

United States Department of the Interior
National Park Service

For NPS use only

National Register of Historic Places
Inventory—Nomination Form

received FEB 18 1988
date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Tuscowilla Park Historic District

and or common N/A

2. Location

street & number Various N/A not for publication

city, town Ocala N/A vicinity of

state Florida code 012 county Marion code 083

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial
<input type="checkbox"/> structure	<input checked="" type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	N/A in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	N/A being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input checked="" type="checkbox"/> park
			<input checked="" type="checkbox"/> private residence
			<input checked="" type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Various

street & number Various

city, town Ocala N/A vicinity of state Florida

5. Location of Legal Description

courthouse, registry of deeds, etc. Marion County Courthouse

street & number 110 NW 2nd Ave.

city, town Ocala state Florida

6. Representation in Existing Surveys

Historic Properties Survey of
title Tuscowilla-Wyomina Neighborhood has this property been determined eligible? yes no

date November 1986 federal state county local

depository for survey records Bureau of Historic Preservation

city, town Tallahassee state Florida

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

The Tusawilla Park Historic District, located in Ocala, Florida, is composed of buildings reflecting a variety of uses, styles, materials, dating from two principal periods of historic development in the neighborhood. The district comprises mainly wood frame residences and includes a former synagogue, a former woman's club, and a park. Its concentrated physical development began about 1880 with the plating of Caldwell's Addition to the city of Ocala. Contributing buildings date from approximately 1877 to 1930. Most of the houses are wood frame vernacular, but some of the late 19th and early 20th century architectural styles are represented, including Queen Anne, Colonial Revival, and bungalow. While the district has lost some of its integrity due to poor maintenance, alteration, or demolition of a number of structures, it retains to a large degree those physical characteristics which convey its historic period of development.

The proposed historic district is located in Ocala, an incorporated community in central Florida with a population of approximately 43,000. The neighborhood is located only a few blocks northeast of the downtown business area and was one of the city's earliest "suburbs." The boundaries of the small district are irregular. They include Silver Springs Boulevard on the south, N.E. 8th and N.E. Sanchez avenues on the east, N.E. 3rd and N.E. 5th streets on the north, and Tusawilla Avenue and Watula Street on the West.

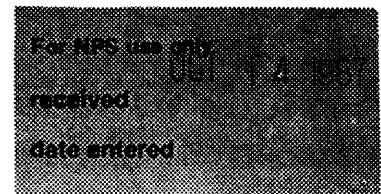
In addition to the buildings, the district is marked by a large variety of trees and shrubs, of which oaks of a venerable age and native palms predominate. The principal focus of the neighborhood is Tusawilla Park which lies in the north half of the district apart from the built environment. The park covers ten acres and is marked by a large spring (Tusawilla Lake), originally known as Howse Spring after Captain Edward Howse who owned a plantation in the vicinity. The spring was purchased by the city of Ocala in 1916, and the park around it was developed through the efforts of the Ocala Woman's Club.

The entrance to the park along Tusawilla Avenue at the intersection of N.E. 2nd Street was named "Victory Way" and marked by flanking brick pillars with bronze plaques dedicating the drive to the "men and women of Marion County who served in the (First) World War." Oaks and magnolias were planted on both sides of the street. The park itself was also planted with oaks and magnolias, as well as palms, red hibiscus, oleander, crepe myrtle, and other varieties of trees, shrubs, and flowers. At the spring itself, the woman's club constructed the Elizabeth Maughs Grotto, dedicated to one of the leading champions of the park's beautification program.

There are 46 buildings within the historic district covering all or portions of six city blocks located south and east of the park. Of these 37 are approximately 50 or more years old. The great majority of the original buildings were single family residences, but a number of these have been converted to multi-residential or commercial uses. About 71 percent of the buildings are wood frame vernacular construction. Only a handful are masonry, most of them built after World War I. Most of the non-contributing structures date after the period of historic

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development and are primarily masonry commercial buildings located along Silver Springs Boulevard and N.E. 8th Avenue.

The origins of the district reside in the 19th century. The district occupies the northern portion of the Alvarez Land Grant which was awarded to Antonio Alvarez by the Spanish Crown in 1817. The grant formed the basis of a number plantations during the American Territorial Period (1821-1845), the most prominent of which were the Humphreys, Caldwell, and Howse plantations. In 1885, a portion of the area was platted to create Caldwell's addition to Ocala, the first major subdivision east of the town. Bird's eye views of the Ocala dating from the 1880s and 90s show that the area was devoted mainly to citrus groves, the major industry in that part of Marion County until the discovery of phosphate. The only roads in the district were Silver Springs Boulevard (Ocklawaha Road), N.E. 2nd Street, and N.E. 8th Avenue (Anthony Road).

