

United States Department of the Interior
National Park Service



747

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).

1. Name of Property

historic name Erskine P. Caldwell House

other names/site number Fathauer House, Freshwater House

2. Location

street & number 1915 E. Camino Miraval

<input type="checkbox"/>	not for publication
<input type="checkbox"/>	vicinity

city or town Tucson

state Arizona code AZ county Pima code 019 zip code 85718

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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 at the following level(s) of significance:

national statewide local

James W. Gamrin AZSHPO
Signature of certifying official/Title

27 JULY 2010
Date

ARIZONA STATE PARKS
State or Federal agency/bureau or Tribal Government

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

Signature of commenting official

Date

Title

State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

entered in the National Register

___ determined eligible for the National Register

___ determined not eligible for the National Register

___ removed from the National Register

___ other (explain:)

for Edison H. Beall
Signature of the Keeper

9-9-10
Date of Action

Erskine P. Caldwell House
Name of Property

Pima, Arizona
County and State

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	
1		buildings
		district
		site
		structure
		object
1		Total

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

The Architecture and Planning of Josias Joesler & John Murphey in Tucson, Arizona, 1927-1956

Number of contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions
(Enter categories from instructions.)

DOMESTIC: single dwelling

Current Functions
(Enter categories from instructions.)

DOMESTIC: single dwelling

7. Description

Architectural Classification
(Enter categories from instructions.)

LATE 19TH & 20TH CENTURY REVIVALS

OTHER: SONORAN REVIVAL

Materials
(Enter categories from instructions.)

foundation: CONCRETE

walls: STUCCO

roof: ASPHALT

other: WOOD, BRICK, CERAMIC TILE,

METAL: steel, iron

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Narrative Description

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

Summary Paragraph

The Erskine P. Caldwell House was designed by architect Josias T. Joesler and built in 1940 by the John W. Murphey-Leo B. Keith Building Co. Initially a speculative house for Catalina Foothills Estates then sold to its most famous resident owner, author Erskine Caldwell, it is one of three known residences with the same, modified, rectilinear U-plan. Situated on its original 6-plus-acre parcel, rich in native vegetation, the residence is a one-story building (with a partial-cellar) representing Joesler's interpretation of the Sonoran Revival. Character-defining, exterior elements include a simple, rectilinear shape with short wings that embrace terraces and stucco-clad, mud adobe walls with modest brick, tile and wrought iron ornamentation. As always and with great skill, the architect uses a carefully limited palette of features and materials. Also included is the architect's signature, brick-capped chimney with wrought-iron weather vane. This house is particularly noteworthy for its historic interior features including an entry hall with a cupola, colorful Mexican tiles and unique painted and pressed tin ornamentation by decorator Leionne Salter. Except for minor alterations, the Erskine P. Caldwell House is one of the best-preserved of the Joesler/Murphey Catalina Foothills Estates properties. The integrity of both site and residence is excellent.

Narrative Description

Location and Setting

The property comprises a 6.37-acre parcel with residence in the original Catalina Foothills Estates subdivision. It is located over one mile north of E. River Road and one half mile west of N. Campbell Avenue on E. Camino Miraval. Typical of Joesler/Murphey siting, the house sits on a hilltop oriented to take advantage of the two major views - the Santa Catalina Mountains to the north and the city lights to the south.

Around the house, the natural desert exists in its largely undisturbed state. An upland area of the Sonoran Desert, native plants include creosote bush and cholla and staghorn cactus. Mesquite and Palo Verde trees plus a few saguaro cacti appear above the dense undergrowth. The approach is from the west, uphill along a gravel driveway which circles close to the house. Originally, a pathway led from the driveway up to the front terrace. Steps have been added here by the current owner.

A low stucco wall encloses the south garden within which a large mesquite tree shades a lush lawn. There is a flagstone terrace adjacent to the house. On the south side of the garage is a chain-link-fenced dog enclosure. West of the kitchen is the original, walled service yard now filled with potted plants.

Exterior

The Erskine P. Caldwell House is an extended, rectilinear-plan residence oriented on an east-west axis. The well-articulated central block housing the common living spaces, faces the primary north and south views. Attached to this core and embracing the east edge of both north and south terraces is the bedroom wing. The utility wing on the west borders the south terrace. Though simple in overall appearance, as always, Joesler's ornamentation provides a counterpoint to the plain wall surfaces of this Sonoran Revival style residence.

