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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 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: J. Clarence Kind House
other names/site number: William Forman Home

2. Location

street & number 751 Marsh Avenue not for publication N/A
city or town Reno vicinity N/A
state Nevada code NV county Washoe code 31 zip code 89512

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, 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 nationally statewide X locally. (See continuation sheet for additional comments.)

Ronald M. Jones, SHPO 8-24-05
Signature of certifying official/Title 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:

- entered in the National Register Edson H. Beall 10-5-05
 See continuation sheet.
- determined eligible for the National Register
- See continuation sheet.
- determined not eligible for the National Register
- removed from the National Register

 other (explain):

for Signature of Keeper Date of Action

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

Number of Resources within Property (Do not include previously listed resources in the count.)

Contributing	Noncontributing	
<u>1</u>	<u>0</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>0</u>	<u>0</u>	structures
<u>0</u>	<u>0</u>	objects
<u>1</u>	<u>0</u>	Total

Number of contributing resources previously listed in the National Register N/A

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

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: Single Dwelling

7. Description

Architectural Classification (Enter categories from instructions)

Early 20th Century Revival
Tudor Revival/ Cotswold Cottage

Materials (Enter categories from instructions)

foundation Concrete
roof Wood Shake
walls Brick/Stucco
other _____

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

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)

Community Planning and Development
Architecture

Period of Significance 1934
 Significant Dates 1934
 Significant Person (Complete if Criterion B is marked above) N/A
 Cultural Affiliation N/A
 Architect/Builder Russell Mills, Edward Parsons

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

9. Major Bibliographical References

Bibliography (Cite books, articles, and other sources used in preparing this form on one or more continuation sheets)

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 0.283 acres

UTM References (Place additional UTM references on a continuation sheet)

	Zone	Easting	Northing	Zone	Easting	Northing
1	<u>11</u>	<u>257430</u>	<u>4377900</u>	<u>3</u>	<u> </u>	<u> </u>
2	<u> </u>	<u> </u>	<u> </u>	<u>4</u>	<u> </u>	<u> </u>

 See continuation sheet.

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

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

11. Form Prepared By

name/title Barbara Malinky
organization State Historic Preservation Office date 2-23-2005
street & number 100 N. Stewart Street telephone 775-684-3447
city or town Carson City state NV zip code 89701

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 Antoinette M. Harsh
street & number 890 Marsh Avenue telephone
city or town Reno state NV zip code 89509

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. 470 et seq.).**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including the 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 Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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CONTINUATION SHEET

Section 7, 8 Page 1

J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

7. Description

The Kind house is located in Reno's Newlands Terrace subdivision, on a lot just shy of 0.3 acres. The home, at 751 Marsh Avenue, was built in 1934 for J. Clarence Kind and his wife Ella. The house was built by Reno architects Russell Mills and Edward Parsons, both of whom worked for the Home Owners Loan Corporation (HOLC) at the time. The residence was based on a design by an architect named Foster from the Midwest. The Kinds saw a picture of the home in a magazine, and asked Mills to duplicate the house for them, reversing the floor plan to fit their lot. The house fits somewhere in the range of variation of homes built in the Period Revival/Tudor style, influenced strongly by Cotswold Cottage, a subtype of the Tudor Revival house style. Tudor Revival features of the house include false half-timbering, a steeply pitched roof, and small window panes, while specifically Cotswold Cottage features include the use of brick and stucco siding, small dormer windows, and asymmetrical footprint. This English country style of architecture is based on cottages built in the Cotswold region of southwestern England since the Medieval period (Architecture 2005). It gained popularity in the United States in the 1920s and 1930s. The house was sold to William Forman and his wife Corrine Newkam in 1941.

The spacious home has just over 3,700 square feet of space. The floorplan of the one-and-one-half story home includes three bedrooms, a large Great Room on the first floor, and a study at the northeastern end of the house. A large, finished basement lies underneath the main structure, and a sunken garage lies beneath the first floor bedroom at the southwest end. In 1968, the Forman's hired Edward Parsons to work on the home. Parsons' additions to the house included the enlarging of the dining room at the back of the house, bookshelves and aquarium space in the study, finishing a portion of the basement, remodeling the kitchen, and remodeling the first floor bedroom and its adjoining bathroom.

