

HISTORIC DISTRICT INFORMATION FORM

I. NAME OF DISTRICT:

East Marable Street Historic District[✓]--named for the principal street that runs through the district. This is also how local residents identify the area.

II. LOCATION OF DISTRICT

A. General Location

1. Describe in general terms the location of the district:

The district is located in the northern section of Monroe, along the north side of East Marable Street. The district is northeast of the North Broad Street Historic District and the Monroe Water Works. The area surrounding the district is residential in nature.

2. Principal streets, highways, and geographic features: *E. Marable St.*

East Marable Street, the southern boundary for the district, is the only street associated with the district.

3. City:

Monroe ✓

4. County:

Walton ✓

B. U.S. Congressman and Congressional District:

Doug Barnard--10th District

III. CLASSIFICATION:

Occupied

No previous preservation work has occurred in the area, although most of the structures have been maintained through the years.

Current use: residential

IV. DESCRIPTION OF DISTRICT

A. Narrative Description

1. General character, appearance, and historical development:

District is a late 19th and early 20th century residential area. It is a relatively small area, with all of the buildings in the district located on the north side of East Marable Street. Buildings in the district are generally one-story, modest, frame homes. The area developed in the late 1800s as a middle class residential neighborhood north of the North Broad Street area (i.e., the North Broad Street Historic District). The racial makeup of the area was white, separated from the black residential section to the west by the railroad.

2. Natural terrain, landmarks:

Area is generally flat, with only a slightly rolling terrain.

3. Various parts of the district:

The district is very unified in character, perhaps because of its small size.

4. Pattern of land subdivision:

District grew along the north side of a highway leading out of the northeast part of Monroe. Incoming streets intersect East Marable Street at various angles (Monroe's traditional gridiron plan had been broken by the time development reached this area).

5. Arrangement or placement of buildings:

One very early Victorian house sits back from the street at some distance. The other houses all maintain a uniform setback fairly close to the street. Lots are usually small, but large enough to hold an auxiliary structure in many instances.

6. Architectural characteristics:

Most of the buildings in the district are one-story frame structures. The earliest are

Victorian in nature, with large porches, turned balusters, decorative scrollwork, bay windows, and asymmetrical floor plans. Later buildings in the district are simpler in style while exhibiting similar massing, siting, and proportions. These 20th century buildings usually have large porches (some with half columns) and large eave overhangs. Bungalows (and features from the style) are common in the district.

The workmanship in the district appears to be of a good quality except for those buildings constructed in the 1930s, which do not appear to be of the same solid construction. Design qualities are finest in the Victorian-era houses, although several of the bungalows are well-designed and representative of the style as seen in Monroe.

7. Landscape characteristics:

The landscaping in the district is not a major characteristic. The few trees and bushes found in the area are informally planted, with little relationship to the houses, lot lines, or terrain.

8. Archaeological potential:

Unknown

9. Exceptions to the general rule:

There are no major exceptions to the general character of the district.

B. Condition:

Good
Fair--general condition of the district

C. Acreage of district (approximate):

15

D. Number of properties in district (approximate):

14

- E. Intrusions and non-historic properties. Non-historic properties are marked on the accompanying map.

Intrusions--General Description and Criteria for Inclusion:

No intrusions exist within the East Marable Street Historic District.

Non-historic structures--General Description and Criteria for Inclusion:

Buildings in this category are structures built after the 1930s. While they generally blend into the district in terms of siting, proportion, massing, height, and design, they do not necessarily contribute to the significance of the district. These are usually very non-descript buildings, with few if any design details. Criteria for inclusion included date of construction, design features, and compatibility with district.

- F. Boundaries of district

1. Brief boundary description and justification:

The district boundaries are shown on the accompanying map and include the historic residential area along East Marable Street. This small pocket of houses developed as a separate neighborhood, and is recognized as such. The boundary was chosen because of the concentration of significant historic resources in the area.

2. Differences of areas outside the district:

Low-income housing lies north and west of the district. The city's water works plant also lies adjacent to the district on the west. Two modern schools and 1950s and 1960s residential areas lie south and east of the district.

3. Tentative boundaries:

The boundaries are clearcut.

