-pane windows; and horizontal four pane windows. A lower side gable roof provides for a small carport.
- 69) 3004 Pershing Avenue. Contributing element. Built between 1957 and 1963. Brick veneer contemporary style ranch house with multiple low hip roofs; overhanging eaves; a squat chimney; and a rear carport wing (the latter made possible by the corner location). A hip roof juts forward from the main roof to provide for an entrance and a living room. A lively interplay of advancing and receding wall planes gives this section visual interest. To the left is a deeply recessed entrance with a brick wall featuring square cutouts in the bricks. To the right of the entrance is the living room, with a three-part picture window set within a recess. The recess is defined by fin-like brick walls on the sides and a low brick planter at the bottom. Low brick planters are also found elsewhere at the facade. Most of the façade windows are of horizontal panes grouped in pairs.

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- 70) 2820 Pershing Avenue. Contributing element. Built between 1947 and 1950. Brick veneer house with multiple gabled roofs that presents its short side to the street. Despite the roofline, the overall feel of the house is contemporary. The façade features advancing and receding wall planes, culminating in an inset porch with a thin metal pole. A large and prominent corner window composition is shaded by a flat roof projection. The corner window is multi-pane, except for a large picture window at the center of the side elevation. The two other windows on the main elevation are multi-pane, each with two pivot sections. A low planter (of rock-faced cast concrete) accents the corner and continues down the side elevation. It appears to be original.
- 71) 2814 Pershing Avenue. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a garage at one end; a three-part picture window; and other façade windows of horizontal panes.
- 72) 2810 Pershing Avenue. Non-contributing element. This 1950s house is being counted as non-contributing because it is out-of-character with the dominant architectural trends in the district (ranch houses and contemporary houses). The cross-gable clapboarded house does not have the wide, horizontal, low-slung character of ranch houses. A small wood frame garage is accessed from a rear corner of the house via a hyphen-like connector that resembles a covered hallway.
- 73) 2806 Pershing Avenue. Contributing element. Built between 1947 and 1950. Brick veneer side gable ranch house with overhanging eaves and a shed roof porch supported by decorative iron posts. Wide picture window is an asymmetrical composition of horizontal panes. Small non-historic flat roof carport is attached at one corner.
- 74) 2801 Pershing Avenue. Contributing element. Built between 1951 and 1956. Classic long, low-slung, side gable, Roman brick ranch house with a prominent location at the corner of Pershing and Kimball. House is sited to face the corner. Roof features pronounced overhangs. At one end the roof extends beyond the main body of the house to provide for a carport. Decorative iron posts accent a long shallow porch and the carport. Bands of



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horizontal pane windows (grouped in threes and pairs) reinforce the strong horizontal articulation.

- 75) 2809 Pershing Avenue. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with side gable roofs of varying heights. At each end is a gablet. Wide flat roof porch features fairly typical decorative iron posts and a distinctive period railing with varying geometric motifs. An expansive single pane picture window dominates façade openings. Front door appears to be replaced.
- 76) 2815 Pershing Avenue. Contributing element. Built between 1947 and 1950. Contemporary house, sheathed in flush vertical boards, with a dramatic butterfly roof (with one side higher and longer than the other). At the apex of the higher roof is a great room lit by floor-to-ceiling corner windows. A prominent chimney accentuates the vertical thrust of the roof. Extending to the side of the great room (abutting the chimney) is a flat roof carport with a high brick wall and short metal poles. Acting as a counterpoint to the butterfly roof is a flat roof section at the front of the house with a corner entrance porch accented by a slender metal pole. The façade of the flat-roofed section is pierced by two picture windows.
- 77) 2821 Pershing Avenue. Contributing element. Built between 1945 and 1946. Broad side gable ranch house with overhanging eaves; an off-center projecting gabled porch; a three-part picture window; and windows of horizontal panes grouped in pairs.
- 78) 3003 Pershing Avenue. Contributing element. Built between 1957 and 1963. Brick veneer "colonial" style ranch house with a broad broken pitch hip roof (mimicking the look of Louisiana's native French Creole umbrella roof). The entrance features a handsome elliptical arch doorway with side lights. Windows are traditional multi-pane with a molded wooden panel below.
- 79) 3007 Pershing Avenue. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with a low hip roof; overhanging eaves; traditional multi-pane windows;

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and a narrow entrance porch under its own hip roof. Porch features two slender turned columns.

- 80) 3011 Pershing Avenue. Contributing element. Built between 1957 and 1963. Brick veneer low hip roof ranch house. Inset corner porch features a modern-style iron post with various geometric motifs. Façade windows are of horizontal panes and grouped in pairs. Free-standing garage is located at a rear corner.
- 81) 3015 Pershing Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves. Porch posts appear to be replacements. Storm windows cover original windows (large picture window and one-over-one single windows).
- 82) 3019 Pershing Avenue. Non-contributing element. Non-historic (circa 1970s/1980s) one story brick veneer house with multiple steep hip roofs.
- 83) 3023 Pershing Avenue. Contributing element. Built between 1957 and 1963. Brick veneer Colonial Revival ranch house with side gable roof; small hipped roof entrance porch with round posts; and traditional multi-pane façade windows (some floor-length). Gable ends sheathed in contrasting white clapboards.
- 84) 3103 Pershing Avenue. Non-contributing element. Story-and-a-half non-historic house with a very steeply pitched side gable roof and a forward-projecting gabled mass.
- 85) 3107 Pershing Avenue. Contributing element. This unusual (for Louisiana) contemporary house first appears in the 1968 city directory. It was designed by local architect Thilo Steinschulte as his residence. Per National Park Service guidance, it is being counted as a contributing element because it reflects the design ethos of a significant component of the district (major contemporary houses). It is just a few years short of the fifty year cutoff, and just as easily could have been built in the late 1950s or early '60s. The rather severe-looking house, sheathed in variegated blond and beige brick veneer, features a fanciful

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exaggerated broken pitch roof of the type associated with the Polynesian tiki hut look. Attached to the main roofline at the front corner is a carport pavilion (open at two ends) with the same roof style. The house façade features asymmetrically placed narrow vertical windows and an off-center glass entrance. A series of low planter boxes projects forward of the house at the same corner as the carport.

- 86) 3131 Pershing Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a carport at one end; a squat chimney; a shallow porch accented with modern-style iron columns featuring various geometric motifs; and two three-part picture windows. (The three-part picture windows are not typical of others in the district. The side members are very thin, in the manner of side lights.)
- 87) 3207 Pershing Avenue. Contributing element. Built between 1951 and 1956. Sprawling brick veneer ranch house with multiple low hip roofs (at least four) -- sprawling enough to be considered a "rambler." Façade windows include a three-part picture window and paired horizontal pane windows. Horizontal window panes are particularly long and thin, contributing to the horizontal, low-slung character of the house. A modern-style iron post (with an X design) accents the small entrance porch. The door, with its boldly molded panels, appears to be original.
- 88) 3215 Pershing Avenue. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a forward projecting gable end roof at one side; and a two-car garage. Unusual applied faceted elements punctuate the fascia board below the eaves. Windows are of the traditional multi-pane type, with the living room lit by a large bay window. Entrance porch features traditional style ornamental iron posts.
- 89) 3223 Pershing Avenue. Contributing element. Built between 1951 and 1956. Brick veneer hipped roofed ranch house with a lower side gable carport ornamented with a low brick wall and lacey iron posts. Flat roofed entrance porch features the same iron posts. The numerous original horizontal pane windows are obscured by burglar bars.

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- 90) 3224 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a lacey iron porch; horizontal pane windows in various compositions; and an original door with applied molded squares and rectangles (hidden behind a storm door).
- 91) 3216 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with a complex roofline of side gables and hips. The house appears to have a complex, rambling footprint, but it cannot be fully understood from the street. For example, in one instance toward the rear, the walls meet in a wide angle (rather than the typical 90 degree). There are various multi-pane corner windows (three visible from the street). The latter are a holdover from the International Style. This “modern” touch contrasts with the front gable and the upper portion of the garage, both sheathed in board and batten.
- 92) 3208 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; a small entrance porch accented with a lacey iron post; and various multi-horizontal pane windows.
- 93) 3132 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs; a three-part picture window; variously sized horizontal pane window compositions; and lacey ironwork defining the edge of the porch (in the manner of a vertical post).
- 94) 3120 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer side gable ranch house. Front porch under a low hip roof has an elaborately worked lacey iron treatment. Back wall of porch is of wood, contrasting with the body of the house. Windows are of the horizontal pane type (in various compositions).
- 95) 3114 Madonna Drive. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house redolent of the Prairie Style. The house “hugs the ground” emphatically with its low, broad hip roofs with wide overhangs; horizontal bands of windows; and half-height carport walls that extend the low massing. The fascia board underneath the eaves is

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punctuated with unusual patera-like applied elements. Short lacey ornamental iron posts accent the carport.