The roofline of the home is gabled, the first floor bedroom extending from the front of the house serving as the single dominant front gable. The roof is medium pitched, but a slight flaring gives the appearance of a steeper pitch. The eaves overhang slightly. The exterior walls of the first floor are brick, while the walls of the second floor are false half-timbered and stucco. Two chimneys accent each end of the house. The northeast-end chimney is set between the Great Room and the study. Inside the home, exposed beams, as well as the stone fireplace, give the Great Room the feel of an Old World castle or lodge.

The Kind House retains a high level of all seven aspects of integrity. The 1968 modifications were mostly interior and were carried out in conformance with the original style, construction method, and materials of the building. Therefore, the Kind House fully conveys its historical significance under criteria A and C.

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Section 8 Page 2

J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance

The Kind House is eligible for the National Register of Historic Places under criterion A, for its role in Reno's community planning and development history, and under criterion C, as an excellent local example of the Tudor/Cotswold Cottage style of architecture, within the broader category of Period Revival, and as representing the work of two local master architects, Russell Mills and Edward Parsons.

Criterion A-Community Planning and Development

Reno began as a 160-acre town site surrounding the depot built along the transcontinental railroad route in 1868 by the Central Pacific Railroad. Over the following three decades the town expanded at a moderate rate with additions to the town being made to the north of the original town boundaries. The town maintained a fairly stable economy growing and transporting agricultural products to the outlying mining districts, as well as to points east and west. Because of the railroad, Reno became a center of commerce, and the neighborhoods began to fill with comfortable Victorian-era homes. Following several devastating fires, brick and stone became popular building materials.

The first decade of the twentieth century brought with it several developments that would direct the nature of Reno's growth and development. The first was the high-profile divorce case of William Corey, president of U.S. Steel Corporation. Mr. Corey's wife came to Reno to get a divorce from her philandering husband. The publicity generated by the case brought a certain amount of criticism, but it also planted the seed of economic opportunity in the minds of city fathers. Nevada's constitution allowed a generous six months in which to become a *bona fide* resident, which was important in the early years when Nevada sought voters. This quirk in the law was recognized as just the ticket to entice the growing market for migratory divorce. By 1910, the town had garnered a reputation as divorce colony, an image it would build on over the next five decades.

Another development that changed the direction of Reno's future was the arrival of George Wingfield, who had made a fortune in the recent Tonopah gold boom. Wingfield, who was at the same time powerful, ingenious and unscrupulous, became a political and economic force in Reno. His business endeavors included such things as banks, hotels, gambling halls, and brothels, and his business associates ran the gamut of anticipated professionals. As a result of its colorful industries, Reno had a rather questionable reputation, but it was also economically successful and more stable than other communities in Nevada, which endured the boom and bust cycles of mining and agriculture. Hence, with a relatively stable economy and the presence of prominent politicians, bankers, and lawyers, Reno grew into a small but prosperous community, the largest in Nevada until Las Vegas finally eclipsed it in the 1960s (Harmon 2003).

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Section 8 Page 3

J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance, continued

Reno's most prestigious citizens lived along a high bluff overlooking the Truckee River, including U.S. Senators George S. Nixon and Francis G. Newlands.¹ The first residence in what would come to be known as the Newlands District, was Senator Newlands' own home at 7 Elm Court, built in 1889. Newlands was involved in land development in Chevy Chase, Maryland, and also in his own Reno neighborhood. Newlands formed the Newlands Company, which began subdividing land beginning with the Rio Vista Heights Subdivision in 1906. The homes in the Rio Vista Subdivision were along Court and Belmont Streets,² and were large-scale, architecturally distinctive residences. The Newlands Company continued subdivision activities with the Newlands Tract, the Newlands Home Tract, Newlands Terrace, and the Newlands Heights Subdivisions in 1920, and the Newlands Height Addition in 1929. As Newlands' subdivisions spread south of the Truckee River (and the bluff with the lavish mansions), parcels were filled with more modest, yet fashionable residences. The greater Newlands District remains today one of Reno's most desirable historic neighborhoods. As such, it retains a high degree of integrity, which allows it to portray its developmental history (Bogoshian and Scharmer 1982).

