



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 How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. 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 entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Gomes, Frank and Theresa, Residence
other names/site number Hale Ho'okipa Inn

2. Location

street & number 32 Pakani Place not for publication ___
city or town Makawao vicinity ___
state Hawai'i code HI county Maui code 009 zip code 96768

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this ___ 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 meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant ___ nationally ___ statewide locally. (___ See continuation sheet for additional comments.)

[Signature] 4-20-01
Signature of certifying official Date

State or Federal agency and bureau

In my opinion, the property ___ meets ___ does not meet the National Register criteria. (___ See continuation sheet for additional comments.)

Signature of commenting or other official Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby certify that this property is:	Signature of Keeper	Date of Action
<input checked="" type="checkbox"/> entered in the National Register <input type="checkbox"/> See continuation sheet.	(Fox) Sarah D. Bpe	6/15/01
<input type="checkbox"/> determined eligible for the National Register <input type="checkbox"/> See continuation sheet.		
<input type="checkbox"/> determined not eligible for the National Register		
<input type="checkbox"/> removed from the National Register		
<input type="checkbox"/> other (explain):		

5. Classification

Ownership of Property
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property
(Check only one box)

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

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

N/A _____

Number of Resources within Property

Contributing	Noncontributing
<u> 2 </u>	<u> </u> buildings
<u> </u>	<u> </u> sites
<u> 2 </u>	<u> </u> structures (bread oven, cistern)
<u> </u>	<u> </u> objects
<u> 4 </u>	<u> 0 </u> Total

Number of contributing resources previously listed in the

National Register N/A

6. Function or Use

Historic Functions (Enter categories from instructions)

Cat: Domestic Sub: single dwelling

Current Functions (Enter categories from instructions)

Cat: Domestic Sub: hotel

7. Description

Architectural Classification
(Enter categories from instructions)

Other: OTHER: Early Twentieth Century Hawaiian Vernacular

Materials
(Enter categories from instructions)

foundation wood

roof asphalt shingle

walls cedar shingle

other porch: stone, wood, concrete

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 a grave.

D a cemetery.

E a reconstructed building, object, or structure.

F a commemorative property.

G less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

Architecture _____

Social History _____

Ethnic Heritage _____ European

Period of Significance

Ca. 1924-1950

Significant Dates

Ca. 1924

Significant Person
(Complete if Criterion B is marked above)

Cultural Affiliation

Architect/Builder

unknown

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 9 Page 1

Name of property Gomes, Frank and Theresa, House

County and State Maui County, Hawai'i

9. Major Bibliographical References Bibliography (Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

County of Maui, Territory of Hawai'i. Deed, A. F. Tavares to Frank G. Morganho, February 14, 1916. (Copy of deed held by Cherie Attix.)

County of Maui, Territory of Hawai'i. Deed, Frank G. Morganho to Mary Nives Gomes, June 24, 1952. (Copy of deed held by Cherie Attix.)

Cup Choy, David, Kaupakulua resident, interview with Dawn Duensing, November 21, 2000.

Felix, John Henry and Peter F. Senecal. *The Portuguese in Hawai'i*. (Honolulu: published by authors), 1978.

Gomes, Dorothy Vares, daughter-in-law of Frank Gomes, interview with Dawn Duensing, November 21, 2000.

Gomes, Harry and Lorraine, grandson of Frank Gomes and wife, interview with Dawn Duensing, November 21, 2000.

"Makawao Still Holds First Position As Pasture Land," *The Maui News*, December 4, 1926, sect. 6, p. 2.

"Maui Couple Mark Golden Anniversary," *The Maui News*, July 1, 1944, p. 1.

PBR Hawai'i. *Country Town Design Guidelines Makawao-Pukalani-Kula*. Draft. [Honolulu], April 1992.

Tavares, William, son of Antone Tavares, who sold the property to Frank Gomes in 1916, interview with Dawn Duensing, November 30, 2000.

Previous documentation on file (NPS)

preliminary determination of individual listing (36 CFR 67) has been requested

previously listed in the National Register

previously determined eligible by the National Register

designated a National Historic Landmark

recorded by Historic American Buildings Survey

recorded by Historic American Engineering Record

Primary Location of Additional Data

State Historic Preservation Office

Other State agency

Federal agency

Local government

University

Other

Name of repository:

10. Geographical Data Acreage of Property less than one acre

UTM References

(Place additional UTM references on a continuation sheet)

Zone Easting Northing

Zone Easting Northing

1 04 779150 2307680

3 _____

2 _____

4 _____

See continuation sheet.

Verbal Boundary Description
(Describe the boundaries of the property on a continuation sheet.)