- 96) 3108 Madonna Drive. Contributing element. Built between 1951 and 1956. Extremely wide brick veneer ranch house with a design redolent of the Prairie Style (light beige brick walls, horizontal windows, and a low broad spreading system of hip roofs with considerable overhang). Wide inset porch is unornamented (other than plain wooden trim), and is accessed by both a typical front door and sliding doors (the latter more typical for a rear elevation). Sidewalk leading to front door features curving planters and steps at the curb line.
- 97) 3030 Madonna Drive. Contributing element. Built between 1951 and 1956. Located at the corner of Madonna and Tennessee, this wood sheathed house is a builder's take on the contemporary look. A long fairly non-descript rectangular block extends along Tennessee, ending in a single car carport facing Madonna. Extending from roughly the midpoint of the long block, at a right angle (facing Madonna), is what appears to be a single room. It is lit by slit windows set at the eaves. The entrance is located to the left of the windows, where the two building masses intersect. A floor-to-ceiling brick wall runs between the carport and the entrance walkway. The original exposed redwood exterior walls have been painted over.
- 98) 3020 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves; lacey ornamental ironwork post and railing at the small front porch; three-part picture window; and horizontal pane windows grouped in pairs.
- 99) 3016 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves; a carport with low brick walls and lacey ornamental iron posts; lacey ornamental iron railings at the front steps; a three-part picture window with ornamental ironwork accenting the corners of the central window; and horizontal pane windows grouped in pairs.



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- 100) 3012 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves. The main roof has a broken pitch in the manner of the state's native French Creole architecture. One hip roof provides for a small garage set at one side. Details include a three-part picture window; horizontal pane windows; and an inset porch with what is the district's most interesting ornamental ironwork. Modern in character, it features a variety of motifs, including a Greek key band and X panels.
- 101) 3008 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves; lacey ornamental iron posts on the front porch; corner multi-pane windows (which give the house a contemporary feel); and a quite wide central multi-pane double window.
- 102) 3004 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer vaguely Colonial Revival ranch house with side gable roof and overhanging eaves; a wide porch with slender round columns and a fascia board accented with vertical strips; and horizontal pane window sets with a transom-like window above.
- 103) 2822 Madonna Drive. Non-contributing element. Built in 1942, this one story wood frame cottage, raised above grade on brick piers, pre-dates the bulk of the district's development and does not relate to the dominant architectural character of the district.
- 104) 2816 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves; a garage set at the rear corner; thick wooden posts defining the porch; a particularly wide, three-part picture window; and horizontal pane windows grouped in pairs.
- 105) 2810 Madonna Drive. Non-contributing element. Built between 1951 and 1956. This wood frame side gable house looks more cottage than ranch and has received the following notable alterations: substitute siding, a flat roofed addition to the left side of the façade, and a non-historic quite visually prominent front porch and carport.

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- 106) 2804 Madonna Drive. Contributing element. Built between 1951 and 1956. Located on a corner, this brick veneer ranch house rambles under different rooflines toward the rear. Frank Lloyd Wright influences are evident in the broad low slung hip roof main block with overhanging eaves facing Madonna Drive. It is a crisply defined long low mass with strong “hug the ground” horizontal lines punctuated by a prominent chimney. The picture window is unusually wide, composed of two large single panes of glass flanked by horizontal pane windows. On the other side of the façade is an expanse of window formed of horizontal pane windows grouped in three. The front door is unusually wide, adding to the horizontal lines.
- 107) 2707 Madonna Drive. Contributing element. Circa 1950 (appears on 1953 Sanborn map). Colonial Revival ranch house sheathed in clapboards with side gable roof. Rear elevation of house faces into district, with front facing Bayou Hynson. Façade culminates in a centrally placed pedimented portico with Tuscan order columns, matching pilasters and a fanlight in the tympanum. The façade is almost entirely taken up with traditional multi-pane windows with molded panels below.
- 108) 2711 Madonna Drive. Contributing element. Built between 1947 and 1950. Brick veneer Colonial Revival ranch house with a side gable roof and a forward-projecting gabled porch. Porch features a gable sheathed in contrasting thin clapboards, round wooden paired columns, and half columns on the rear wall. There are broad expanses of traditional multi-pane windows. (The non-historic carport to the right is not attached to the house.)
- 109) 805 Pierson. Contributing element. Built between 1947 and 1950. This wide late 1940s vaguely “colonial” style house displays the strong horizontal character that is fundamental to the ranch house type. Sheathed in clapboards, the asymmetrically articulated house has a side gable roof of moderate pitch and in slightly varying heights. An off-center porch with slender square posts extends slightly beyond the façade. Windows are traditional multi-pane of varying sizes. The garage is inset into the body of the house on a side elevation.

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- 110) 804 Pierson. Contributing element. 1964. Wide brick veneer “colonial” style ranch house with side gable roof of varying heights; side gables sheathed in vertical boards; symmetrically placed porch with slender round columns; traditional multi-pane floor-length façade windows (burglar bars added). Per consultation with NPS, the house is being counted as contributing because it is only one year outside the period of significance and is very similar to many 50-plus year old ranch houses in the district.
- 111) 2809 Madonna Drive. Contributing element. Built between 1951 and 1956. Wide brick veneer ranch house with multiple low hip roofs, one providing for a large garage at the side. Windows are of the traditional multi-pane type, sometimes grouped in pairs.
- 112) 2815 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with side gable roof; an off-center recessed porch accented in wood; and windows of the traditional multi-pane type.
- 113) 3011 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer “rambler” ranch house with multiple low hip roofs and overhanging eaves. Located on a corner lot, the house rambles to the rear at a roughly 45 degree angle from the main block, ending in a carport set at a 90 degree angle. Other features include lacey iron posts at the porch; a three-part picture window; numerous horizontal pane window units, grouped in twos and threes; and what appears to be an original door. The door features various molded vertical panels.
- 114) 3013 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves; a three-part picture window; and horizontal pane window units grouped in twos and threes.
- 115) 3019 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low pitch hip roofs with overhanging eaves; a decorative lacey iron post at the porch; a three-part picture window; and horizontal pane window units grouped in twos.

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- 116) 3025 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low pitch hip roofs with overhanging eaves; gable end carport at a rear corner; an ornamental lacey iron post at the entrance porch; and horizontal pane window units grouped in twos.
- 117) 3107 Madonna Drive. Non-contributing element. Built sometime between 1973 and 1975, per city directories. While this is a typical basic brick veneer ranch house, it is not close enough to the ending date of the period of significance (1963) to count as contributing.
- 118) 3111 Madonna Drive. Contributing element. Built between 1951 and 1956. Roman brick veneer ranch house with multiple low hip roofs; lacey ornamental porch posts with lacey brackets; carport at rear corner; and a three-part picture window. (Other façade windows are obscured by vegetation.) A tornado struck Alexandria on Christmas Day 2012, causing a tree to fall on 3111 Madonna. The tree fell from the rear, hitting at roughly the center of the main roof. While the damage was severe, the house is still easily a contributing element to the district.
- 119) 3131 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves; ornamental lacey iron post at entrance; traditional multi-pane windows that appear singly or grouped; and a garage at a rear corner.
- 120) 3207 Madonna Drive. Contributing element. Built between 1951 and 1956. Located on a spacious corner lot, this contemporary style rambler presents a main block facing Madonna. Jutting from it, at an irregular angle, is a long wing ending almost at Maryland Street. The main roof is a modified hip with a forward-thrusting gable end mass. The side wing is gable end. Rich texture is created by the use of three contrasting sheathing materials: stone-facing (in flesh tones and light brown tones) with a design resembling stratified rock (a Frank Lloyd Wright touch); Roman brick (in a light muted orange tone); and narrow gauge clapboards in the front gable and on the end of the side wing. The front gabled mass is particularly distinctive and period-looking. One side of the gable extends beyond the body

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of the main block to create a fin-like wall with an irregular angle. Piercing the “fin” is a window-like opening. Almost as distinctive is the treatment of the end wall of the side wing. The three sides of the gable roof end protrude beyond the building mass to incorporate a massive chimney. The overall effect is strongly three-dimensional. Jutting from the side of the gabled mass is a fin-like element similar to that on the façade. Accenting the long side wing is a low brick planter box of Roman brick edged in stone facing (the two materials matching that of the house). Windows vary from an expansive picture window to horizontal pane windows (the latter appearing singly or in pairs).

- 121) 3215 Madonna Drive. Contributing element. Built between 1947 and 1950. Broad Roman brick veneer ranch house with a low side gable roof ending in a carport at one end and a forward-projecting gabled mass at the other end. Contrasting materials (clapboards) are found in the side gables, the peak of the front projecting gable, and the back wall of the inset entrance porch. Carport features a high brick wall with short metal poles. A metal pole accents the entrance porch. Windows are of horizontal panes (grouped singly and in pairs).
- 122) 3223 Madonna Drive. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with a broad hip roof and overhanging eaves. A separate hip roof provides for a garage at a rear corner. Off-center inset porch features a board and batten treatment. Windows are of horizontal panes in various combinations. There is a three-part picture window treatment set within a wooden frame. The center portion has wide horizontal panes rather than the typical single sheet of glass.
- 123) 2702 Elliott Street. Contributing element. Circa 1950. This unusual house has a hip roof off-center pavilion with various protruding wings. Two gable end wings extend toward Elliott. A rambling wing juts from the main block at the rear, ending in a carport. (The roof of the rear wing was damaged in a December 25, 2012 tornado and is covered with a tarp.) Details include a cupola atop the central pavilion, mainly traditional multi-pane windows and a large set of sliding glass doors facing Elliott. While the pitch of the central pavilion is fairly steep, the overall composition is decidedly horizontal and the complex footprint should be seen within the context of “ramblers.”