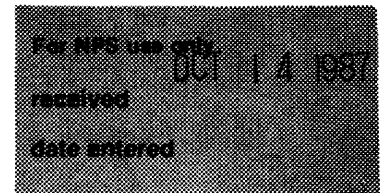
Growth naturally centered on the major roads, and the early Sanborn maps of Ocala show that a number of buildings once stood along Silver Springs Boulevard and N.E. 8th Avenue. However, of the structures that once bordered the south and east edges of the district, only 615 and 725 Silver Springs Boulevard still survive (photos 1 and 2). Today the two major traffic arteries show the effects of widening and redevelopment which began in the post-World War II period. The majority of the contributing buildings in the Tusawilla Historic District are concentrated along Tusawilla and Sanchez avenues and N.E. 2nd Street.

The ten buildings in the historic district known to date from the 19th century are all of wood frame and two stories in height. Their basic plans are rectangular, although rear ellis are usually present. The Gray House at 725 Silver Springs Boulevard, however, is a Queen Anne style house and has the irregular plan typical of that style. The houses rest on masonry piers and have verandas extending the width of their facades. Weatherboard and drop siding are the most widely used exterior siding, with wood shingles and novelty siding restricted to the decorative trim areas. Wood shingles were also originally used on the roofs of the early houses in the Tusawilla neighborhood, but with the exception of the Brown-Israel House at 119 N.E. Sanchez Avenue where shingles are found on the mansard, most of the structures now employ composition shingles or raised seam metal sheeting.

The fenestration of these houses is regular but not always symmetrical. Double hung sashes with 1/1 or 2/2 lights are common. Roofs are gable or hipped, or combinations of the two. The Queen Anne style Gray House at 725 Silver Springs Boulevard also has a tower with a pavilion roof, and the Brown-Israel House on Sanchez has a most unusual mansard roof capped with a gable. Decorative details are few. The facade of the former synagogue at 729 N.E. 2nd Street (Photo 6) features decorative truss beams in its main gable and entrance hood. The Brown-Israel House has a classical cornice and pediments over the dormer windows. The Gray House features a small vergeboard in the main gable and turned wood posts on the veranda, but no house in the district has an extensive decorative or stylistic program.

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The district contains a number of small bungalows such as the one found at 119 Tusawilla Avenue (Photo 5), a type of residence popular in Florida from about 1910 to 1930. The name "bungalow" is a corruption of the Hindustani adjective *bangla*, meaning "belonging to Bengal," used by the British in India to signify a low house surrounded by a veranda. Such houses were built at intervals along main roads to serve as resthouses for travelers. The American bungalow bears little visual relation to its Indian namesake. The first examples appeared at the World's Columbian Exposition in Chicago in 1893 and California Mid-Winter Exposition of 1894. Charles Sumner Greene and Henry Mather Greene, two California brothers who practiced architecture together from 1893 to 1914, produced a number of notable bungalow designs that were given extensive publicity in a variety of publications. At about the same time *Bungalow Magazine* and *The Craftsman* appeared which featured house plans available for purchase and contained articles about the economical use of space, modern kitchens, interior decoration, and landscaping, all aimed at the would-be home owner of modest means.

Bungalow designs drew upon and combined a number of stylistic sources, including Oriental, Tudor, Swiss, and Spanish elements. Exposed structural members and combinations of surface textures were emphasized. The most common type of bungalow built during its heyday of 1900 to 1920 was the front-gabled type, the one found in the Tusawilla district. The bungalow at 119 Tusawilla Avenue has the characteristic low-pitched gable roof with the wide unenclosed eaves overhang, exposed rafters and decorative beams under the gable. The partial-width porch is covered by an extension of the main roof supported by tapered columns set on masonry piers that rise from the ground level. The porch is partly enclosed by a low masonry wall.

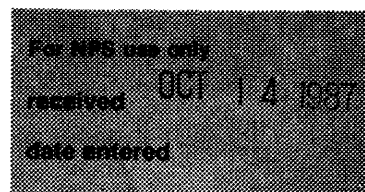
The one-story structure has a cross gabled "T" wing at the rear and rests upon a low masonry wall foundation. The major window are four part units consisting of a central movable sash window flanked by two smaller ones and surmounted by a latticed transom. The exterior siding is drop siding, and decorative square-butt shingles are found in the gable. On the north elevation stands an exterior brick chimney, and a smaller brick flue is found at the rear of the house. All of these are representative elements of the more inexpensive bungalows and are only a few of the many combinations of materials employed on such structures.

The Queen Anne style is best represented by the Gray House (Photo 2) at 725 Silver Springs Boulevard. The house is easily identified as belonging to this type by its tower, irregular plan, and large veranda. The style was named and popularized by a group of 19th century British architects who borrowed heavily from medieval models for their house designs. Their productions, however, were misnamed, as they bore little relation to the formal Renaissance architecture that was the trademark during the reign of Queen Anne (1702-14).