Reno's Building Boom

The 1920s, when the Newlands Company was busy subdividing southwest Reno, were especially prosperous years for Reno, which experienced a growth spurt in 1925 when construction permits were issued exceeding \$1,430,457. The growth peaked in 1929, when building permits totaled \$2,111,275. Building permit activity did not fall below the \$1 million level until 1932, however. Even during the first few years of the Great Depression, Reno was not only kept afloat but thriving economically because of the divorce trade. The trade results in a greater demand for housing, since divorce-seekers streaming to Reno for an easy divorce had to live there for six months (until 1927); three months (from 1927 to 1931); or six weeks (after 1931). The 1931 change in Nevada's divorce law reducing the residency period from three months to six weeks opened the floodgates, and between 1929 and 1939, more than 30,000 divorces were granted in Washoe County alone. This activity had a dramatic effect on Reno's permanent population, as well. Between 1920 and 1940, Reno's population grew 43 percent, and the number of dwelling units grew from 2,617 in 1920 to 7,309 in 1940; an increase of 64 percent (Harmon 1998:86-89).

A number of new subdivisions and additions to the City of Reno were platted and recorded during the period 1920-1935. The majority of these occurred within the greater Newlands district in Reno's southwest quadrant, which from the beginning had been a highly desirable area. It stands to reason, therefore, that these new neighborhoods would contain the full array of Period Revival styles, from Chateausque to Mission, and range in scale from grand mansions to one-bedroom cottages.

¹ George Wingfield did not live on the bluff, but rather on Court Street, one block behind the Washoe County Courthouse.

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance, continued

Newlands Terrace

Newlands Terrace, in the Newlands Heights Addition, includes Blocks A, B, C, D, E, F, G, and H from California Avenue just south of Newlands Circle on the west, to Gordon Avenue on the eastern boundary, and from California Avenue south to Reno Avenue, and Blocks Q, R, and S from Nixon Avenue on the western border east to Gordon Avenue, and from St. Lawrence Avenue south to La Rue Avenue. Blocks A-F of Newlands Terrace were first subdivided in 1920. The Kind House is located in Block G, which was purchased along with Blocks H, I, J, K, and P by Janet Newlands and her husband William B. Johnson from the Newlands Company in 1922. Blocks Q, R, and S were added in 1925 (Washoe County Recorder's Office 2005).

The residences in the Newlands Terrace Subdivision are moderate homes displaying contemporary popular styles, predominantly Period Revival and Craftsman Bungalows. Architects include Edward Parsons, Russell Mills, Frederic DeLongchamps, Harry McMasters, and Dan Kirkoff. Kirkoff studied in France and was brought to Reno by Janet Newlands Johnson to build a residence in the Newlands Heights District, and was the architect for several noteworthy residences in the Newlands Heights Addition (Bogoshian and Scharmer 1982). Most of the homes in the Newlands Terrace were built in the 1920s, 1930s and 1940s, and have been kept in excellent condition, helping to maintain the integrity of the subdivision. The Kind House is an excellent example of the architecture present in the Newlands Terrace.

Criterion C-Architecture

The residence at 751 Marsh Avenue was built for Ella and Clarence Kind, by Russell Mills and Edward Parsons, in 1934. The Tudor/Cotswold Cottage home was designed by a Midwestern architect named Foster, chosen from 'a magazine clipping' (Parsons 1981:504) by the Kinds that was then transposed to fit the Kinds' lot at 751 Marsh Avenue.