The flat-roofed house has a parapet-front appearance. Wall planes step according to the plan and façades vary in height to reflect the hierarchy of the interior spaces. The perpendicular wing extensions also allow views into private terraces and close-in desert

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settings. The walls of the residence are stucco-clad mud adobe, painted tan, with a burnt-adobe brick coping. The windows, which vary in size, are steel casements, painted light green. The roof is asphalt composition over a structure of deck-clad, heavy wood beams, visible inside.

Facing a broad, Mexican tile terrace, the wide front (north) façade has a skillfully-designed central entry with a projecting surround. The paneled wood door has flanking, ceramic tile pilasters with decorative brick capitals and a unique, brick-trimmed, stucco pediment above. East of the entry is Joesler's typical, living room picture window with side casements and a heavy, decorative surround consisting of a cast concrete hood, stacked brick pilasters and a diagonally-laid brick base.

West of the entry, windows are ornamented only by brick sills and wrought-iron grilles. A diagonal-patterned grille serves the smallest window while vertical-bar grilles with delicate scrollwork serve the dining room.

To the east, the original master bedroom wing protrudes to border the front terrace. On the northeast corner, projecting dramatically at a 45-degree-angle, is Joesler's brick-capped chimney top and wrought-iron weather vane. As elsewhere, the bedroom wing features windows adorned with either simple grilles or brick surrounds.

The wide, stepped, south facade forms a U around the broad flagstone terrace. The principal element is the central, parapeted sun room (former screened porch), part of Joesler's core, now enclosed with fixed glass and casement windows. Due to serious deterioration, the entire south window wall of the Arizona room needed replacement. The owners rehabilitated it carefully by retaining the original opening configuration and, except for glazing, copying the original materials. The service wing to the west features Joesler's typical staircase to the roof. On the southwest corner of the east bedroom wing is another chimney.

Interior

Exemplifying a variation of Joesler's characteristic U-plan, the house is centered on a large "core" that to the north comprises the entry hall, living room, powder room/closet and dining room. To the south is an ample sunroom, locally called an Arizona room. Joesler's spatial arrangement allows for private spaces to the east of the social core and utility spaces and garage to the west. Circulation is coherent and hierarchical being most dramatic starting at the entry and simplest in the side wings. Joesler-designed interior features showcase the entry and include his artistically applied, carefully limited palette of features and materials. Naturally-lit spaces and excellent views prevail where appropriate.

Probably Spanish in concept, the unusual 140-square-foot entry hall is noteworthy for its plaster ceiling treatment comprising three compartments with a central, pointed-arch-segmented vault flanked by barrel vaults. Heavy, scrolled plaster brackets appear to support two articulated pendentives that separate the compartments. This ceiling is quite complex for Sonoran Revival but represents Joesler's eclecticism. Facing north to the entry is the solid, custom-carved mahogany door while light enters from the south through a pair of French doors leading to the Arizona room. The floor is a rich, red-brown colored concrete tile.

The most important living space is the ample, 476-square-foot living room. Reached from the hall through an arched opening and pair of carved doors, it has central focal points including a plaster fireplace with a carved mantel on the south wall and the major view window on the north. The high ceiling is exposed wood beam and deck. Built-in shelving flanking the fireplace and on the east wall fills niches carved into thick adobe walls. The smaller, 242-square-foot formal dining room also features an exposed wood ceiling and a continuation of the entry hall floor treatment.

Joesler/Murphey residences in this subdivision commonly have the original screened porch converted into an indoor sunroom. This Arizona room typically remains one of the most

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appealing, informal spaces in the house. In the subject residence, there is a "beehive" fireplace in the northeast corner. Easy access to the kitchen on the west allows for casual dining here. Also in the southwest corner is the staircase to the partial cellar.

The four bedrooms are generous in size for the era, each with its own bathroom and built-in closet. The current owners have converted one room into a library and another room into the master bedroom, leaving for guests the original master bedroom, with its beehive fireplace, the source of the dramatic chimney outside.