American examples of the style were even a further departure from historical precedent. Rather than the half-timber and patterned masonry house of the Tudor and Jacobean periods favored by the British architect, American builders developed inventive new forms in which a great variety of spindlework, roof configurations,

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bays, balconies, and verandas became prevalent. Queen Anne houses built by the vast majority of Americans, however, were not very elaborate, limiting the vocabulary of stylistic details to the irregular plan, distinctive tower, and a large veranda.

Only one other house in the district is distinctly Queen Anne style, this is the one-story cottage located at 23 N.E. Sanchez Avenue built in 1885. It embodies Queen Anne through its corner turret, its irregular massing, and some of its exterior finishes. Unfortunately, the original wood floor of the porch has been replaced by a concrete deck, and metal posts now support the gable porch roof.

The district contains one rather odd example of a type of building that is rare in Florida. This the Second Empire style Brown-Israel House (Photo 3) at 119 N.E. Sanchez Avenue which was built in 1885. The style takes its name from the reign of Napoleon III (1852-187), France's Second Empire, where it was extensively used in the reconstruction of central Paris. Its most distinctive feature was the mansard roof, named for the 17th century French architect, Francois Mansart. The style was in vogue in America from about 1860 to 1880. In addition to the mansard roof the Brown-Israel House has the pedimented dormer windows and bracketed classical cornice at the eaves. The wood frame main block of the house is quite plain, not unusual in inexpensive regional specimens of the style. The house is extremely unusual, however, in that it has a gable roof over the mansard. It is not known when or exactly why this feature was added. The Brown-Israel House is the only Second Empire style building in Ocala.

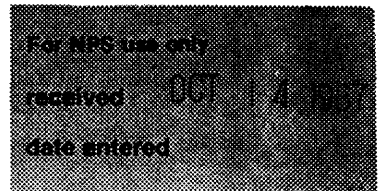
There are no fully developed Gothic Revival style buildings in the Tusawilla Park district, but there are two structures that embody some of the basic forms of what is often referred to as "Carpenter Gothic." These are the houses at 206 N.E. Sanchez Avenue (c. 1895) and 711 N.E. 2nd Street (c. 1906). Although neither house makes use of the pointed arch or the elaborate wooden millwork that we often associate with the style, they both have the steeply pitched cross gable roofs and upper wall surfaces that extend into the facade gables without a break that identify the residences as being among the principal subtypes of the Gothic Revival. The house at 711 N.E. 2nd Street is of the centered gable variety: a symmetrical plan house with side gables having a prominent central cross gable. The house at 206 N.E. Sanchez Avenue belongs to the "paired gable" subtype and has three gables on the facade, a feature which occurs only rarely.

Most Gothic Revival houses in the United States were constructed between 1840 and 1870, but the style was never as popular as the competing Greek Revival, particularly in the South. The style began in England in the mid-18th century and was originally used for the construction of picturesque country houses, seldom concerning itself with historical precedent in its use of the stylistic vocabulary. It was championed in America between 1830 and 1850 by the architects Alexander Jackson Davis and Andrew Jackson Downing in their books Rural Residences (1837) and The Architecture of Country Houses (1850).

The "medievalism" of the old synagogue (Photo 6), built c. 1888, at 729 N.E. 2nd Street derives not from the Gothic Revival but from the transitional "Stick"

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style which bridges Gothic and Queen Anne. Also based on the English medieval building tradition, the Stick style developed its own distinctive idiom. Its identifying features usually include steeply pitched gable roofs or cross gables with overhanging eaves and with decorative trusses and knee braces at the apex. The wall material may combine horizontal, vertical, and diagonal siding, and shingles. The "horseshoe" truss in the facade gable of the synagogue and the main entrance hood over the entrance with its support brackets and half-timber motif in its gable clearly establish this building's stylistic heritage. Even such "classical" features as the arched stained glass windows and "Palladian" gable vent are occasionally found on Stick style buildings; particularly in urban areas.

The Colonial Revival style, which became popular in America around the turn of the century, is also represented in the historic district. Such examples as are found in the Tusawilla neighborhood, however, are extremely limited in their decorative program and are often difficult to distinguish from frame vernacular. The style traces its roots to the 1876 Philadelphia Centennial Exposition, where a number of the buildings sought to interpret historically significant structures dating prior to the founding of the republic. These colonial "homes" were rich in elements borrowed from ancient Greek and Roman tradition as interpreted through British Renaissance tastes. Known as "Georgian," "Adam," "Federal," and "Jeffersonian," the various styles that appeared shortly before and after the American Revolution typically incorporated classical columns, porticos, high and low relief detailing, and the prominent emphasis of windows and doorways.