The Newlands Addition contains the greatest diversity of architectural styles in Reno. Numerous large and small examples reflecting English and French influences can be found, but Craftsman, Mediterranean, Prairie, and Classical and Colonial Revival styles are also common. The Newlands Addition was established shortly before the turn of the twentieth century and subdivided several times over the course of the next three decades. Furthermore, the area was always affluent, so the homes, whether large or small, reflected the current architectural fashion of the period in which they were built. The Newlands Addition is also an area in which many architect-designed homes can be found. Nationally prominent architects contributed to the architectural scene in the Newlands Addition, including Paul Revere Williams and

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance, continued

Elmer Grey, as well as prominent Nevada architects, including Frederick DeLongchamps, Russell Mills, and Edward Parsons (Harmon 2003). Another home in the area that reflects the Tudor/English Cottage style was DeLongchamps's own home at 4 Elm Court, built ca. 1930. In fact, DeLongchamps was accomplished in the quaint English Cottage style, designing more than 25 in that style between 1910 and 1938. Although the Kind House was a reconstruction of a Midwestern architect's design, its Period Revival style blends well into the architectural landscape of the Newlands Addition.

Period Revival Architecture

The Tudor/Cotswold Cottage style is nestled in the broader architectural category of Period Revival that was popular in the United States from about 1920 to the early 1930s. Several trends in art and architectural responded to the waning of the Victorian era. One was the Arts and Crafts Movement that in addition to reacting to Victorian fussiness with a sense of order and purpose, it also sought to reject the dehumanizing effects of the machine age. The signature architectural style of this movement was the homey Craftsman bungalow, which became a ubiquitous symbol of western back-to-nature living. Reno embraced the bungalow with its own red brick version that was replicated in every neighborhood during the first four decades of the twentieth century.

The other notable architectural response to Victorian styles was the "Academic Reaction" led by the influential New York firm of McKim, Mead, and White. The approach was marked by "a return to formal, disciplined order and the literal, archaeological adaptation of historical styles that had gone out with the Greek Revival" (Carley 1994:176). This brought about renewed interest in historical European designs, and a new interest in America's colonial past. The early twentieth century saw a resurgence of interest in a variety of period styles that were "safe and conservative designs." These reflected historical ancestors like the half-timbered manor houses of Tudor England, and country estates of Normandy and Spain. The wealthy were the first to embrace these styles and they kept prestigious American architectural firms busy. Over the course of several decades, however, these popular revival styles spread to more modest suburban neighborhoods (Carley 1994:176). Regional expressions developed as well, with Dutch Colonial in the East, and Spanish Colonial in the West, until the 1920s when the geographical constraints were broken.

The term Period Revival is not universally employed when discussing the architecture of this era. John Milnes Baker (1994) refers to it as "Reminiscent Styles." In contrast to Victorian excesses, World War I architecture sought to find "simple, direct, and logical solutions," and "artistic skill combined with practical good sense" (Baker 1994:118). Quoting from an architecture competition of 1916, Baker

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance, continued

includes the following as an example of desirable characteristics: "A good common sense livable house should be simple and dignified, but full of charm," and "a wise use of simple materials and simple forms is another sign of good taste which is rapidly coming into favor. The exterior is so quiet and so simple as to have the charm that goes with all restrained work" (Baker 1994:118).

While the style of the Kind House is Tudor, it also reflects many influences from its subtype, Cotswold Cottage, also called an Ann Hathaway or Hansel and Gretel Cottage. This type defines a low, asymmetrical style with a prominent brick or stone chimney in the front or side that appears very large in relation to the overall size of the house, a steep gable roof with complex lines, and an exterior of natural local materials like brick, stone, wood, or half-timbers. The style claims roots in the Cotswold Hills of England around the time of the Norman conquest in 1066 (Architecture 2005). The romantic revival of the style was popular throughout the U.S. in the 1920s and 1930s.