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- 124) 2710 Elliott Street. Contributing element. Built between 1947 and 1950, this widely rambling Spanish Colonial hacienda is closer in spirit to the western source of the American ranch house than the builder probably realized. The house has a stucco exterior with a series of broad, spreading medium-to-low pitched roofs with red pantile roofing and broad overhangs, including the occasional wooden bracket. The design is a striking asymmetrical assemblage of low spreading forms complete with a covered walkway with its own low gable roof resting upon boldly formed stucco pillars. The walkway helps define the internal patio/courtyard within the building layout. The principal building mass, toward the left hand side of the façade, contains the main entrance set beneath a modest gallery with pillars matching those of the walkway. The principal mass also includes a strongly upward thrusting chimney which creates a visual counterpoint to the house's general horizontal rambling effect. The design makes extravagant use of window grilles -- *rejas* screens of elaborately turned wooden spindles to set off the many generously sized windows.
- 125) 2802 Elliott. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with multiple low hip roofs; overhanging eaves; traditional style windows; and an unusually wide and deep recess at roughly the center which provides for a covered entrance porch.
- 126) 2816 Elliott. Non-contributing element. One-and-a-half story wood frame residence built between 1947 and 1950. Non-contributing because it is out of character for the district in terms of massing and overall appearance (i.e., not a ranch house or a contemporary house).
- 127) 2826 Elliott. Contributing element. Built between 1947 and 1950. Brick veneer ranch house raised about a foot above grade. The roof is side gable of moderate pitch. Façade details include an inset porch sheathed in wood; a multi-pane picture window; and what appear to be casement windows with a fixed upper section. Garage is located in rear wing.
- 128) 2828 Elliott. Contributing element. Built between 1947 and 1950. Side gable brick veneer ranch house with overhanging eaves; a three-part picture window; and traditional style windows.

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- 129) 3000 Elliot Street. Contributing element. Built between 1957 and 1963. This contemporary ranch house has a complex, rambling footprint which includes two projections at the front, one at a forty-five degree angle and one at a ninety-degree angle. The house's complex system of low-pitch hip roofs, its low-spreading "hug the ground" aspect and its long blank walls enclosing patios are reminiscent of the Prairie Style. This Prairie Style look is particularly strong as the patio walls play against the hip roofs. Finally, the front entrance wall (between the two projections) features a porch with openwork metal columns that are reminiscent of the later work of Edward Durrell Stone. Behind the metal columns is a striking asymmetrical composition consisting of the entrance door and floor-to-ceiling windows with slit-like transoms that extend over the door. The only traditional element is the single sash multi-pane window set to the left of the entrance.
- 130) 3006 Elliott Street. Contributing element. Built between 1957 and 1963. Brick veneer "colonial" style ranch house with multiple hip roofs; a squat chimney; floor-to-ceiling multiple pane windows; and a recessed porch defined by four thick round columns.
- 131) 3016 Elliott Street. Contributing element. Built between 1957 and 1963. Designed by local architect Fred Barksdale, this single story residence has a truly out-of-the-ordinary contemporary design. The house presents an expansive public view, via a great curving ornamental wall with an exceedingly pronounced character. Symmetrically articulated, the wall is separated into modular bays by ornamental panels of cast concrete featuring repeating geometric motifs. The emphasis is upon the center, with a flat-roofed porte-cochere (or carport) projecting forward at a ninety degree angle. It terminates in a pair of cast concrete ornamental screens similar to the inset panels of the great circular wall. A second much less expansive curving wall is set about three feet forward of the main curving wall. The two curving walls create walk-through openings (accessed by a door at each end). There is also a door at the center of the porte-cochere. The house itself is hidden from view behind the curving walls. However, a site visit found that it is deeper than it is wide; is of brick veneer; and has an irregular footprint of advancing and receding wall planes, all at ninety degree angles. The roof is flat with broad overhanging eaves. The eaves feature exposed corrugated metal on the underside. The extensive openings facing Elliott are mainly filled with single sheets of floor-to-ceiling glass.

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- 132) 3108 Elliott Street. Contributing element. 1950s. (A building is shown at this address in the 1943 City Directory, but the one there now must be a replacement.) Brick veneer vaguely “colonial” style ranch house with multiple hip roofs, overhanging eaves, and traditional style multi-pane windows. Garage is defined by a round column at each corner. Matching pilasters define the front door.
- 133) 3112 Elliott Street. Non-contributing element. Circa 1940 (in 1943 city directory) wood frame “colonial” style cottage with a steeply pitched side gable roof; a flat roof porch with square posts; multi-pane windows; front door with side lights. House is non-contributing because it predates the district’s development and is out-of-character with the district’s ranch houses and contemporary houses.
- 134) 3124 Elliott Street. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with multiple low hip roofs and overhanging eaves. Recessed entrance trimmed in decorative wood panel with a stylized basket weave design and accented with very elaborately worked iron posts. (Posts feature an organic design that includes numerous sun motifs.) Very unusual windows on the left hand side of the façade protrude from the wall plane (in the manner of commercial shop front windows) and feature numerous panes. A set of paired traditional multi-pane windows is to the right of the entrance.
- 135) 3132 Elliott Street. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with multiple low hip roofs and overhanging eaves. Porch accented with a single iron post. Window units appear to consist of casement sections intermixed with fixed window panes.
- 136) 3215 Elliott Street. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with low hip roof; overhanging eaves; and a corner low planter box. Façade features multi-pane windows that turn the corner and a large single multi-pane picture window. Foregoing windows appear to feature a casement section at each edge with fixed panes elsewhere. Carport has been partially enclosed.

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- 137) 3203 Elliott Street. Contributing element. Built between 1957 and 1963. Brick veneer ranch house with a fairly steep side gable roof and a forward projecting gable end section at one end. Front and side gables sheathed in narrow clapboards. Windows are traditional multi-pane. Porch's two ornamental iron posts are of an elaborate design.
- 138) 3131 Elliott Street. Contributing element. Built between 1951 and 1956. Brick veneer ranch house with low multiple hip roofs; overhanging eaves; and numerous horizontal pane façade windows.
- 139) 3113 Elliott Street. Contributing element. Barron, Heinberg and Brocato, Architects. Built between 1951 and 1956 for architect Joseph M. Brocato. This low and wide contemporary house has a very low pitch gable roof running parallel to the street. The continuous roof extends to cover a large carport at one end. A large planter defines the outer edge of the carport. The carport and the extended front eave are supported by a series of thin round steel poles. The façade is a lively interplay of glass and brick. It is dominated by a continuous band of windows articulated using a modular grid with brushed aluminum framing members (a most unusual choice for a residence). The grid pattern divides the area horizontally, with a band of transom-like windows at the top, a band of square windows along the center and a wide single panel below. The lower panel is finished in a blue cementitious material. The upper and middle windows alternate light and dark tones. The dark tones are created by window screens over operable windows. The overall effect of the blue lower panel combined with the dark and light tone windows is similar to that found in contemporaneous modular grid skyscrapers. Playing off the large expanses of window are expanses of red brick wall defining the sides of the main living space. For example, at the right is a recessed area of red brick wall with slit windows at the eaves. On Christmas Day 2012, a tornado struck in Alexandria, causing a tree to fall and severely damaged the rear of the roof. Work is underway to repair the damage.
- 140) 3111 Elliott Street. Contributing element. Barron, Heinberg and Brocato, Architects. Built between 1951 and 1956. A low and wide contemporary house with a broad very low pitch roof running parallel with the street. At one end is a carport under a separate flat roof

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supported by slender steel poles. In effect, the carport cuts into the corner of the main low-pitch roof. Behind the carport, the roof ridge continues with its peak exposed. This creates a low front-facing wall into which windows are set. Behind this the half pitch roof descends backwards. The façade is distinguished by a continuous band of brushed aluminum frame windows with three horizontal panes in each unit. As a grouping, this may be seen as a lineal descendent of the International Style ribbon window. The area below the continuous sill is clapboarded. Above the windows the roof eave extends broadly, supported by the extended tails of internal beams. The house has a very horizontal, “hug the ground” feel, an effect that is reinforced by the broad and low line of the forward eave.