The Colonial Revival style buildings in the historic district are all two-story structures with an approximately rectangular ground plan, excluding rear ells. The "colonial" elements of these residences are generally restricted to ones like those found on the houses at 103 N.E. Sanchez Avenue (Photo 4), built in 1895, and 109 N.E. Sanchez Avenue, (c. 1910). Both have hip on gable roofs with enclosed soffits, the soffit of the house at 103 Sanchez also being fitted with modillions. Each house also has a hip roof veranda on the main facade that is supported by columns, although the tapered "Tuscan" columns of the house at 109 Sanchez are stylistically better than the boxed columns of 103. The only other "colonial" features of the houses are the oval (103) and arched (109) vents in the facade gables and the transoms over the main entrances.

Alterations to specific contributing buildings in the historic district are difficult to document but the Sanborn maps, city directories, and other sources clearly show that the area still reflects approximately the building density of the period of historic development, except along Silver Springs Boulevard and N.E. 8th Avenue. All but two of the non-contributing structures in the district are masonry residential and commercial buildings whose styles reflect their later period of construction.

Tusawilla Park has experienced a number of changes since it was first established in 1916, even though the trees and other plantings--or similar descendants--are still present. The spring originally extended as it now does north of N.E. 4th Street when the park was established, but the first phase of

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improvements were limited to the area south of 4th Street, which already existed when the park was laid out. The area around the northern half of the lake remained largely untouched until the later 1930s when the park was extended as a project funded by the federal government under the W.P.A. program. The park extension, however, lacked the distinctive landscaping of the area south of 4th Street, and the buildings in the northern half of the park do not fall into the same historic period of the development. The northern boundary of the district has, therefore, been limited to that portion of the park which is directly associated with the physical development of the residential neighborhood to the south of the park.

The Tusawilla Park district remains largely residential, although there have been some commercial intrusions in the last 20 years. Also, the limited adaptive reuse of historic buildings in the area has tended to emphasize conversion for commercial purposes. Only two of the historic buildings were constructed as non-residential structures: the synagogue (now a church) and the woman's club on Tusawilla Avenue (Photo 7). The predominant styles in the district are frame vernacular and bungalow, although there is some representation by the Queen Anne, Second Empire, Carpenter Gothic, and Colonial Revival styles. The age, building density, and visual ambience of the neighborhood clearly establish it as a unified area worthy of recognition as a historic district.

Contributing Buildings:	37
Non-Contributing Buildings:	9
Other Contributing Properties:	1 (Tusawilla Park)
Non-Contributing Properties:	<u>0</u>
Total Properties:	47

2/13/88

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Tusawilla Park Historic District Resource Inventory

KEY: C = Contributing, NC = Non-Contributing

Building Inventory

<u>ADDRESS</u>	<u>CATEGORY</u>	<u>ADDRESS</u>	<u>CATEGORY</u>
<u>N.E. 2nd Street</u>		<u>Silver Springs Boulevard</u>	
609-611	NC	615	C
711	C	719	NC
714	C	725	C
715	C	<u>Tusawilla Avenue</u>	
721	C	21	C
722	C	22	C
726	NC	103	NC
729	C	111	C
732	C	114	C
<u>Sanchez Avenue</u>		119	C
17	NC	120	C
23	C	211	NC
103	C	217	C
104	C	217 B	NC
109-111	C	220	C
112	NC	223	C
119	C	225	C
120	C	235	C
205-209	C	241	NC
206	C	<hr/>	
211	C	Contributing Buildings:	37
215	C	Non-Contributing:	9
216	C	Total:	46
219	C	<hr/>	
226	C	Other Contributing Properties:	
231	C	Tusawilla Park (site):	1
232-36	C	Non-Contributing:	0
233	C	Total Properties:	47
240	C		

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input checked="" type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates c. 1877-1930 **Builder/Architect** Unknown

Statement of Significance (in one paragraph)

The Tuscawilla Park Historic District fulfills criteria A and C for listing in the National Register of Historic Places. It has local significance in the areas architecture, commerce, politics and government, religion, and the category of social/humanitarian activity. Its extant historic buildings date from the period c. 1877 to c. 1930. The buildings embody the period when the city of Ocala had begun to spread from the original downtown area and was the center of economic and political activity for Marion County and much of Central Florida. Also, the styles of the buildings reflect the trends in American taste during the late 19th and early 20th centuries and are visually associated with one of the city's first public parks in a residential suburb.

The proposed historic district is located within the Antonio Alvarez land grant. Alvarez was secretary to Jose Coppinger, the Spanish governor of Florida in St. Augustine, and was for a time mayor of the city. He received the grant in 1817 but made no attempt to settle there or make improvements on it. The first known white settler was an American named Gad Humphreys, a former major in the U.S. Army, who was appointed federal agent to the Seminoles in 1825. Shortly after receiving his commission, he purchased a one-half interest in the Alvarez land grant on which to establish a plantation, and with the assistance of local Indians erected a log building near Silver Springs to serve as his office and residence.

The plantation was one of the first in what is now Marion County and was devoted to a variety of agricultural pursuits, including cattle ranching. Humphreys lived there with his family until the outbreak of the Second Seminole War in 1835. With the onset of hostilities, Humphreys moved to St. Augustine, where he became a prominent citizen of the city, serving two terms as mayor and becoming president of the St. Johns County board of commissioners.