The Erskine P. Caldwell House retains nearly all of the Joesler/Murphey team's original detailing. Red-brown-stained concrete tiles, accented in the entry and dining room with small, hand-painted ceramic tiles, floor the communal living spaces. Color-matched, un-scored concrete slabs appear in the bedroom wing. Bathrooms retain their six-inch-square concrete Mexican tiles with floral motifs. Except for the kitchen, bathrooms and hallways, all ceilings in the residence have exposed, white-washed planks supported by 6" x 6" wood beams in a darker, washed finish. Walls are plastered with a smooth finish, painted white. Door handles and light fixtures are hand-crafted.

Joesler's characteristic variation in window treatment also occurs inside. While most openings are simple rectangles, in two secondary bedrooms, deep-set, arched coves showcase the windows. Door openings are commonly rectangular or arched for emphasis. A variety of hand-carved doors can be found throughout the house, the most elaborate of which are found in the communal living area and entry.

Possibly unique to the Erskine P. Caldwell House is the extent, condition and quality of ornamental work by Leionne Salter, a talented interior decorator of that era. It is not known whether Ms. Salter undertook this work for the project as a speculative house or shortly thereafter. Of special interest is the ornamental, stamped tinwork and painted decorations on plaster and wood exemplifying Ms. Salter's predilection for colorful, nature-inspired motifs in the "Mexican" theme. An exquisite display of Salter tinwork is found in the powder room - on its counter top and mirrors - culminating in an exquisite, leaf-design light fixture on the ceiling. The kitchen door and the arched coves of one bedroom also feature her exquisite taste.

Integrity

Fortunately, the Erskine P. Caldwell House has served only three preservation-minded owners since its construction and retains excellent integrity of location, design, materials, workmanship, setting, feeling and association. The current owners have undertaken limited remodeling to the terraces and inside the utility wing and master bedroom to rectify Joesler's notorious small kitchen and inadequate closets. In addition, they have rehabilitated the badly deteriorated south porch which was glazed in the 1940s. These owners have also converted a few windows into doors on secondary façades.

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8. Statement of Significance

Applicable National Register Criteria

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

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

Areas of Significance

(Enter categories from instructions.)

ARCHITECTURE

Period of Significance

1940

Significant Dates

1940

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

Josias T. Joesler

John W. Murphey-Leo B. Keith Building

Co.

Criteria Considerations

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

Property is:

- A Owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

Period of Significance (justification)

Criteria Considerations (explanation, if necessary)

N/A

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

The Erskine P. Caldwell House is significant under Criterion C. It is an excellent example of an unaltered, Sonoran Revival style, Joesler-designed house. With its regional roots, the Sonoran Revival was infinitely appropriate for Joesler/Murphey's Catalina Foothills Estates. However, the team employed this style less frequently than the Spanish Colonial Revival in their premier foothills subdivision. Due to the expiration of deed restrictions in the 1980s, it is now unusual to find a Catalina Foothills Estates property that retains its original acreage and natural landscaping like this one does. For a speculative house, architectural features like Joesler's entry cupola are very elaborate and were undoubtedly meant to attract high-profile, out-of-state clientele like the Caldwells. Probably either the Caldwells or the subsequent owners, the Fathauers, hired Leionne Salter for the interior decoration. The Erskine P. Caldwell House represents Context 1 and Context 2 of the Multiple Property document entitled "The Architecture and Planning of Josias Joesler and John Murphey in Tucson, Arizona, 1927-1956." It is an excellent example of property type Single Family Residences, (B) Residences in Outer Subdivisions, (1) Catalina Foothills Estates (a) Intact House on Original Lot. The residence meets all registration requirements.

Narrative Statement of Significance (Provide at least one paragraph for each area of significance.)

The Erskine P. Caldwell House was built in 1940 as a speculative house for the developer's premier Catalina Foothills Estates, the original foothills subdivision. In 1942 it was purchased by internationally renowned author Erskine Preston Caldwell and his third wife, June Caldwell, nee. Johnson. The Caldwell's typified the high-profile clientele who gravitated towards Catalina Foothills Estates. Because of its preservation-minded owners, the property has retained its historic integrity to epitomize Joesler and Murphey's intentions for Catalina Foothills Estates. The Caldwell House remains an excellent example of a Joesler-designed, Sonoran Revival style residence with appropriate, Mexican-inspired interior decor by Leionne Salter.