- 141) 3107 Elliott Street. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with multiple low hip roofs and overhanging eaves; traditional multi-pane windows (generally in pairs); an ornamental iron post at the entrance porch; and a garage at one end.
- 142) 3025 Elliott Street. Non-contributing element. 1968 brick veneer, wide, side gable house with traditional details that does not relate to the dominant architectural character of the district.
- 143) 3009 Elliott Street. Contributing element. Built between 1947 and 1950. Brick veneer ranch house with a side gable main roof and a forward-projecting, off-center, gabled wing. Front gable is sheathed in clapboards and features a prominent bay window (with each window featuring horizontal panes). Two other façade windows feature horizontal panes. Porch is accented with a lacey ornamental iron post.
- 144) 3007 Elliott Street. Contributing element. Built between 1951 and 1956. Brick veneer “colonial” style ranch house with multiple low hip roofs and overhanging eaves. Garage is set at a rear corner. Symmetrically placed wide porch features prominent tapered wooden posts. Windows are of the traditional multi-pane type.



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- 145) 3003 Elliott Street. Non-contributing element. This must be the 3005 Elliott noted as under construction in the 1973 city directory. The address 3003 appears in the 1975 and subsequent city directories. With its half-gable side profile, this large brick veneer house displays the contemporary look of the early to mid-1970s.
- 146) 2905 Elliott Street. Contributing element. Built between 1947 and 1950. Low-slung brick veneer “rambler” ranch house with multiple low hip roofs, overhanging eaves, and a low, squat chimney. (Located on a corner, the house rambles to the rear, ending in a garage accessed from Hunter Street.) Decorative wooden screen defines one side of asymmetrically placed entrance porch. Wide, floor-to-ceiling living room window features multiple horizontal panes. Other façade windows are smaller and feature what appear to be casement windows (with horizontal panes).
- 147) 2829 Elliott. Contributing element. Fred Barksdale, Architect. Built between 1951 and 1956. A spreading, flat roof, single story contemporary residence occupying the corner of Elliott and Hunter streets. The design, which borrows from the European International Style and Frank Lloyd Wright, is strongly three-dimensional. It makes frequent and marked use of the right angle, often in a dramatic way. The layout is very cross-axial. The main linear body runs parallel to Hunter Street, ending in a wide carport with an extended overhang. At ninety degrees to the main block are a carport driveway, blank carport end wall, and a wall along the driveway that extends to create a forecourt. Large expanses of neutral wall, a ribbon window at the eaves that turns the corner, round steel support poles, and a crisply formed flat roof fascia mark the house as a lineal descendent of the European International Style. But, unlike the International Style, the roof protrudes well beyond the wall demarking the carport. A rectilinear chimney rises above the building mass. In addition, the front wall of the forecourt is cut back significantly at the corner to incorporate a planter. And not only does it incorporate the back-to-nature signature of a planter, the planter is set at a much lower level than the forecourt walls. This produces an effect that could be termed “picturesque.” All these features reflect the influence of Frank Lloyd Wright’s “break-up-the-box” approach to designing a building mass. Despite the duality of design influences, the house is a cohesive single work of considerable consequence.

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- 148) 2817 Elliott. Contributing element. Built in 1962 as a guesthouse for #149 below (now has a separate address on Elliott). Brick veneer ranch house with low hip roof, paired multi-pane windows, and recessed entrance accented with curving iron balustrade.
- 149) 904 Pierson Street. Contributing element. Built between 1951 and 1956. Occupying a large corner lot, this sprawling, expansive, brick veneer ranch house is an exemplary “rambler.” The multiple hip roofs are steeper than is typical for the genre, but the overall effect is decidedly horizontal. Details include a low, squat chimney; floor-to-ceiling multi-pane windows (of the traditional type); and a wide inset porch with decorative iron posts and a railing.

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**8. Statement of Significance**

**Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- 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.

**Criteria Considerations**

(Mark "x" in all the boxes that apply)

Property is:

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.
- N/A Criteria Considerations not applicable

**Areas of Significance**

(Enter categories from instructions)

architecture

**Period of Significance**

1945-1963

**Significant Dates**

NA

**Significant Person**

(Complete only if Criterion B is marked above)

NA

**Cultural Affiliation**

NA

**Architect/Builder**

Barron, Heinberg and Brocato; Fred Barksdale;  
Thilo Steinschulte; Philip Henry Roach

**Period of Significance (justification) See below.**

**Criteria Considerations (explanation, if necessary) NA**

Alexandria Post-War Suburbs Historic District

Rapides Parish, LA

Name of Property

County and State

**Statement of Significance Summary Paragraph** (provide a summary paragraph that includes level of significance and applicable criteria)

Summary:

The Alexandria Post-War Suburbs Historic District is locally significant in the area of architecture (Criterion C) because it is an exemplary post-World War II neighborhood. It achieves this distinction in the following respects: (1) It has a strong concentration of ranch houses that display the quintessential characteristics of the type. (2) It exhibits design influences that have come to be deemed of significant artistic value – specifically the contemporary style (whether a ranch house with contemporary features or a contemporary house) and the veneration (and imitation) of Frank Lloyd Wright. (3) It is also notable for its high degree of integrity. The context for evaluation is the City of Alexandria.

The period of significance spans from 1945 to 1963. The latter date corresponds to the present fifty year cutoff, but more importantly, it happens to coincide quite well with construction in the district. Very few houses were built post-1963. As noted in Part 7, two of these (dating from 1964 and 1968) are being counted as contributing because they reflect the design ethos of the district and are almost fifty years old.

---

**Narrative Statement of Significance** (provide at least one paragraph for each area of significance)

Alexandria Historical Background:

Located on the Red River in the center of the state, Alexandria was founded in 1807 by Alexander Fulton (originally from Pennsylvania) and his business partner Thomas Harris Maddox. It was incorporated as a town in 1819. Despite this relatively early date, Alexandria was a small community hugging the banks of the Red River on the eve of the Civil War (population 1,461 in 1860). Set afire by Union troops in May 1864, the town recovered slowly (population 1,800 in 1880). The period of 1890 to 1910 saw the greatest population growth in Alexandria's history. The population increased almost 100% in each of these decades, arriving at 11,213 in 1910. Railroads (and what they made possible) were responsible for this explosive development. With its central location within the state, the town emerged as a railroad hub, which made possible the huge lumber boom of the 1890 to c.1920 period. Located amidst a vast region of virgin pine, Alexandria had some seventy sawmills within a forty mile radius.

Alexandria Post-War Suburbs Historic District

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The military became the town's economic foundation beginning in August and September of 1941 when massive United States Army training exercises were conducted in the area in preparation for probable involvement in World War II. Some half million soldiers engaged in mock battles in what has come to be known as the Louisiana Maneuvers. Numerous huge military camps sprouted around Alexandria. Multi-lane MacArthur Drive, a bypass, opened in 1942 to facilitate tank movement. But with the end of the war, the temporary military camps were closed. In the generally booming decade of the 1950s (for America as a whole), the city's population grew by only 15%, reaching 40,279 in 1960. In 1967, the city's mayor lamented that during the past twenty years, his town had been surpassed in size (within the state) by first Monroe and then Lafayette.

#### Alexandria: Post-War Suburban Growth:

While it grew at a relatively slow rate, the Alexandria population nonetheless increased (by about 5,500 in the 1950s). Alexandria native Joe Betty Sterkx recalls a housing shortage at the time. One temporary solution, she relates, was subdividing houses to make tiny apartments. Add to population growth the general desire among residents in the post-war era to escape the town center and move to the suburbs. Alexandria in the post-war years grew generally to the southwest of the old core. Some of the new subdivisions were inside MacArthur Drive (i.e., toward the old core), while others were built beyond this major thoroughfare.

As noted in the Part 7, the nominated district (all or part of several subdivisions of land) was feverish with construction activity in the post-war years, particularly in the 1952 to 1956 period. Other major subdivisions from the post-war period are Plantation Acres and Cherokee Village.

#### The Ranch House:

The ranch house is a distinctly American house type – a solution to housing needs reflecting real estate and market conditions unique to the United States in the post-World War II era: 1) inexpensive land, available in large quantities, and 2) inexpensive energy, especially gasoline, to fuel a sometimes long commute to the workplace.

It is estimated that about 70% of the new houses built in the United States in the 1950s were ranch houses. "Few building types ever housed as many Americans," concludes Alan Hess. "Beginning in the 1950s, the Ranch House became one of the most widespread, successful and purposeful of American housing types – a shelter of choice for both movie stars in the San Fernando Valley and aerospace factory workers in Lakewood."



Alexandria Post-War Suburbs Historic District

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The Alexandria Post-War Suburbs Historic District is the city's most impressive concentration of this important all-American house type. Within this one neighborhood are over 100 period ranch houses with a high degree of integrity. And for the most part they are not marginally ranch houses (what some call "minimal ranch"). The vast majority display almost all of the character-defining features of the type – from fundamentals such as a long, low, profile sited with the long side to the street (the signature horizontality), to details such as three-part picture windows and cast-iron columns. Most appear to have been custom built (i.e., to the specifications of a particular owner) and are fairly large (within the context of Alexandria). Among these are a half dozen or so major examples of large and geometrically complex ranch houses known today as "ramblers" – what might be called the ultimate ranch houses from the period. Most, if not all of these would be individually eligible for the Register at the local level of significance. Finally, there is a one-of-a-kind hacienda that speaks eloquently to the distant roots of the American ranch house. It also personifies another important architectural phenomenon now regarded as significant – historic revival architecture done well. (The hacienda would be individually eligible for the Register at the state level of significance.)