- G. Photographs:

Attached (See photographs #1-4)

East Marable Street Historic District
Page Five

H. Maps:

Attached (See Map M-30)

I. U.T.M. References:

A Z17 E248980 N3743560
B Z17 E249030 N3743480
C Z17 E248720 N3743180
D Z17 E248500 N3743330

V. HISTORY

A. Summary of Historical Facts

1. Original owner/developer:

N/A

2. Subsequent developer:

N/A

3. Original use:

Residential

4. Subsequent use:

Same

5. Architects:

Unknown

6. Contractors/builders:

Unknown

7. Other artists/craftsmen:

Unknown

8. Dates of development:

1880s to 1930s

B. Historical Narrative:

With the growth of Monroe in the last quarter of the nineteenth century, new middle class residential areas formed in various parts of the city. These developments, usually unplanned in nature, were built for the rising merchant, professional, and industrial management classes that were increasing in number. One such area of development was along East Marable Street.

East Marable Street Historic District
Page Six

The northern section of Monroe had long been a favored area for residential development, so it was natural that new construction would spread out to East Marable Street in the 1880s and 1890s. Initially, Marable Street, as a road out of town, was sparsely populated and offered a rural setting near the city. The closest development during these last two decades of the nineteenth century was along North Broad Street.

Early property owners in the district were from well-established families in Monroe, such as the Bricoes, Sheats, and Sorrells. These property owners began selling off lots along East Marable Street in the late nineteenth century. The earliest remaining houses in the district date from the 1880s and 1890s. They are typical of middle class housing in Monroe in that they are modest, one-story, frame structures. The earliest have rather large, wrap-around porches with turned balusters and decorative woodwork.

After the turn-of-the-century, development accelerated along East Marable Street. More lots were sold off and a small neighborhood developed. Houses built after 1900 maintained the same proportions, massing, and materials found on the earlier homes, but the detailing was much more simplistic and straightforward. The 1905 construction of the City Electric Light and Water Works Plant and the City Ice Plant at the western edge of the district stopped growth in this direction and broke the connection with the North Broad Street area.

By 1916, the majority of the houses remaining in the district today had been constructed. Development extended from the utility plants on the west to just past Turner Street on the northeast. Some of the last phase of development, which took place in the 1920s and 1930s, involved the construction of rental property. The Sheats House, located on the northwest edge of the district, also dates from this period.

Residents of the district were generally working and middle class citizens that worked in Monroe's stores and plants. While most of the homes were owner-occupied, some were used for rental purposes. Property owners in the district have included O.W. Patton, Leila Bell, Robert L. Nowell, R.A. Durden, and James Sheats.

Development ceased along the north side of East Marable Street after 1930 except for the construction of a few infill houses. During the 1940s, 1950s, and 1960s, however, growth continued south of East Marable along Turner Street and North Madison Avenue. The district itself has remained basically unchanged during this 50 year period, still reflecting its turn-of-the-century character.

VI. SIGNIFICANCE

A. Areas of Significance:

Architecture
Community Planning
Local History

B. Statements of Significance:

Architecture: The houses in the East Marable Street Historic District are important as a reflection of the housing styles favored by the middle class citizens of Monroe in the late nineteenth and early twentieth centuries. While not outstanding individually, these homes present a cohesive picture of certain important housing types of the era.

A few of the buildings are relatively well-developed expressions of Victorian-era architecture, featuring forms, floor plans, materials, porches, and detailing from the period. Most of the buildings postdate 1900 and reflect simpler, more modern styles. Bungalow influences, as well as "anonymous" architecture (as described by John Linley in The Georgia Catalog) can be seen in the district, with the fullest expression being the Sheats House*.

These buildings are important as they reflect middle class housing styles in Monroe, providing a more balanced understanding of the community's history. This housing, however, still shows a care for craftsmanship that is also important in Monroe's past.

Community Planning: East Marable Street is typical of the majority of development in Monroe, in that it grew in a rather unplanned manner, in contrast to the planned subdivision of Monland Place. This growth came quickly as the town felt the effects of industrial expansion, and is typical of many turn-of-the-century residential areas.