Sonoran Revival Style

The Sonoran Revival is a local variant among the popular Southwestern Revival styles that evolved in the United States during the late 19th and early 20th centuries, particularly in areas of Hispanic settlement. Quite common in Tucson, Arizona, this style derived from Hispanic vernacular types found in southern Arizona and northern Mexico from the late 18th century up to the present day. Spanish Colonial and Mexican dwellings of this sort were rectilinear in plan with high, flat facades of adobe and flat roofs with parapets. Drainpipes (*canales*) pierced the parapets. Doorways were recessed and windows were informally placed, reflecting the interior room arrangement. To prevent adobe deterioration, later vernacular houses of this type had plaster sheathing and fired brick parapet caps.

The Sonoran Revival was simple in detail compared to the more elaborate Spanish Colonial Revival, Pueblo Revival and Mission Revival styles. Like its Hispanic predecessors, it too, featured flat facades and flat roofs with parapets commonly capped with bricks. In the Catalina Foothills Estates, Joesler and Murphey used the Sonoran Revival for some of their late 1930s and early 1940s speculative houses.

After World War II, a modernized adaptation commonly known as the Territorial style grew from the earlier Sonoran Revival. Generally built of burnt adobe, it was adopted by architects and contractor/builders to become Tucson's third most popular post-war style.

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Registration Requirements

The Erskine P. Caldwell House is significant under National Register Criterion C by possessing excellent integrity of location, design, setting, materials, workmanship, feeling and association and visually conveying this significance. As the best known example to date of an intact residence on its original lot, the property epitomizes Joesler and Murphey's intentions for Catalina Foothills Estates. Its few modifications represent necessary repairs or acceptable rehabilitations that bring the property up to current living standards.

Developmental history/additional historic context information (if appropriate)

Erskine P. Caldwell

Erskine P. Caldwell, internationally-known author of Tobacco Road(1932) and God's Little Acre (1933), lived in Tucson from 1942 to 1955. During this era, he bought three houses, wrote eight books and fathered his fourth child. In March 1942 Caldwell and his second wife, Life Magazine photographer Margaret Bourke-White, bought a Joesler-designed speculative house on Camino Luz in Catalina Foothills Estates ("Caldwell lived..." 1995).

Soon thereafter divorced from Bourke-White, in December 1942 Caldwell married June Johnson, a twenty-year-old University of Arizona student. Caldwell sold the house on Camino Luz to buy 1915 E. Camino Miraval. In 1949, the Caldwells moved to 100 Camino Espanol in the El Encanto subdivision (a house no longer existing).

The Camino Miraval residence was then bought by Walter and Isabel Fathauer who lived here until the latter's death in 1998, at which time it was bought by the current residents, David and Diana Freshwater.

Leionne Salter

Tucson artist and interior designer Leionne Salter decorated the interiors of many of Tucson's early homes and hotels, including the subject residence at 1915 E. Camino Miraval. While it is known that Helen Murphey, the wife of John W. Murphey, was responsible for much of the decoration of the Joesler/Murphey team's architecture, Mrs. Salter and probably her husband Cliff, manufacturer of furniture and decorative tin, did the work here. It is not known whether she decorated for Joesler/Murphey while the house was speculative, or later for the Caldwells or Fathauers. It is unlikely, however, that the developers would have decorated a speculative house to such an extent.

Leionne Salter signed her work and was probably best-known for her early interest in combining Mexican artifacts and culture with Territorial architecture. The Salters were involved with Isabella Greenway's Arizona Hut, a workshop that first opened in 1927 in Tucson to provide employment for disabled veterans. Mr. and Mrs. Salter took over the Arizona Hut when Isabella Greenway King went to Washington as an Arizona congresswoman. They gradually turned it into an interior decorating service renamed the Arizona Studio. In 1966, Leionne Salter was named first president of the newly formed Southern Arizona chapter of the American Institute of Interior Designers. ("Services..."1972.)

Erskine P. Caldwell House
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9. Major Bibliographical References

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

"Caldwell lived, wrote in Tucson for 13 years." Arizona Daily Star, 26 June 1995.

"Caldwell Wed to Phoenix Girl." Arizona Daily Star, 22 December 1942.

Campbell, Geoffrey A. (Ft. Worth Star Telegram). "Erskine Caldwell - Biography traces author's influences." Arizona Daily Star, 26 June 1995.

Freshwater, David, Diana Freshwater and Denise Barnes. National Register of Historic Places Registration Form of the Caldwell House(not submitted). 29 May 2006.