A portion of the 21,079 square-foot lot at 32 Pakani Place, Makawao, Maui, Hawai'i, TMK (2) 2-4-18-063. The boundaries are the northeast lot line, together with the northwest and southeast lot lines to a point 30' southwest of the circa 1924 house.

Boundary Justification
(Explain why the boundaries were selected on a continuation sheet.)

The Frank Gomes residence was originally situated on approximately 21.5 acres of land in Makawao, Maui. The land was subdivided for family members in the 1950s. In 1994, a developer purchased a portion of the original Gomes homestead and the property was subdivided into nine residential lots. The circa 1924 house for the national register nomination is located at TMK (2) 2-4-18-063, which is a 21,079 square-foot lot. A new house was constructed along the southwest property line in 1997. The boundaries were selected to encompass only the circa 1924 house, cistern, cookhouse, and Portuguese oven.

11. Form Prepared By

name/title Dawn E. Duensing, historian
organization _____ date 12/11/00
street & number P.O. Box 888 telephone (808)572-6583
city or town Makawao state HI zip code 96768

Additional Documentation. Submit the following items with the completed form:

Continuation Sheets

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.

Photographs

Representative black and white photographs of the property.

Additional items
(Check with the SHPO or FPO for any additional items)

Property Owner(Complete this item at the request of the SHPO or FPO.)

name Cherie Attix
street & number 32 Pakani Place telephone (808) 572-6698
city or town Makawao state HI zip code 96768

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 7 Page 1

Name of property Gomes, Frank and Theresa, House
County and State Maui County, Hawai'i

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

The former residence of Frank and Theresa Gomes is a 2,094 square-foot house constructed in the early twentieth century Hawaiian vernacular style. The vernacular architecture of the period is reflected in the structure's post and pier construction and modified hip roof with overhanging eaves. The house was built circa 1924 on a property of approximately 21.5 acres.

The single-story house is a complex "H" floor plan. The living room and dining room are situated in the center wing and the bedrooms, baths, and kitchen in the east and west wings. Near the center of the exterior wall on the east and west wings, a 22' long section of wall extends 4' from the house. The extension is the same size as the middle bedroom in each wing in order to make those rooms larger. The house is sited to capture the morning and evening light. The dining area and kitchen receive the morning sun as it rises over Haleakalā. The evening light and the West Maui Mountains could be viewed from the living room, lānai, and front bedrooms. Development now blocks the once-expansive view towards the northwest.

Lānais span the areas between the east and west wings in both the front and rear of the house. Sets of double wood doors with ten lights each open from the central living/dining area onto each lānai. Wooden screen doors are over the double doors. Each set of double doors is flanked by a two-over-two double-hung window. A wood door is located on each side of both lānais, providing access to the east and west wings. Both lānais feature jigsaw-cut balustrades constructed of 1" x 6" vertical boards and horizontal 2" x 4"s attached to 4" x 4" posts. The rear lānai can be enclosed by a pair of gates that match the balustrade. Six concrete stairs 64" wide ascend to the front lānai. The porch railings are stepped stone walls 1' thick with an 18" wide concrete cap. Three concrete steps ascend to the back lānai.

Bay windows are located on the front (north) end of the east and west wings. Four double-hung windows are in each bay. The majority of the windows in the house are double hung and measure approximately 35" wide by 60" high. All windows are of wood-frame construction. Most of the double-hung windows feature a two-over-two pattern. There is a double-hung window with a six-over-six pattern in the rear (south) wall of each wing, as well as two windows with this pattern near the southeast corner of the east wall. There is a set of triple,

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 7 Page 2

Name of property Gomes, Frank and Theresa, House
County and State Maui County, Hawai'i

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

divided-light sliding windows on the west wall of the kitchen that measures 30" high by 99" wide. The kitchen has a door on its southwest wall. Much of the glass in the doors and windows is original.

The roof is comprised of gables over a moderately-pitched hip, with overhanging eaves and exposed rafters. A gable is located on the center wing. Gables are also located on the ends of the east and west wings. All the gables face north (front) and south (rear). Attic vents constructed of vertical slats are beneath each gable. An unusual decorative feature is located in the front of the east and west wings under the eaves, above the roof-wall junction. A triangular-shaped soffit was built in each corner, perpendicular to the wall under the ridge rafter. The soffits are outlined with decorative molding. The roof is covered with asphalt shingles. The exterior walls of the house are clad with plain cedar shingles set in a coursed pattern. Lattice has been added below the floors to enclose the area under the house.