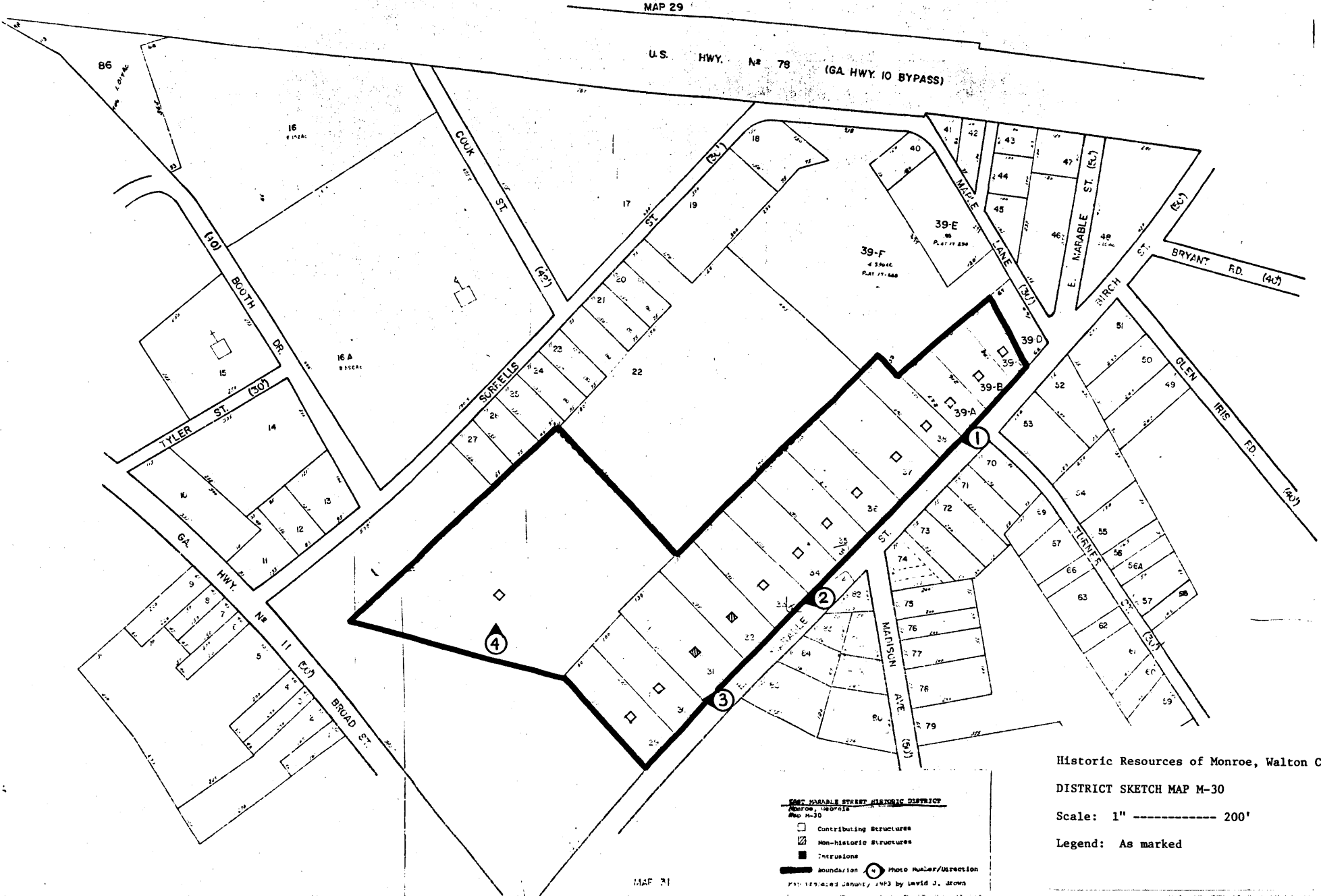
Local History: None of the residents of East Marable Street can be placed among the major leaders of the community. Nevertheless, these merchants and workers have made significant contributions to life in Monroe. The rising middle class of the late 1800s played an important role in developing the city as a regional commercial center and in increasing its industrial base. While not at the top decisionmaking posts in Monroe, their services carried the community forward. Therefore, their collective accomplishments have been important in terms of local history.

*Denotes buildings still standing

East Marable Street Historic District
Page Eight

VII. SOURCES OF INFORMATION:

See Overview Statement



E. MARABLE STREET HISTORIC DISTRICT
 MONROE, LOUISIANA
 MAP M-30

- Contributing Structures
- ▣ Non-historic Structures
- Intrusions
- Boundary
- Photo Number/Direction

Revised Jan., 1983 by David J. Brown

Historic Resources of Monroe, Walton Co., (

DISTRICT SKETCH MAP M-30

Scale: 1" ----- 200'

Legend: As marked