With the return of peace the settlement of Marion County proceeded in earnest. A post office was established at Ocala in 1843, and, three years later the original town plat was drawn up by a civil engineer named David Bruton. Formal incorporation of the community came in 1848, and by 1850 Ocala could "boast" a courthouse, a church, two stores, and ten to twelve houses. Development was slow but constant until after the Civil War when the combined influences of tourism, transportation, citrus growing, and phosphate mining quickened the pace of town growth. By the 1880s, the city had begun to spread beyond its original limits. The principal area of expansion was into the old Alvarez land grant the boundary of which lay on the eastern edge of town. That tract of land was owned by Joseph Caldwell, who had purchased it in 1850, and became Caldwell's Addition to the City of Ocala, the first major residential subdivision outside the original town plat.

9. Major Bibliographical References

SEE CONTINUATION SHEET

10. Geographical Data

Acreege of nominated property 20 apprx.

Quadrangle name Ocala West

Quadrangle scale 1:24,000

UTM References

A	<u>17</u>	<u>389</u> <u>800</u>	<u>3229</u> <u>040</u>
	Zone	Easting	Northing

B	<u>17</u>	<u>389</u> <u>800</u>	<u>3229</u> <u>540</u>
	Zone	Easting	Northing

C	<u>17</u>	<u>390</u> <u>000</u>	<u>3229</u> <u>540</u>
	Zone	Easting	Northing

D	<u>17</u>	<u>390</u> <u>000</u>	<u>3229</u> <u>040</u>
	Zone	Easting	Northing

E	<u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>
	Zone	Easting	Northing

F	<u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>
	Zone	Easting	Northing

G	<u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>
	Zone	Easting	Northing

H	<u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u>
	Zone	Easting	Northing

Verbal boundary description and justification

SEE CONTINUATION SHEET

List all states and counties for properties overlapping state or county boundaries

state	<u>N/A</u>	code	<u>N/A</u>	county	<u>N/A</u>	code	<u>N/A</u>
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state	<u>N/A</u>	code	<u>N/A</u>	county	<u>N/A</u>	code	<u>N/A</u>
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11. Form Prepared By

name/title W. Carl Shiver, Historic Sites Specialist

organization Fla. Bureau of Historic Preservation date 9/28/87

street & number R.A. Gray Building telephone (904) 487-2333

city or town Tallahassee state Florida

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature *George W. Gray*

title State Historic Preservation Officer date 9/28/87

For NPS use only

I hereby certify that this property is included in the National Register

Amy Schlager date 8/30/88

Keeper of the National Register

Attest:

date

Chief of Registration

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received OCT 14 1981
date entered

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Caldwell's Addition became the fashionable residential area for Ocala's leading citizens, including professionals, businessmen, and governmental officers. An 1883 bird's eye view of Ocala clearly shows a number of houses set among citrus groves to the east of town. Other subdivisions were established next to Caldwell's Addition in the last years of the 19th century. One of these was established by John G. Reardon, who had purchased the property from Joseph Caldwell in 1863. The area was bounded on the south by Silver Springs Boulevard, on the north by N.E. 2nd Street, on the west by a Seaboard Coast Line Railway, and on the east by Tuscawilla Avenue. Reardon's own residence was located on N.E. 2nd Avenue between Watula and Tuscawilla avenues, but it is no longer extant.

While most of the buildings that once stood along Silver Springs Boulevard were destroyed by post-World War II development, two important structures still remain within the boundaries of the Tuscawilla Park Historic District. These are the Frederick N. Foy and Charles M. Gray houses. The Foy House at 615 Silver Springs Boulevard was built c. 1877 and is the oldest building in the district. Foy came to Ocala from North Carolina and served several terms in the Florida legislature during the 1850s. The Gray House, located at 725 Silver Springs Boulevard, was built c. 1885 by the Ocala Building and Loan Association and became the home of Charles M. Gray, the rector of Grace Episcopal Church in Ocala, in 1892.

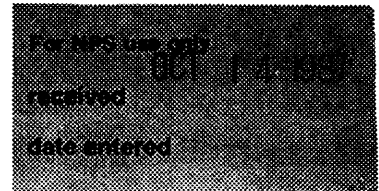
One of the historic district's most significant associations is with the Jewish community of Ocala. As Ocala prospered after the Civil War, a number of Jewish families moved to the city, and by 1873 their number was sufficient to organize a congregation called the United Hebrews of Ocala and to establish a cemetery which is still in use. Local Jews met in private for religious services until the first synagogue in Ocala was constructed at 729 N.E. 2nd Street c. 1888. Temple B'nai Daron occupied the building until 1976, when the congregation moved to a new building at another location.