The interior of the house retains numerous original features. Built-in custom cabinets 4' high extend from the living room's side walls approximately 4'-4" and serve to distinguish the living area from the dining area. Two square columns that taper to the ceiling are on top of each cabinet. The living room/dining room walls are vertical tongue-and-groove boards. The ceiling is also tongue-and-groove. A picture rail runs along the perimeter walls approximately 3' below the ceiling. The floors in the living room, dining room, and two front (north) bedrooms are 4"-wide planks of stained Douglas fir. The rest of the wood floors in the house have been painted. The walls of the kitchen and several bedrooms are 5" vertical boards. Most of the rooms feature original light fixtures, although the glass on the fixtures has been replaced. There are also some original twist-knob light switches. There is a built-in cabinet in the kitchen and in the original east-wing bathroom. The kitchen and bedrooms have a picture rail around the perimeter of the rooms approximately 3'-4" below the ceiling. The two original bathrooms have claw-foot bathtubs.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 7 Page 3

Name of property Gomes, Frank and Theresa, House
County and State Maui County, Hawai'i

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

The house is relatively unaltered. Despite the lack of maintenance over the years, the house is in good condition. Termite damage is evident in the roof rafters and in some of the piers. Several floor joists were replaced due to termite damage. Two bathrooms were added to the east wing, probably in the early 1990s. The kitchen has been renovated with new cabinets and appliances. Some bedroom walls have been replaced with drywall and insulated for soundproofing. Several years ago, a laundry shed was added at the southwest corner of the house near the kitchen. The addition was constructed with a framed-plywood wall on the south and a lattice wall on the west. The shed roof is corrugated fiberglass. White vinyl gutters and downspouts have been installed over the rear lānai and the kitchen entrance on the west wall.

Frank Gomes subdivided his property into individual parcels for his children prior to his death in 1961. His oldest daughter Mary received her portion of the property, 2.96 acres, and the family home in 1952. In 1994, the Mary Gomes' parcel with the house was sold and subdivided into eight lots. A new cul-de-sac was built to service the subdivision. New houses have been constructed on the adjacent lots. The house, now on a 21,079 square-foot lot, was purchased by the current owner, Cherie Attix, in 1996. Several mature trees remain on the property, including the Norfolk pine tree viewed in the late 1920s photo (attached as Appendix B). Near the northwest property line under the Norfolk pine tree is a set of concrete stairs which originally led to what some residents called the *pu'uhale*, the "house on the hill." The stairs now lead to an adjacent house lot, which has also been purchased by Cherie Attix. A stone Portuguese oven, used by the original owners, is located along the southeast lot line behind the house. The oven is built of lava rock and mortared. The interior is brick. The oven measures approximately 5'-6" high, with an approximate diameter of 9' across and 7' deep. It is wider at its base than at the top, being shaped somewhat like an igloo. Adjacent to the oven is the cookhouse, a 13' x 27' wood structure in poor condition and now used for storage. The original cistern is located on the east wall of the house near the northwest corner. It was apparently set up to pump water to a redwood water tank that stands in the southeast corner of the lot.

The current owner has restored the interior and continues to restore the house. She intends to maintain the property's historic integrity and character. The house has been used as a bed and breakfast since 1996 and is known as the Hale Ho'okipa Inn, the "house of hospitality."

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 8 Page 1

Name of property Gomes, Frank and Theresa, House
County and State Maui County, Hawai'i

Narrative Statement of Significance
(Explain the significance of the property on one or more continuation sheets.)

The Frank and Theresa Gomes House is a fine example of the early twentieth-century Hawaiian vernacular style. The majority of houses during the era were built in the common "plantation" style of Hawaiian architecture, with single-wall, vertical-board construction and little ornamentation. The Gomes House features construction details and craftsmanship that indicate it was built for a successful middle-class family. Architectural features included double wall construction; shingle-cladded walls rather than the more common vertical board; multiple gables over the hip roof; decorative eave details; built-in cabinets and columns; two lānais; and jigsaw-cut balustrades. The house was on a large acreage and sited to take advantage of morning and evening light. Set upon a hill, the Gomes family enjoyed expansive views of Haleakalā, the central Maui valley, and the West Maui Mountains. The "H"-shaped floor plan allowed the family to have separate areas for living and sleeping quarters. The house featured two bathrooms during an age when many of Maui's working-class families had outhouses.

Although there has been a loss of historic integrity to the site, the house is relatively unaltered and retains its historic character. Most of the interior has been restored and reflects the charm of the 1920s. The interior features original woodworking, light fixtures and switches, clawfoot bathtubs, and built-in cabinets. The house is a fine example of the middle-class prosperity achieved by Maui's immigrant families during the early twentieth century. There are only a few examples of this type of architecture remaining in Makawao.