To assess the nominated district, the preparers drove other period subdivisions in the city. They identified two potential "competitors" – Cherokee Village and Plantation Acres. Cherokee Village, with its curving streets and cul-de-sacs, has the signature layout of post-war subdivisions. But it lacks the concentration and overall integrity of the nominated district, being a mixture of 1950s ranch houses and later houses (late 1960s/early '70s and later). Plantation Acres also has the classic post-war layout of curving streets and cul-de-sacs. The houses appear to be speculatively built for the most part. They are relatively small rectangles, rather than the more interesting geometry often seen in the nominated district. Finally, there is a much higher incidence of alterations.

#### Contemporary Style:

Clearly there is no other period neighborhood in the city with such a notable occurrence of contemporary architecture. While modernism triumphed hugely in post-war America for commercial and institutional buildings, it was a "hard sell" for housing. Even in its "softened" forms, it did not fit the cozy image of hearth and home. The preparers of this document observed this first-hand in Louisiana as they traveled the state three years ago doing fieldwork for historic context statements on Louisiana Architecture 1945-1965. The contemporary style was notable for its very low occurrence in any given subdivision (whether a full blown contemporary house or a contemporary feature tacked onto an otherwise ranch house).

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As fieldwork began for the present project, the contemporary style easily emerged as an important theme. There are eleven contemporary houses in the district, nine of which would be considered major examples. Six are known to be architect-designed. Almost all (maybe all) of the nine major examples are of sufficient architectural distinction to be individually eligible for the National Register. And, as detailed in Part 7, they represent wide-ranging interpretations of the contemporary look. While relatively small in number (compared to the total number of houses in the district), the contemporary houses are all fairly good size and display a strong and striking character. Add to this collection a dozen or so ranch houses with contemporary features (most notably corner windows). Collectively, the contemporary style has a strong presence in the district. By contrast, it is seldom in evidence in other post-war Alexandria neighborhoods (one to three examples in other period neighborhoods, if any).

#### Wrightian Influence:

As noted previously, by this period Frank Lloyd Wright had attained the status of grand old man of American architecture. Out of the limelight for many years, his entire career was rediscovered and became the subject of scholarly study. Architects trained at Taliesin West, while others made pilgrimages to Frank Lloyd Wright masterpieces. By their own admission, the latter were inspired by the “master” and incorporated his signature design features into their work. Among these “disciples” was Philip Henry Roach of New Orleans, who designed the very Wrightian contemporary house at 711 Kimball (#2).

Other ranch houses in the district with particularly strong Wrightian influence include inventory #s 43, 95, 96, 106, and 147.

#### Integrity:

Finally, the Alexandria Post-War Suburbs Historic District is of particular importance for its superlative overall state of preservation. The non-contributing rate is a low 9%, and contributing elements are well preserved. Common integrity issues in older residential areas such as replaced columns, substitute siding, replaced windows and adverse additions are virtually absent from the district. To use a collectibles analogy, the great majority of houses are in “mint” condition.

For all of the above reasons, the district is a strong National Register candidate.

Alexandria Post-War Suburbs Historic District

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Name of Property

County and State

**Developmental history/additional historic context information** (if appropriate)

See above.

---

**9. Major Bibliographical References**

**Bibliography** (Cite the books, articles, and other sources used in preparing this form)

*Alexandria Daily Town Talk*. "Industry-Minded Alexandria Needs More People." June 4, 1967.

American Institute of Architects. "The AIA Historical Directory of American Architects." 1956, 1970. *aia.org*.

Alexandria City Directories, 1945, 1947, 1951, 1957, 1964, 1965, 1968.

Fricker, Jonathan and Fricker, Donna. "The Contemporary House." *www.louisianahp.org*.

Fricker, Jonathan and Fricker, Donna. "Post-War Subdivisions and the Ranch House." *www.louisianahp.org*.

Hess, Alan. *The Ranch House*. New York: Harry N. Abrams, Inc., 2004.

Historic Preservation Division, Georgia Department of Natural Resources. "The Ordinary Iconic Ranch House: Mid-Twentieth Century Ranch Houses in Georgia." *www.gashpo.org*.

McClelland, Linda Flint; Ames, David L.; and Pope, Sara Dillard. "Historic Residential Suburbs of the United States, 1830-1960." National Register of Historic Places Multiple Property Documentation Form. *www.kshs.org/resource/national\_register/MPS/HistoricResidentialSuburbsintheUS1830-1960\_MPDF.pdf*

New South Associates. "The Ranch House in Georgia: Guidelines for Evaluation." *www.gashpo.org*.

Plat maps. Conveyance Records, Rapides Parish Courthouse.

Roach, Philip Henry, Jr. Collection. Southeastern Architectural Archives, Tulane University.

Alexandria Post-War Suburbs Historic District

Rapides Parish, LA

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County and State

Sanborn Fire Insurance Company Map, Alexandria, 1953.

Spletstoser, Frederick M. *Talk of the Town: The Rise of Alexandria, Louisiana, and the "Daily Town Talk."* Baton Rouge, Louisiana: LSU Press, 2005.

Sterkx, Joe Betty. Interview. September 2009.

**Previous documentation on file (NPS):** NA

- 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 # \_\_\_\_\_
- Not applicable – no previous documentation on file

**Primary location of additional data:**

- State Historic Preservation Office
  - Other State agency
  - Federal agency
  - Local government
  - University
  - Other
- Name of repository: \_\_\_\_\_

Historic Resources Survey Number (if assigned): \_\_\_\_\_ NA \_\_\_\_\_

**10. Geographical Data**

**Acreage of Property** Approx. 63 acres  
(Do not include previously listed resource acreage)

**UTM References**

(Place additional UTM references on a continuation sheet)

1	<u>15</u>	<u>550400</u>	<u>3462940</u>	3	<u>15</u>	<u>550000</u>	<u>3462260</u>
	Zone	Easting	Northing		Zone	Easting	Northing
2	<u>15</u>	<u>550680</u>	<u>3462480</u>	4	<u>15</u>	<u>549820</u>	<u>3462760</u>
	Zone	Easting	Northing		Zone	Easting	Northing

**NAD 1983**

**Verbal Boundary Description** (describe the boundaries of the property)

Boundary appears as a broken line on the attached district map.

**Boundary Justification** (explain why the boundaries were selected)

Boundaries were chosen to encompass but not exceed the concentration of resources that contribute to the district's significance, as outlined in Part 8. The eastern edge is defined by Bayou Hynson. (The boundaries cut in at one corner [from the bayou] to exclude a redeveloped block-face.) Two large school campuses defined the northern edge. Preparers did a windshield survey along Texas Avenue (just beyond the western boundary) and Marye Street (just beyond the southern boundary) and found that only about half the houses continued the character of the nominated district. The other half were either late 1960s

Alexandria Post-War Suburbs Historic District

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County and State

or later houses, significantly altered ranch houses, or historic two story Colonial Revival houses (the latter along Marye).

### 11. Form Prepared By

name/title Jonathan and Donna Fricker

organization Fricker Historic Preservation Services, LLC

date December 2012/January 2013

street & number 6016 North Shore Dr.

telephone 225-246-7901

city or town Baton Rouge

state LA

zip code 70817

e-mail jonathanfricker@gmail.com

### Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** (7.5 or 15 minute series) indicating the property's location.  
A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Continuation Sheets**
- **Additional items:** (Check with the SHPO or FPO for any additional items)

### Photographs:

Submit clear and descriptive black and white photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

**Name of Property:** Alexandria Post-War Suburbs Historic District

**City or Vicinity:** Alexandria

**County:** Rapides

**State:** Louisiana

**Photographer:** Donna Fricker

**Date Photographed:** various -- see below

**Location of Original Digital Files:** LA Division of Historic Preservation

### Description of Photograph(s) and number:

Photo 1 of 46

5/8/12

Camera facing south/southeast

Building 26



Alexandria Post-War Suburbs Historic District

Rapides Parish, LA

---

Name of Property

---

County and State

Photo 2 of 46  
5/8/12  
Camera facing southeast  
Building 32

Photo 3 of 46  
5/8/12  
Camera facing west  
Building #18

Photo 4 of 46  
1/29/13  
Camera facing west  
Buildings 16 & 17 in foreground

Photo 5 of 46  
5/8/12  
Camera facing north/northwest  
Building 14

Photo 6 of 46  
12/15/12  
Camera facing northeast  
Building 13

Photo 7 of 46  
5/7/12  
Camera facing north/northwest  
Building 10

Photo 8 of 46  
5/8/12  
Camera facing west  
Buildings 42 & 43 in foreground

Photo 9 of 46  
5/8/12  
Camera facing south, southwest  
Building #46

Photo 10 of 46  
5/8/12  
Camera facing north  
Building #43

Photo 11 of 46  
5/8/12  
Camera facing northeast  
Buildings 43 & 44 in foreground