The Jewish Community played a significant role in the commercial development of Ocala. Beginning in 1885, Isaac Maas operated a clothing store for several years before joining his brothers in Tampa to help operate the original Maas Brothers store, which today is one of Florida's largest retail merchandise chains. The East Florida Ice Company, founded by several Ocala Jewish businessmen, pioneered refrigeration and cold storage in Marion County. Its facilities were used to prevent the spoilage of local meat and produce awaiting transportation to northern markets.

Louis Fox and the brothers Simon and Solomon Benjamin, all Ocala residents, founded the Silver Springs, Ocala and Gulf Railroad, a line which connected Ocala and several communities in between with Homosassa Springs on the Gulf of Mexico. Shortly after fire leveled the downtown area of Jacksonville in 1901, Simon Benjamin moved to that city, taking his son Roy with him. Roy Benjamin, who had been raised in Ocala, became one of Jacksonville's most notable and prolific architects in the city's rebuilding efforts. Other distinguished citizens were the Rheinauer brothers, who like the Maas brothers, were founders of a statewide retail chain.

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Maurice Rheinauer was also assistant chief of the Ocala Fire Department and his brother Charles was vice president of the Ocala Iron and Machine works and founder and director of the Bank of Ocala.

By 1895, Ocala had a population estimated by one source at over 5,000. It had a well-developed transportation system and a prosperous economy based primarily on phosphate mining and citrus production. By 1900, however, the local economy was in a state of depression. A drop in the demand for phosphate saw the closing of some mines in Marion County. Citrus growers suffered significant fruit loss and tree damage as a result of devastating freezes that struck Florida during the winters of 1894, 1895, and 1999. Furthermore, the completion of the South Florida Railroad between Jacksonville and Miami in 1896 signaled a shift in economic development from central Florida to the southeast coastal frontier.

Although the boom era of the late nineteenth century was over, the economic and physical character of Ocala had been formed. During subsequent decades, it remained an area whose economy was based on phosphate, citrus production and other agricultural activities, and tourism associated with Silver Springs, the beautiful natural wonder to the east. It also remained the governmental seat of Marion County and a center of rail transportation.

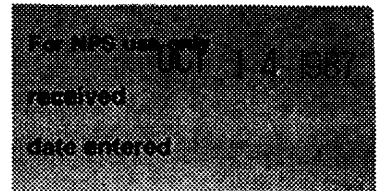
As Ocala began to develop into a mature community during the early years of the twentieth century, certain groups kept a watchful eye on the preservation of the city's scenic beauty. One of the most important of these was the Women's Club of Ocala. In the years prior to 1932, the municipal government played only a minor role in developing social programs, particularly in the areas of charity and civic beautification. The Women's Club of Ocala and other private groups assumed this role. Around 1916, the club constructed its headquarters at 120 N.E. Tusawilla Avenue. During the course of its existence, the club has made numerous contributions to the quality of life in Ocala as a whole and in particular to the visual character of Tusawilla Park.

The original entrance to the park was at the intersection of Tusawilla Avenue and N.E. 2nd Street. A set of brick pillars marks the entrance to the park. The pillars were dedicated in 1921 by the Women's Club as a memorial to the men and women of Marion County who served in World War I. The historic section of the park covers ten acres and played an important role in the development of the area. Its centerpiece is a natural spring, known locally as Howse Spring after some of the pioneer settlers who once inhabited the area. It was purchased by the city in 1916 and improved principally through the efforts of the Ocala Women's Club.

After World War I, the club arranged for the construction of a sixty foot divided driveway into the park, known as "Victory Way," and planted water oaks and magnolias on both sides of the road and magnolias down the median. At the northern end of the drive, which originally terminated in a circle, and around the spring the club also planted a variety of trees, including palms, dogwoods, crepe myrtle, and others. Other improvements to the park included a pergola and bandstand, and recreational facilities such as swings and a tennis court.

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During the 1920s, many Florida communities experienced a real estate boom that saw the creation of new subdivisions and the redevelopment and expansion of old ones. The main architectural idiom of this period was Mediterranean Revival architecture which borrowed heavily from Spanish architectural tradition. This "boom" largely bypassed the Tusawilla Park neighborhood, and much of the land available for building remained vacant. Only one small residence erected in the neighborhood during that period displays any Mediterranean Revival features.

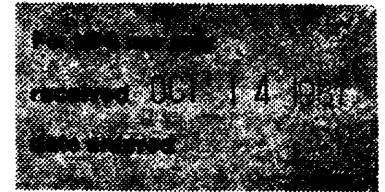
Ocala and Tusawilla Park remained largely unchanged until after World War II, when the community began to experience the plight of almost every American city during this period. Increasing numbers of automobiles and asphalt began to feed into the city, and suburban sprawl brought about an erosion of the traditional central commercial area. The location of Tusawilla Park along Silver Springs Boulevard (State Road 40) proved unfortunate, as a number of historic structures were demolished when the traffic artery was widened to accommodate increased tourist traffic passing through Ocala to the Silver Springs attraction.