The exact source of the design used by Mills and Parson is not known, only that it was from "a magazine clipping" (Parsons 1981:504). There were a number of plan books, particularly in the 1920s, that specialized in small homes with "quiet, simple charm," so admired at the time. These pattern books included offerings by the Architects' Small House Service Bureau, Rogers and Manson, Harris, McHenry and Baker Company, Henry Atterbury Smith, Robert Jones, Ray H. Bennett Lumber Company, Inc., and Loizeaux, to name a few. Bungalow pattern books were also available, with the most important by the publisher of "The Craftsman," Gustav Stickley. The Architects' Small House Service Bureau was established in 1919 in response to the housing shortage following World War I. In addition to the shortage of housing units, Secretary of Commerce Herbert Hoover (1921-1928) reported that 30 percent of the existing homes were "below American ideals of decent family life" (Architects' Small House Service Bureau 1992 reprint:v). The Small House Service Bureau was organized to help deal with the rash of poorly designed houses that were being built without the benefit of an architect. From its inception in 1919 to its demise in 1942, the Bureau adhered to traditional revival designs such as Dutch and New England Colonial, Tudor, Spanish, and Italian, although it offered Bungalow and "Modern American" designs, as well (Architects' Small House Service Bureau 1992 reprint).

Architect Russell Mills

The Kind House was built by Russell Mills and Edward Parsons, during their time with the Home Owners Loan Corporation (HOLC) in 1934. Both men are prominent Reno architects, and their work can be seen in the Newlands Heights Addition, as well as throughout Reno.

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance continued

Russell Mills was born in Chicago in 1892. At some point during Mill's childhood, the family settled in Oakland, California, south of Berkeley. Mills attended the Oakland public school system and was enrolled at the University of California, Berkeley, from 1913 to 1915. University records do not indicate whether or not he graduated, or what academic program he was following, but since he went on to become a registered (and respected) architect in Nevada, it seems likely that he at least attended architecture classes (the architects of the First Bay Tradition would still have been practicing and teaching in the Berkeley area at the time Mills was a student). He must also have been exposed to some engineering courses, since from 1916 to 1926, Mills worked in the engineering department of Pacific Gas and Electric Company in San Francisco (J.T. White 1966:494-495).

It is not known what brought Mills to Reno, but he appears in the city directories as early as 1927, where he is listed as the treasurer of Shearer and Wagner, Inc., electrical contractors (Polk 1927-1928). From 1927 to about 1935, Mills was the chief draftsman for Frederic DeLongchamps's architectural firm. DeLongchamps is considered to be Nevada's preeminent architect. Apparently, DeLongchamps held Mills in high esteem, since in 1932-1933, Mills served as vice-president of the firm. Mills opened his own architecture and engineering firm in Reno in 1936, which he operated until his death in 1959 (J.T. White 1966:494-495).

Mills was also active as an architect in public service. In addition to his own practice, he served as supervising architect for the HOLC from 1934 through 1939. The HOLC was one of President Franklin Roosevelt's New Deal programs, established to refinance loans for homeowners distressed by the Depression. During World War II, Mills served with the Bureau of Yards and Docks, and as regional architect for the National Housing Authority. Mills also served on a number of local boards and commissions, including the Reno City Council. He was a member of the American Institute of Architects, and was president of the Nevada chapter in 1953. When the Nevada State Board of Architects was established in 1949, Mills was issued registration (Harmon 2003).

Any design contributions Russell Mills might have made while employed by DeLongchamps are undocumented. Soon after becoming an independent architect, Mills received the commission for the Sparks City Hall and Fire House. While these buildings no longer stand, the Art Moderne style in which they were built seemed to be a style that Mills was particularly at home with, a far cry from the Tudor/Cotswold Cottage period Revival house that Mills built for Clarence and Ella Kind in 1934. Mills designed several outstanding buildings in the Art Deco/Moderne style during the 1940s. In 1941, Mills designed the Art Moderne-style Vocational Agricultural Building in Lovelock, Nevada (listed in the National Register in 1991), built by student labor under the auspices of the National Youth Administration

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance continued

(NYA), a New Deal program. In 1949, Mills designed the Veterans Memorial School in Reno in the Art Moderne style (listed in the National Register in 1995). While Mills appears to have been at home with Art Deco/Moderne, he was not restricted in stylistic choice, and the Kind House is only one of a number of buildings designed by Mills that is not in the Art Deco/Moderne style. Job's Peak Ranch (listed in the National Register in 2001), built in 1936 in Genoa, Douglas County, Nevada, is in the style of a Swiss Chalet.