Photo 12 of 46  
2/17/12  
Camera facing north  
Building 41

Alexandria Post-War Suburbs Historic District

Rapides Parish, LA

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Name of Property

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County and State

Photo 13 of 46  
5/8/12  
Camera facing north  
Building 37

Photo 14 of 46  
5/8/12  
Camera facing southeast  
Building 87

Photo 15 of 46  
5/8/12  
Camera facing north  
Building 61

Photo 16 of 46  
5/8/12  
Camera facing south/southeast  
Building 85

Photo 17 of 46  
1/29/13  
Camera facing west  
Buildings 61 & 62 in foreground

Photo 18 of 46  
5/8/12  
Camera facing south  
Building 84

Photo 19 of 46  
2/17/12  
Camera facing north/northwest  
Building 65

Photo 20 of 46  
12/15/12  
Camera facing south  
Building 76

Photo 21 of 46  
12/15/12  
Camera facing northwest  
Buildings 4 & 6

Photo 22 of 46  
2/17/12  
Camera facing northeast  
Building 3

Photo 23 of 46  
2/17/12  
Camera facing northeast  
Building 2

Alexandria Post-War Suburbs Historic District

Rapides Parish, LA

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Name of Property

---

County and State

Photo 24 of 46  
12/15/12  
Camera facing west/southwest  
Building 74

Photo 25 of 46  
5/17/12  
Camera facing north  
Building 106

Photo 26 of 46  
12/15/12  
Camera facing west  
Building 110

Photo 27 of 46  
12/15/12  
Camera facing southwest  
Buildings 113 and 114

Photo 28 of 46  
11/10/12  
Camera facing south/southeast  
Building 113

Photo 29 of 46  
12/15/12  
Camera facing northwest  
Building 95

Photo 30 of 46  
12/15/12  
Camera facing west  
Buildings 92 & 93

Photo 31 of 46  
5/8/12  
Camera facing southwest  
Building 120

Photo 32 of 46  
5/8/12  
Camera facing southeast  
Building 120

Photo 33 of 46  
5/8/12  
Camera facing north  
Building 91

Photo 34 of 46  
5/8/12  
Camera facing north/northeast  
Building 91

Alexandria Post-War Suburbs Historic District

Rapides Parish, LA

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Name of Property

---

County and State

Photo 35 of 46  
1/29/13  
Camera facing east  
Buildings 121 and 122 in foreground

Photo 36 of 46  
12/15/12  
Camera facing north/northeast  
Buildings 134 and 135

Photo 37 of 46  
5/8/12  
Camera facing south/southwest  
Building 139

Photo 38 of 46  
11/10/12  
Camera facing west/northwest  
Building 133

Photo 39 of 46  
2/17/12  
Camera facing north  
Building 131

Photo 40 of 46  
1/29/13  
Camera facing north  
Building 131

Photo 41 of 46  
12/15/12  
Camera facing north/northeast  
Building 129

Photo 42 of 46  
12/15/12  
Camera facing west/northwest  
Building 129

Photo 43 of 46  
5/8/12  
Camera facing southeast  
Building 146

Photo 44 of 46  
12/15/12  
Camera facing south  
Building 146

Photo 45 of 46  
2/17/12  
Camera facing southeast  
Building 147

Alexandria Post-War Suburbs Historic District

Rapides Parish, LA

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Name of Property

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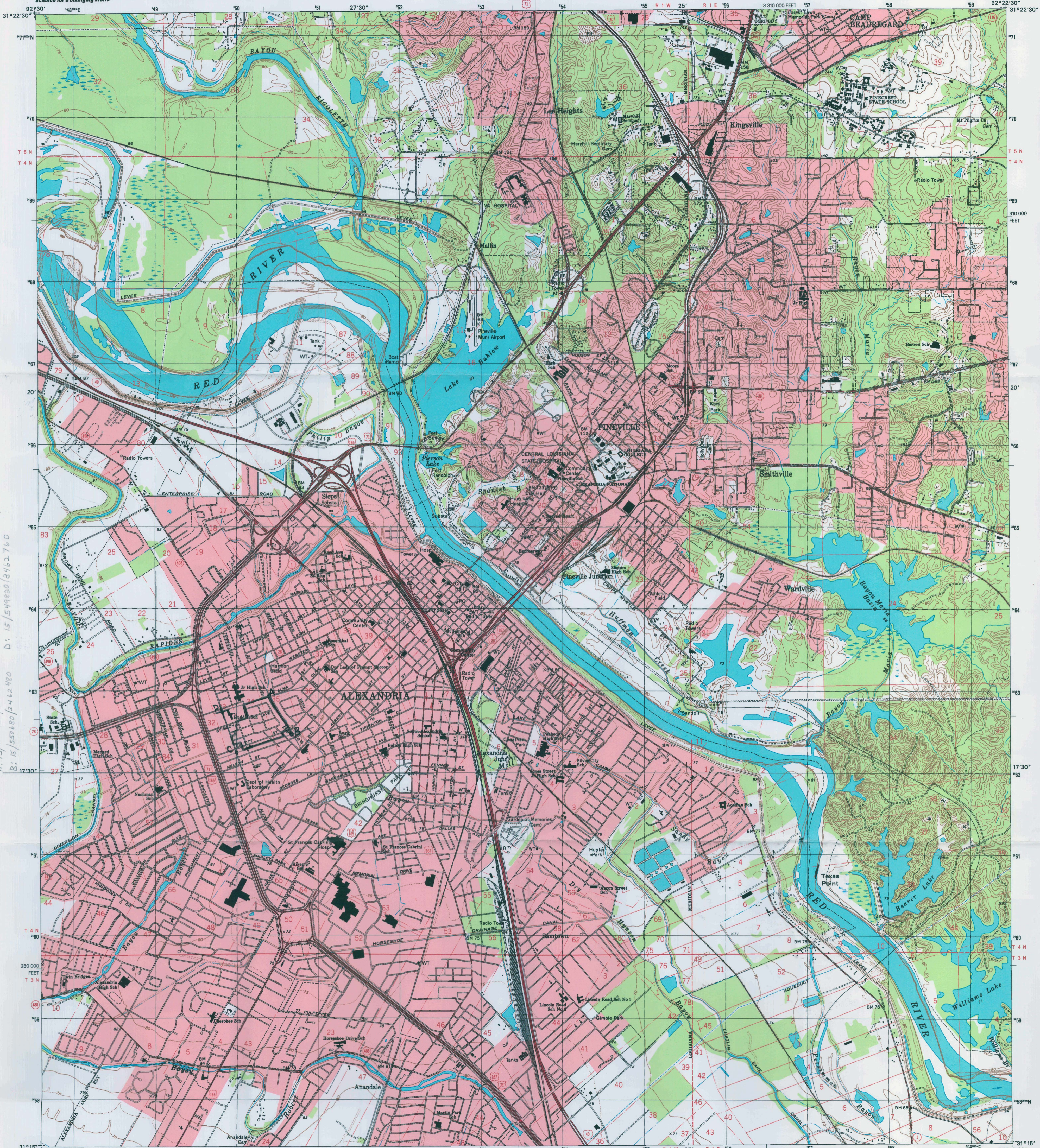
County and State

Photo 46 of 46  
5/8/12  
Camera facing west  
Building 124

**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.460 et seq.).

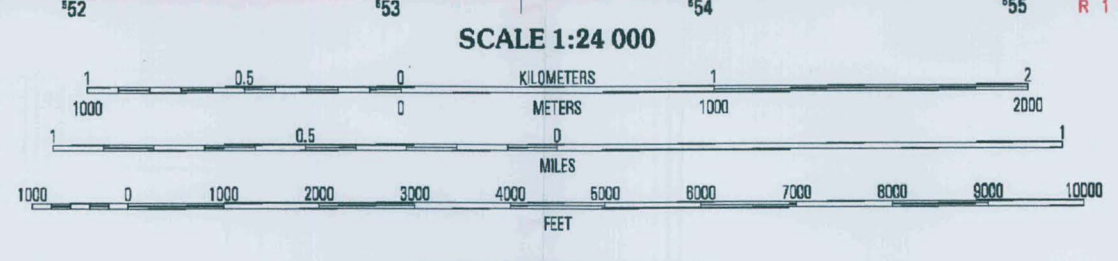
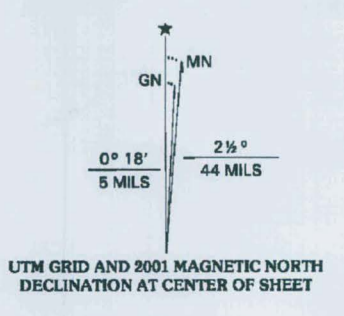
**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.