Despite the loss of some resources the proposed Tusawilla Park Historic District is still notable for conveying a sense of time and place that visually and physically stands apart from other neighborhoods in Ocala. The buildings in the district represent a variety of architectural types from the late 19th and early 20th centuries, including frame vernacular, Queen Anne, Colonial Revival, Second Empire, Gothic Revival, Stick Style and Bungalow, the characteristics of which have been detailed in the description section of the nomination proposal.

The district is also associated with a number of persons who made significant contributions to the history of Ocala and other areas of the state. Prominent among these were members of the Jewish community who were active in commerce, civic affairs, and politics. They also constructed Temple B'nai Daron, the pivotal building in the district.

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VERBAL BOUNDARY DESCRIPTION AND JUSTIFICATIONBoundary Justification

The boundaries of the Tuscawilla Park Historic are justified by the age, styles, and contiguity of the built environment, plus the proximity of the structures to the spring (Tuscawilla Lake) and Silver Springs Boulevard. Although there a a number of buildings in the vicinity of the Tuscawilla Park neighborhood that are equally old and represent some of the same styles as those found in the historic district, they are the remnants of other subdivision developments and are not visually united with Tuscawilla Park. The northern and western boundaries of the district have been determined by the historical physical character of the lake and streets that defined the limits of the neighborhood up to 1929 (see enclosed 1929 Sanborn index map). The eastern and southern boundaries were established by the main thoroughfares of N.E. 8th Avenue and Silver Springs Boulevard and by the presence of non-contributing structures along N.E. 8th Avenue and N.E. 3rd Street.

Boundary Description

Begin at the southeast corner of Watula Street and N.E. 4th Street and run east along the south curb line of N.E. 4th Street to the southwest corner of N.E. 4th Street and Sanchez Avenue; then run south along the west curb line of Sanchez Avenue to the southwest corner of Sanchez Avenue and N.E. 3rd Street and continue along the west curb line of Sanchez Avenue to a point parallel with the north property line of 231 Sanchez Avenue; then run east along the north property line of 231 Sanchez Avenue to the east property line of said property; then run south along the east property lines of the buildings fronting on the east side of Sanchez Avenue to the point where said line intersects the north property line of 715 N.E. 2nd Street; then run east along the north property lines of the buildings fronting on the north side of N.E. 2nd Street to the point said line intersects the east property line of 729 N.E. 2nd Street; then run south along said line to the south curb line of N.E. 2nd Street; then run east along said curb line to a point parallel with the east property line of 732 N.E. 2nd Street; then run south along said line approximately 300 feet; the run west to a point parallel with the east property line of 725 Silver Springs Boulevard; then run south along said property line to the north curb line of Silver Springs Boulevard; then run west along the north curb of Silver Springs Boulevard to a point parallel with the west property line of 615 Silver Springs Boulevard; then run north along said property line to a point parallel with the south property line of 21 Tuscawilla Avenue; then run west along said property line, crossing Tuscawilla Avenue and continuing along the south property line of 22 Tuscawilla Boulevard to the west property line of said property; then run north along the west property line of 22 Tuscawilla Avenue and continue along the west property lines of 114 and 120 Tuscawilla Avenue to the south curb of N.E. 2nd Street; then run east along the south curb line of N.E. 2nd Street to the intersection of Tuscawilla Avenue; then run north along the west side of Tuscawilla

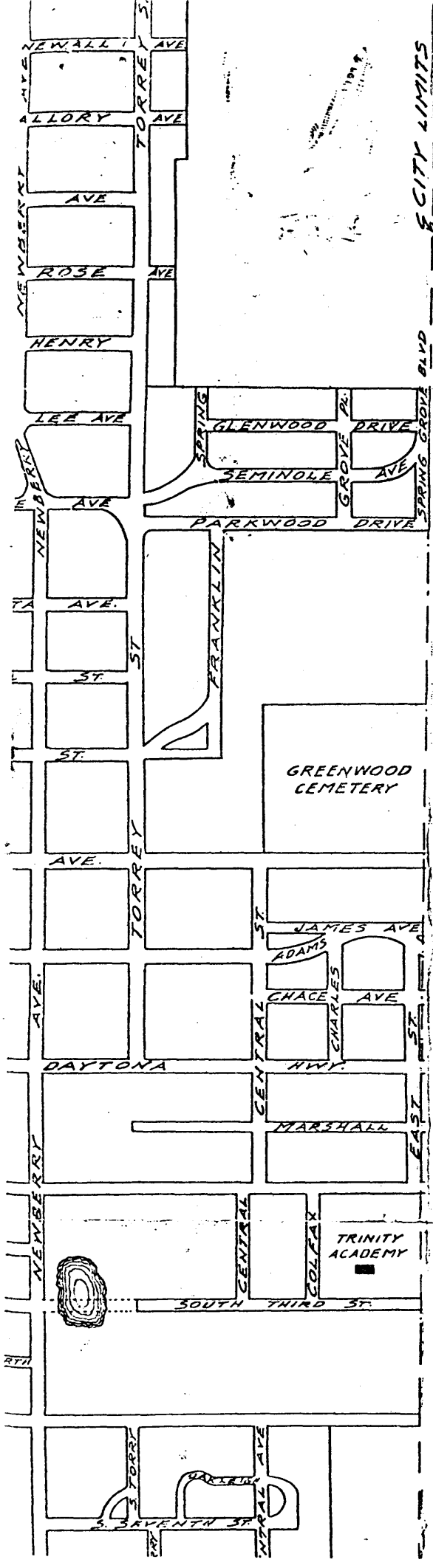
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Avenue to a point parallel with the south property line of 220 Tuscawilla Avenue; then run west along the south property line of 220 Tuscawilla Avenue to the west property line of said property; then run north along the west property line of 220 Tuscawilla Avenue to the north property line of said property; then run east along the north property line to the west curb line of Tuscawilla Avenue; then run north along the west curb line of Tuscawilla Avenue, crossing N.E. 3rd Street, to the north curb line of N.E. 3rd Street; then run west along the north curb line of N.E. 3rd Street to the intersection of Watula Street; then run north along the east curb line of Watula Street to the intersection of N.E. 4th Street, the point of beginning.