A comprehensive list of Mills' commissions has not been found, but some of his other known works include the Brown elementary school in Reno, a high school and gymnasium for the Roman Catholic Diocese of Reno, a high school in Lovelock, a 62-unit apartment house, and many residences. Russell Mills passed away in July 1959, at the age of 67 (J.T. White 1966:494-495).

Architect Edward Parsons

Edward Parsons was born in Tonopah, Nevada, in 1907. The family moved to Salt Lake City, Utah, when Parsons was young, and then on to Reno in 1922. He was a student at Reno High when Dr. Effie Mona Mack saw one of his projects and declared that he should be an architect. After graduating from Reno High in 1924, Parsons went to the University of Southern California to study architecture, and then transferred to the University of Pennsylvania, where he graduated with a degree in architecture. When he could not find a job in Philadelphia, he returned to Reno, and then moved for a short time to San Francisco. In 1934, he returned to Reno and worked with Russell Mills, who was a HOLC reconditioning supervisor. He gave Parsons an assistant's job inspecting construction projects (Parsons 1981). It was during this time that Mills and Parsons worked together on the Kind House.

Over the years, Parsons worked with noteworthy Nevada architects Frederic DeLongchamps and Dan Kirkoff, before starting his own practice in 1938. Parsons' first commissions were several residences in the Newlands Addition in 1939, but he is also well known for designing buildings for the University of Nevada, Reno, including the Fleischman Agricultural Building, the Home Economic Building, and the Orvis School of Nursing (Parsons 1981). In addition, Parsons is known for his restorations of several buildings in Nevada, as well as his continued design of new residences. In 1968, Parsons designed an addition for Mrs. William Forman, who was then the owner of the Kind House at 751 Marsh Avenue. Parsons designed a semi-circular dining room at the back of the house, as well as several interior changes.

Parsons was the Nevada State Preservation Coordinator for the American Institute of Architects. He was an active member of the Comstock Historical District Committee, the Nevada Historical Preservation Review Committee, and the Washoe Landmark Preservation Committee. Parsons also began the Nevada

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

8. Significance continued

State Board of Architecture in 1949, and served on that Board for ten years (Parsons 1981). Edward Parsons died in Reno in 1991 at the age of 84 (Simone 2004).

The Kind House reflects a style of architecture that represented both contemporary fashion and current ideas of proper housing. In addition, the house is a representation of the work of two prominent Reno architects, Russell Mills and Edward Parsons, and characterizes the goals of development established by Francis Newlands. The residence retains a high level of all seven aspects of integrity. For these reasons, the Kind House is being nominated for the National Register of Historic Places.

9. Bibliography

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J.T. White

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

9. Bibliography continued

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1981 *Oral History*. Unpublished manuscript, University of Nevada, Reno.

Simone, Anne

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http://www.co.washoe.nv.us/pubworks/Title%20pages/regional_mapping.htm

Whiffen, Marcus

1969 *American Architecture Since 1780 : A Guide to the Styles*. The M.I.T. Press, Cambridge.

10. Geographical Data

Boundary Description

The National Register Boundaries of the Kind House includes the 0.28-acre parcel identified as Assessor's Parcel Number 011-201-33, Washoe County, Nevada, located in Section 14, T.19N, R.19E, MDM.

Boundary Justification

Resource boundaries include all land commonly associated with the lot identified as Washoe County, Nevada, APN 011-201-33.

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J. Clarence Kind House, 751 Marsh Avenue, Reno, Washoe County, Nevada

Attachment : Photographs

All 35-mm negatives at the Nevada State Historic Preservation Office ; Photographer, Mella Rothwell Harmon, April 2005.

- 1) Frontal view, showing southeast façade, facing northwest.
- 2) Angled view of house front (southeast side), facing N/NW.
- 3) Front entry way, showing cottage-style brick work, small casement windows, and second-floor stucco and false timber details.
- 4) Detail showing pitch of roof and brick chimney on southwest end of Kind House, facing northwest.
- 5) Angled front view, showing northeast chimney between Great Room and study, facing west.
- 6) Northeast end of house, showing front of study and casement window with diamond-patterned leaded windows.