Joesler, Josias T. "Residence for Catalina Foothills Estates Tucson Arizona - Lot 118," December 1940. University of Arizona Main Library, Special Collections.

"Mrs. Salter Named Head of S. Ariz. A.I.D. Unit." Arizona Daily Star, 20 March, 1966.

O'Hare, Mary. "Woman Interior Designer Has Painted Up The Town." Arizona Daily Star, 25 February 1968.

Pima County Assessor (PCA), Catalina Foothills Estates (Amended) Detail Sheet No. 4., recent.

Pima County Assessor (PCA), property record card, <http://www.asr.co.pima.az.us>, ca. 1964.

Renzi, Steve. "The Arizona Hut: Creating Something of Value and Worth." Desert Leaf, March 2008.

"Services for Mrs. Salter, noted decorator, planned." Tucson Citizen, 19 February 1972.

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 # _____
 recorded by Historic American Landscape Survey # _____

Primary location of additional data:

State Historic Preservation Office
 Other State agency
 Federal agency
 Local government
 University
 Other
Name of repository: Arizona Historical Society, Tucson

Historic Resources Survey Number (if assigned): N/A

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10. Geographical Data

Acreage of Property 6.37

(Do not include previously listed resource acreage.)

UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>12</u>	<u>505452</u>	<u>3674580</u>	3	<u> </u>	<u> </u>	<u> </u>
	Zone	Easting	Northing		Zone	Easting	Northing
2	<u> </u>	<u> </u>	<u> </u>	4	<u> </u>	<u> </u>	<u> </u>
	Zone	Easting	Northing		Zone	Easting	Northing

Verbal Boundary Description (Describe the boundaries of the property.)

The boundaries of this property are those of Catalina Foothills Estates Lot 118 as shown on the accompanying map.

Boundary Justification (Explain why the boundaries were selected.)

The boundaries match those of the original Lot 118.

11. Form Prepared By

name/title Janet H. Parkhurst and Ralph Comey
organization J. H. Strittmatter Inc., R. Comey Architects date June 18, 2010
street & number 3834 E. Calle Cortez telephone (520) 320-9043
city or town Tucson State AZ zip code 85716
e-mail jhparkhurst@yahoo.com; comeyarchitects@earthlink.net

Additional Documentation

Submit the following items with the completed form:

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

Erskine P. Caldwell House
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Photographs:

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

Name of Property: Erskine P. Caldwell House

City or Vicinity: Tucson

County: Pima

State: Arizona

Photographer:

Date Photographed: Bill Sandel, unless otherwise noted, Janet Parkhurst (JP), David Freshwater (DF)

Description of Photograph(s) and number:

- 1 of 16: Site showing natural vegetation and Santa Catalina Mountains, looking north
- 2 of 16: Partial north façade, looking southeast
- 3 of 16: Partial north façade, looking southwest
- 4 of 16: Entrance, looking south
- 5 of 16: Kitchen wing and close-in landscaping, looking southeast
- 6 of 16: East façade, looking southwest
- 7 of 16: Detail of corner chimney with wrought iron wind flag, looking southeast
- 8 of 16: South façade with landscaped lawn garden, looking north
- 9 of 16: West façade, looking east
- 10 of 16: Entry hall, looking north
- 11 of 16: South living room wall with fireplace, looking southeast (DF)
- 12 of 16: Carved wood doors from entry hall to living room, looking north (JP)
- 13 of 16: Coved window, library room, looking south (JP)
- 14 of 16: Tin HVAC register by Leionne Salter (JP)
- 15 of 16: Original bathroom cabinet and tiles (guest bathroom), looking southeast
- 16 of 16: Floral decorated door by Leionne Salter, from dining room to kitchen, looking west

Property Owner:

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

name _____

street & number _____ telephone _____

city or town _____ state _____ zip code _____

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

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

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Continuation Sheet

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Section number Maps Page 12

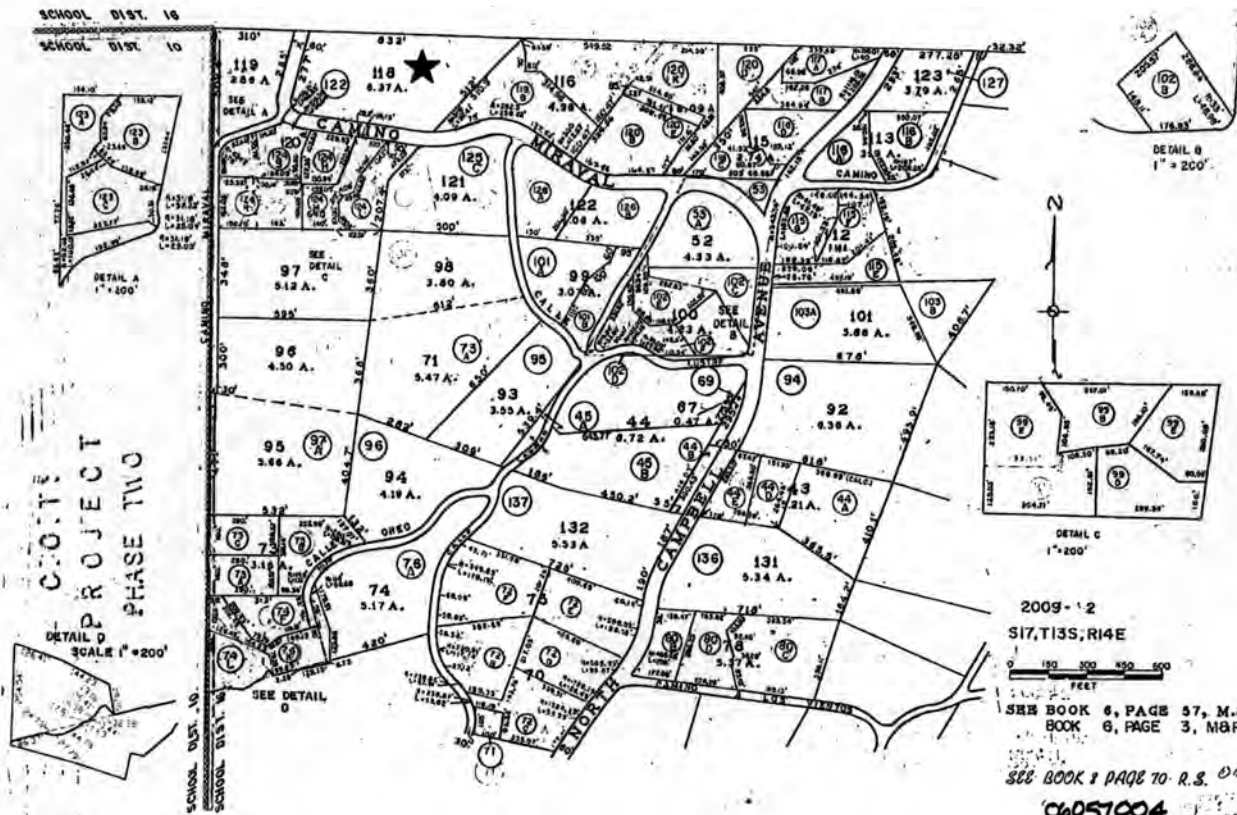
ASSESSOR'S RECORD MAP

121 110

108-15
4/4

CATALINA FOOTHILLS ESTATES (AMENDED)

DETAIL SHEET No. 4



★ Subject Property - Erskine P. Caldwell House

Assessor's Record Map, Catalina Foothills Estates (Amended) Detail Sheet No. 4 (PCA-Current)

United States Department of the Interior
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Continuation Sheet