A	Catholic	C. Ch.	10
	Christian	Ch. Ch.	9
	Christian Science	Ch. Sc. Ch.	9
	Church of Christ, Clyatt Hall	Ch. of Ch.	8
	Episcopal	Ep. Ch.	9
	Methodist	Me. Ch.	8
	Presbyterian	Pr. Ch.	10
	Seventh Day Adventist	7 Da. Ad.	10
B	Synagogue	Syn. Ch.	10

HIGHWAYS

NAME	ZON
Aviation Field Ocklawaha Avenue	8
Dixie Highway Magnolia St., State Road No. 2	8
Daytona Beach Ocklawaha Avenue	8
Dunnellon Highway, Broadway	8
Jacksonville, Daugherty St. Anthony Rd. State Road 31	11
Jacksonville, Dixie Highway, Magnolia St. State Road 2	8
Silver Springs, Ocklawaha Avenue	8
Tampa, Broadway, thru Dunnellon, via State Road 5	8
Tampa, Dixie Highway Magnolia St. via Belleview and State Rd. 23-8.	8

HOTELS

NAME	Abbreviation	ZON
Colonial	Co. Ho.	8
Florida House	Fla. Ho.	8
Harrington Hall	H. H. Ho.	8
Hoffman	Ho. Ho.	9
Marion	Ma. Ho.	7
Maxine	Max. Ho.	8
Ocala House	Oc. Ho.	8
Ocala Highlands, located two miles east of Court House.		

INDUSTRIES

NAME	Abbreviation	ZON
Cigar Factory, Vandenbrock	Cig. Fac.	8
Coca Cola Bottling Works	Coca Cola	8
Crushed Stone Plant, Thomas		3
Hillcrest Novelty Works	Hi-Nov. Wo.	10
Lime Plant, Meffert		5
MacKay Lumber Company	Mac. Lu. Co.	7
Mineral Filler Plant, Blowers		3
Ice Plant, Fla. West Coast	Fla. W. Co. Ice Co.	9
Ice Plant, Fla. West Coast proposed	Fla. W. Co. Ice Co.	9
Ice Plant, New Ice Company	New Ice Co.	9
Nehi Bottling Works	Nehi	7
Nu-Grape Bottling Works	Nu-Gr	8
Ocala Brick & Tile Company	Oc. Br. & Ti. Co.	9
Ocala Construction and Supply Co.	Oc. Con. & Sup Co.	7
Ocala Fruit Packing Company		5
Ocala Iron Works	Oc. Ir. Wo.	8
Ocala Marble Works	Oc. Mar. Wo.	8
Ocala Manufacturing Co., crate and box	Oc. Mfg. Co.	9
Ocala Steam Laundry	Oc. St. La.	8
Ray & Thomson, Lumber	R. & T.	8
Southland Creamery	So. Or.	8
Southland Creamery Chicken Fattening Plant	Chicken Ft. Pl.	9
Todd Lumber Company	Todd Lu. Co.	9
Tomato Packing House, Tucker & Simmons	Tom. Pac. Ho.	8

MISCELLANEOUS

NAME	Abbreviation	ZON
A. C. L. Yards and Shops		7
A. C. L. Freight Denot	Fr. D.	8
A. C. L. Division Office	A. C. L. D. O.	8
Chamber of Commerce		7
Evergreen Cemetery		7
Florida Power Sub. Station		4
Golf Grounds		13
Greenwood Cemetery		14
Jewish Cemetery	Jewish Cem.	8