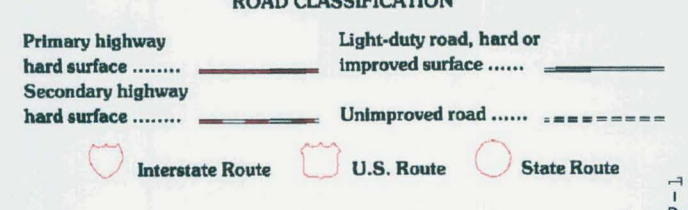
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B: 15/550680/3462.940 D: 15/549800/3462.760

Produced by the United States Geological Survey  
Topography compiled 1955. Planimetry derived from imagery taken 1998 and other sources. Public Land Survey System and survey control current as of 1972.  
North American Datum of 1983 (NAD 83). Projection and 1 000-meter grid. Universal Transverse Mercator, zone 15 10 000-foot ticks. Louisiana Coordinate System of 1983 (north zone)  
North American Datum of 1927 (NAD 27) is shown by dashed corner ticks. The values of the shift between NAD 83 and NAD 27 for 7.5-minute intersections are obtainable from National Geodetic Survey NADCON software.  
There may be private inholdings within the boundaries of the National of State reservations shown on this map.  
Landmark buildings verified 1972.



CONTOUR INTERVAL 10 FEET  
DOTTED LINES REPRESENT 5-FOOT CONTOURS  
NATIONAL GEODETIC VERTICAL DATUM OF 1929  
TO CONVERT FROM FEET TO METERS, MULTIPLY BY 3.048

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS  
FOR SALE BY U.S. GEOLOGICAL SURVEY, P.O. BOX 25286, DENVER, COLORADO 80225  
AND LOUISIANA DEPARTMENT OF TRANSPORTATION AND DEVELOPMENT, BATON ROUGE, LOUISIANA 70804  
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST



1	2	3	1 Rock Hill
			2 Ball
			3 Green Gables
4			4 Rapides
	5		5 Libuse
			6 Woodworth West
			7 Woodworth East
6	7	8	8 Lelandier

ALEXANDRIA, LA 1998  
NIMA 7546 IV SW-SERIES V885





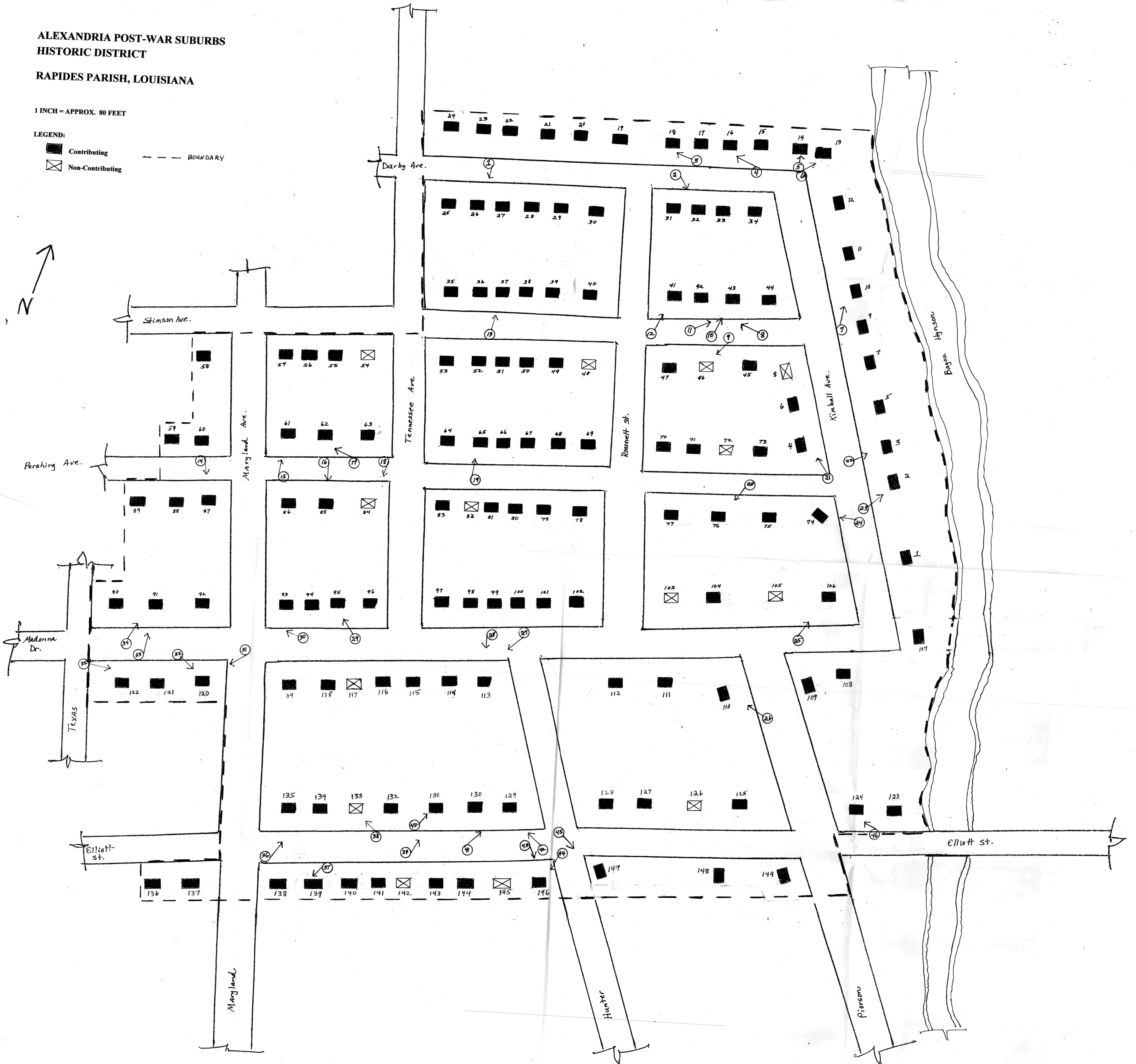
ALEXANDRIA POST-WAR SUBURBS  
HISTORIC DISTRICT  
RAPIDES PARISH, LOUISIANA

1 INCH = APPROX. 80 FEET

LEGEND:

- Contributing
- ⊠ Non-Contributing

--- BOUNDARY















2815





























































































204



















































































UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY NAME: Alexandria Post-War Suburbs Historic District

MULTIPLE NAME:

STATE & COUNTY: LOUISIANA, Rapides

DATE RECEIVED: 4/26/13 DATE OF PENDING LIST: 5/20/13  
DATE OF 16TH DAY: 6/04/13 DATE OF 45TH DAY: 6/12/13  
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 13000366

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: N NATIONAL: N

COMMENT WAIVER: N

ACCEPT  RETURN  REJECT 6/6/2013 DATE

ABSTRACT/SUMMARY COMMENTS:

*A district comprising some outstanding examples of  
Ranch & Contemporary style houses.*

RECOM./CRITERIA Accept C

REVIEWER J. Gabbert DISCIPLINE \_\_\_\_\_

TELEPHONE \_\_\_\_\_ DATE \_\_\_\_\_

DOCUMENTATION see attached comments Y/ see attached SLR Y/

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.





JAY DARDENNE  
LIEUTENANT GOVERNOR

**State of Louisiana**  
**OFFICE OF THE LIEUTENANT GOVERNOR**  
**DEPARTMENT OF CULTURE, RECREATION & TOURISM**  
**OFFICE OF CULTURAL DEVELOPMENT**  
**DIVISION OF HISTORIC PRESERVATION**

PAM BREAU  
ASSISTANT SECRETARY

April 23, 2013

TO: Mr. James Gabbert  
National Park Service 2280, 8<sup>th</sup> Floor; National Register of Historic Places  
1201 "I" Street, NW; Washington, DC 20005

FROM: Patricia Duncan, Architectural Historian, National Register Coordinator  
Louisiana Division of Historic Preservation *Patricia Duncan*

RE: Ouachita Coca-Cola Bottling Company, Inc.; Ouachita Candy Company, Inc.  
Ouachita Parish, LA  
*Alexandria Post War Subbs*

Enclosed please find a nomination form with supporting materials for the above referenced property or historic district. Should you have any questions, please contact me at 225-219-4595.

PD/pld

Enclosures:

- 1 Original National Register of Historic Places nomination form
- NA Multiple Property Nomination form
- 3 CD with electronic images, nomination and latitude/longitude map
- 46 Photograph(s)
- 1 Original USGS/NOAA map(s)
- Location/Latitude-Longitude Maps
- 1 Sketch map(s)/figure(s)/exhibit(s)
- 1 Piece(s) of correspondence –un-notarized letter of objection; person has been instructed to send notarized letter directly to NPS
- 3, 1 Other proof of legal notification for district with over 50 owners; copy of city's proclamation

COMMENTS:

- Please ensure that this nomination receives substantive review
- This property has been certified under 36 CFR 67
- X The enclosed owner(s) objection(s) do            do not X constitute a majority of property owners.
- Other:



I live in the proposed Historic District in Alexandria and was not contacted before this application was filed. I beleive they only contacted the homeowners that would approve this District. Since the rules for establishing an Historic District were not followed, then the application is illegal and should be rejected.



David Davenport  
3025 Madonna Drive  
Alexandria, La. 71301  
318-445-5062  
thedavenport@msn.com







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**Announcements**

ANYONE knowing the whereabouts of or claiming to be the heirs or legatees of Elizabeth Cooper Profit please contact Susan Ford Fisher, Attorney at Law, 1430 Metro Drive, Alexandria, Louisiana, 71301, 318-442-8899.