The house is also significant as a place that made an important contribution to the development of the Makawao community. In addition, it played a role in the lives of Makawao's Portuguese residents. The house was located in an area inhabited by prosperous citizens, including Fred Hardy, the principal of Makawao School. Hardy owned approximately twenty acres adjacent to Gomes. (The Hardy House was placed on the National Register of Historic Places in 1984.) The Tavares family owned a number of parcels in the area in addition to that which they sold Frank Gomes. A few other prominent families nearby were the Kalamas and the Tams.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 8 Page 2

Name of property Gomes, Frank and Theresa, House
County and State Maui County, Hawai'i

Narrative Statement of Significance: Explain the significance of the property continued.

Upcountry Maui, where Makawao is situated, is an area well suited for agriculture. Farming enterprises dating to the mid-1800s included wheat, sugar cane, pineapple, dairy, and cattle. By the turn of the century, ranching became one of the predominant land uses in Upcountry Maui. Large ranches in the area included Haleakalā Ranch and 'Ulupalakua Ranch. In addition to these large businesses, there were numerous small-scale property owners that settled in Makawao and started various enterprises. The Chinese were the earliest immigrant group to become prominent landowners. Soon after, Portuguese immigrants purchased land in Makawao. While the Chinese concentrated on building the town's commercial core, the majority of the Portuguese listed their occupations as farming and ranching. The Makawao area was described as holding the island's "first position as pasture land." The availability of small parcels and fertile soil made Makawao an attractive place to settle. Although the history of the large ranches is well documented, there is little written evidence of the smaller landowners' contributions to the development of Makawao and Upcountry Maui. The early settlers often had limited capital, but it was their hard work and investment that made Makawao's settlement and subsequent prosperity possible.

Frank Gomes, Sr., was born in 1868 in Funchal, Madeira, and came to Hawai'i when he was eleven years old. His wife, Theresa DeCosta Gomes, was born in 1874 on the island of San Miguel in the Azores. She emigrated to Hawai'i at the age of nine. The couple was married in 1894 and had eighteen children. Gomes started a dairy business on his property in Kaupakulua, Maui. In 1916, Frank G. Morganho, alias Frank Gomes, purchased "an area of 21.5 acres, more or less," for \$3,000 from Antone F. Tavares, one of Maui's most notable Portuguese immigrants. The family moved to Makawao and Gomes raised cattle on his property. Around 1924, Gomes built the subject house and demolished the house that had been on the property. The Gomes family raised thirteen children in the new house.

Frank Gomes was successful in other ventures, including being a woodcutter for the sugar plantation. According to Gomes' grandson, woodcutters could make a very comfortable living and this probably was the means by which Frank Gomes earned money to invest in property. He owned approximately eighteen acres in Kaupakulua and ninety-two acres in Pe'ahi, Maui. Gomes raised cattle and also leased portions of his land to the Ha'ikū Pineapple Company. Local resident William Tavares remembers Frank Gomes as a successful entrepreneur who

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 8 Page 3

Name of property Gomes, Frank and Theresa, House
County and State Maui County, Hawai'i

Narrative Statement of Significance: Explain the significance of the property continued.

loaned his father Antone Tavares \$20,000 for a business venture.

The Gomes family enjoyed success in their new homeland, but also maintained ties to their Portuguese culture. Portuguese heritage was evident in their religion and their Portuguese *forno* (outdoor oven). St. Joseph's Catholic Church in Makawao was a predominantly Portuguese parish and included the Frank Gomes Family in its membership. Frank and Theresa Gomes were married in St. Joseph's Church and also celebrated their fiftieth wedding anniversary with a high mass. A Portuguese *forno* for baking bread, *pão doce* (sweet bread), *malasadas* (donuts), and other favorite recipes from the Old World was located behind the Gomes house. Homes with *forno* were places for the neighborhood's Portuguese women to gather, socialize, and bake bread several days each week.

As was the common practice, Gomes divided his land for his children during the 1950s. Mr. and Mrs. Gomes died in 1961 and 1952 respectively. In the 1960s, the land was passed on to his heirs. Today, a tax-map-key of the area indicates that some of the land is still owned by the Gomes' descendants. Makawao still has numerous Portuguese American families who retain their culture by their involvement with St. Joseph's Church and the ranching business. The Frank and Theresa Gomes Residence, with its Portuguese *forno*, remains as a fine example of the success of the Portuguese immigrants and their contributions to Upcountry Maui's heritage.

APPENDIX A

Floor plan and site plan for Frank and Theresa Gomes House, Maui County, Hawai'i