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Request by Environmental Review (www.fcc.gov/asr/environmentalrequest) and on-line filings are strongly encouraged. The mailing address to file a paper copy is: FCC Requests for Environmental Review, Attn: Ramon Williams, 445 12th Street SW, Washington, DC 20554. HISTORIC PROPERTIES EFFECTS? Public comments regarding potential effects on historic properties may be submitted within 30 days from the date of this publication to: 611306-52-MB EB Consulting, 6876 Susquehanna Trail S, York, PA 17403, Tel: 330-239-3535, mricksebiconsulting.com

(2) 21

Celco Partnership and its controlled affiliates doing business as Verizon Wireless (Verizon Wireless) proposes to build a 292-foot Self-Supporting Lattice Communications Tower. Anticipated lighting application is medium intensity dual red / white strobes. The site location is 118 Dewitt Lane, Alexandria, Rapides Parish, LA 71302; N 31-9-25.6, W 92-18-0.2. The Federal Communications Commission (FCC) Antenna Structure Registration (ASR, Form 854) filing number is A0825635.

**ENVIRONMENTAL EFFECTS** - Interested persons may review the application (www.fcc.gov/asr/applications) by entering the filing number; environmental concerns may be raised by filing a Request for Environmental Review (www.fcc.gov/asr/environmentalrequest) and on-line filings are strongly encouraged. The mailing address to file a paper copy is: FCC Requests for Environmental Review, Attn: Ramon Williams, 445 12th Street SW, Washington, DC 20554. HISTORIC PROPERTIES EFFECTS? Public comments regarding potential effects on historic properties may be submitted within 30 days from the date of this publication to: Sarah Varley, 6876 Susquehanna Trail South, York, PA 17403, (717) 449-4085, or starley@ebiconsulting.com.

(2) 21  
Celco Partnership and its controlled affiliates doing business as Verizon Wireless (Verizon Wireless) proposes to build a 292-foot Self-Supporting Lattice Communications Tower. Anticipated lighting application is medium intensity dual red/white strobes. The site location is 795 Denny Road, Deville, Rapides Parish, LA 71328; N 31-17-0.5, W 92-18-48.7. The Federal Communications Commission (FCC) Antenna Structure Registration (ASR, Form 854) filing number is A0826241.

**ENVIRONMENTAL EFFECTS** - Interested persons may review the application (www.fcc.gov/asr/applications) by entering the fil-

**NOTICE IS GIVEN** THAT Brian Michael Selliff, Provisional Administrator of the Succession of Betty Jane Rougeau Selliff, has, pursuant to Louisiana law, petitioned this Honorable Court for authority to transfer by Dation en paiement to Ms. Lisa Barbiero, in satisfaction of the succession's mortgage indebtedness in favor of the association, the succession's interest in the following described property:

Lot Fifteen (15) of Cloverdale, Subdivision of part of Lots Eight (8) and Nine (9) of David K. Cooper partition in Section 26, Township 4 North, Range 1 East, Rapides Parish, Louisiana, as per plat of said subdivision recorded in Plat Book 13, Page 8, records of Rapides Parish, Louisiana, together with all improvements situated thereon.

The Order granting such authority may be issued after the expiration of seven (7) days from the date of the second publication of this Notice. Any Opposition to the Application must be filed prior to the issuance of the Order.

BY ORDER OF THE COURT  
Robin L. Hooter, CLERK

\*\*\*\*\*  
(2) 21 (3) 13

**NOTICE**

Notice is hereby given, pursuant to Article IV, Section 21(D)(1) of the Louisiana Constitution, that on February 15, 2013, Energy Louisiana, LLC ("ELL"), an electric public utility providing retail electric service to customers in forty-six (46) Parishes of the State of Louisiana, filed with the Louisiana Public Service Commission ("LPSC"), pursuant to Article IV, Section 21(D)(3) of the Louisiana Constitution and Title 45, Section 1163.1 of the Louisiana Revised Statutes, Its Application for Authority to Change Rates, Approval of Formula Rate Plan and for Related Relief. This filing, herein referred to as the "2013 Rate Case," was prepared and filed in response to the decision of the LPSC issued during its Business & Executive Session held on November 9, 2011 and memorialized in LPSC Order No. U-31944-A.

In response to that Commission decision, ELL has prepared and submitted an application for change in rates based on the test year period of July 1, 2011 through June 30, 2012 and has also included a request for a specific Return on Equity, and requests for approval for a number of tariffs, cost recovery schedules and riders. In addition, as was required by the Commission, ELL has included a class cost of service in its rate case filing; however, this study is

plan a Formula Rate Plan for reestablishing rates on an annual basis.

In the MISO/ITC Scenario, ELL has requested a rate increase of \$168,125,165. This will have the following effect on typical monthly customer bills: an annualized typical monthly bill for Residential Service for 1,000 kWh would increase \$7.56 from \$98.11 to \$105.66. An annualized typical monthly bill for Small General Service for 12,500 kWh would increase \$76.81 from \$1,360.67 to \$1,437.48. A typical monthly bill for Large General Service for 1,000 kWh and 500,000 kWh would increase \$1,918.13 from \$37,781.42 to \$39,699.55.

In the MISO-Only Scenario, ELL has requested a rate increase of \$144,013,831. This will have the following effect on typical monthly customer bills: an annualized typical monthly bill for Residential Service for 1,000 kWh would increase \$6.80 from \$98.11 to \$104.91. An annualized typical monthly bill for Small General Service for 12,500 kWh would increase \$66.72 from \$1,360.67 to \$1,427.39. A monthly bill for Large General Service for 1,000 kWh and 500,000 kWh would increase \$2,028.35 from \$37,781.42 to \$39,809.77.

For questions regarding ELL's filing please call the LPSC toll free at (800) 256-2397. Additionally, the public version of the Company's filing, including its attachments, may be viewed in the Records Division of the LPSC at the following address:

Records Division  
602 N. 5th Street,  
12th Floor  
Baton Rouge,  
Louisiana 70802  
Telephone:  
(225)342-3157

ENERGY LOUISIANA, LLC

(2) 21

**PUBLIC NOTICE**

The Alexandria Post-War Suburbs Historic District will be considered by the Louisiana State Review Committee for the National Register of Historic Places. The proposed historic district is bounded roughly by Bayou Hynson, Darby Street, Texas Street, and Elliott Street. A map of the proposed expansion is on file with the Louisiana Division of Historic Preservation (225 219-4595) and the City of Alexandria, Historic Preservation Commission (318-449-5040). The State Review Committee meeting at which the district will be considered will begin at 1:30 p.m. on Thursday, March 21, 2013 in the Capitol Park Welcome Center, 702 North River Road, Baton Rouge, Louisiana.

The National Register of Historic Places, the federal government's

owner of private property who chooses to object to listing may submit a notarized statement certifying ownership and objection to listing. Each owner or partial owner of property has one vote regardless of the portion of the property that the party owns. If a majority of private property owners object, a property will not be listed. However, the State Historic Preservation Officer shall submit the nomination to the Keeper of the National Register for a determination of eligibility for inclusion in the National Register. If the property is determined eligible but not formally listed, the Advisory Council must still be given an opportunity to comment on Federal projects which may affect the property. If you choose to object to the listing of your property, the notarized objection must be received by Pam Breaux, State Historic Preservation Officer, P.O. Box 44247, Baton Rouge, LA 70804 by March 18, 2013.

Should you have any questions, please address them to Patricia Duncan in the Division of Historic Preservation (225 219-4595) or at the address above. A copy of the nomination, the criteria for evaluation, and or information on results of listing are available at the above address and phone number as well as with the City of Alexandria, also at the phone number provided above.

(2) 21

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fire\_cracker1964@yahoo.com

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# Alexandria *Louisiana*

## Office of the Mayor Proclamation

WHEREAS, this nomination will be the FIRST post-war National Register District in Louisiana and Alexandria's 2<sup>nd</sup> National Register District; and

WHEREAS, the district consists of 149 residential structures, 135 of which are contributing and 14 non-contributing; and

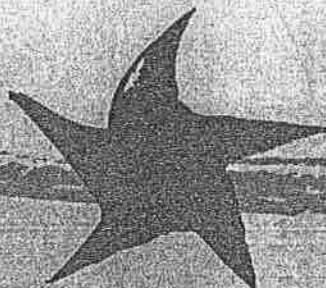
WHEREAS, the district is exemplary post WW II neighborhood and has a strong concentration of ranch houses, contemporary and Wrightian (in style of Frank Lloyd Wright), that display the quintessential characteristics of the type; and

NOW, THEREFORE, I, Jacques M. Roy, Mayor of the City of Alexandria, Louisiana, do hereby proclaim Thursday, March 21, 2013, as

### ALEXANDRIA POST-WAR SUBURBS HISTORIC DISTRICT DAY

*In witness whereof I have hereunto set my hand  
and caused this seal to be affixed*

*21<sup>ST</sup> Day of March, 2013*



*Mayor, City of Alexandria, Louisiana*