Erskine P. Caldwell House

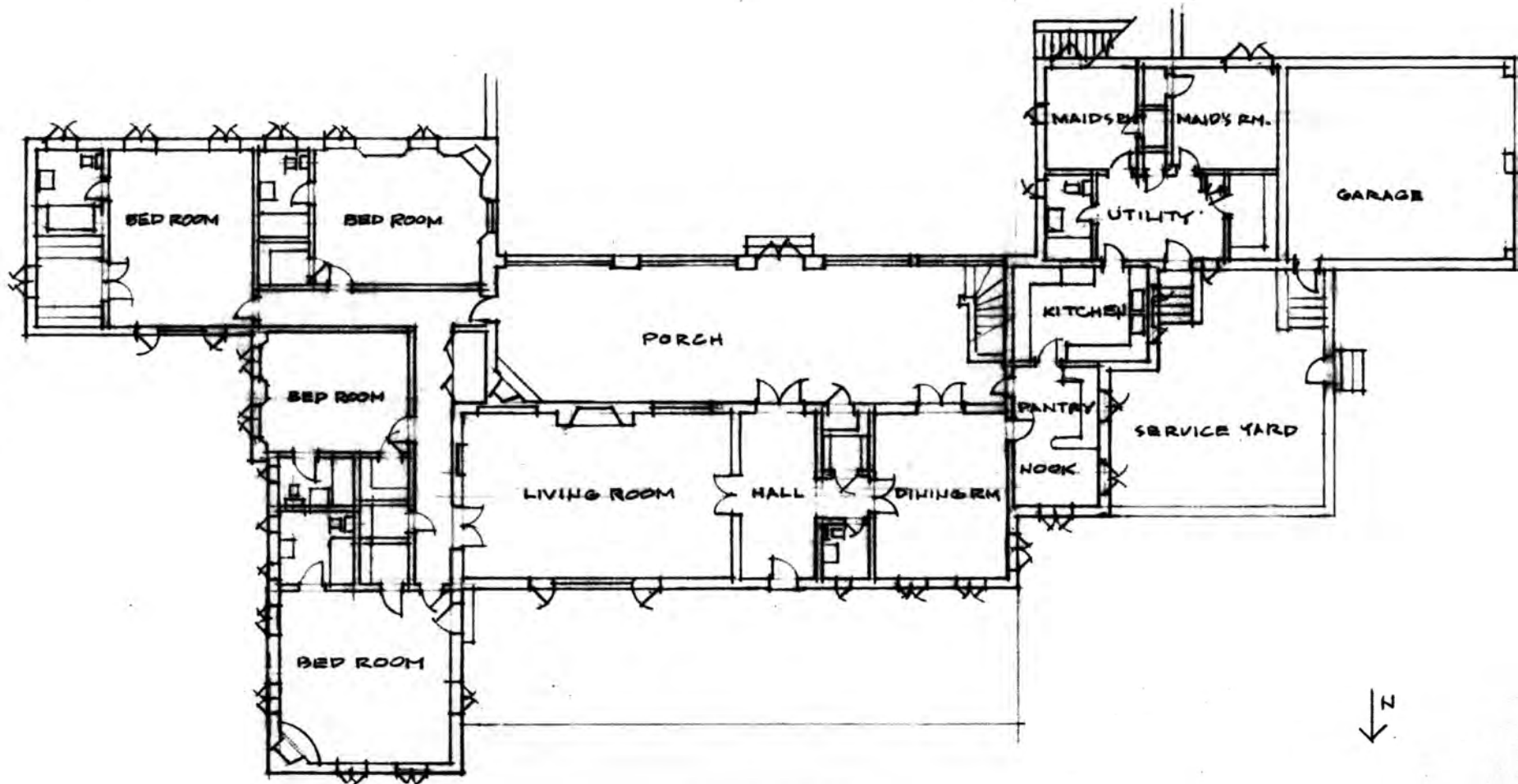
Name of Property
Pima, Arizona

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Architecture and Planning of Joesler
and Murphey in Tucson 1927-1956

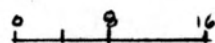
Name of multiple listing (if applicable)

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Erskine P. Caldwell House Floor Plan (After Joesler 1940)
on Following Page



FLOOR PLAN (AFTER JOESLER 1940)
ERSKINE P. CALDWELL HOUSE



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National Register of Historic Places
Continuation Sheet

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No. 1



No. 2



No. 3



No. 4

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Continuation Sheet**

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No. 5



No. 6



No. 7



No. 8

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Continuation Sheet**

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No. 9



No. 10



No. 11



No. 12

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No. 13



No. 14



No. 15



No. 16

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY Caldwell, Erskine P., House
NAME:

MULTIPLE Architecture and Planning of Josias Joesler and John Murphey
NAME: in Tucson, AZ MPS

STATE & COUNTY: ARIZONA, Pima

DATE RECEIVED: 7/29/10 DATE OF PENDING LIST: 8/23/10
DATE OF 16TH DAY: 9/07/10 DATE OF 45TH DAY: 9/12/10
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 10000747

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: Y SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

ACCEPT RETURN REJECT 9.9.10 DATE

ABSTRACT/SUMMARY COMMENTS:

Entered in
The National Register
of
Historic Places

RECOM./CRITERIA _____

REVIEWER _____ DISCIPLINE _____

TELEPHONE _____ DATE _____

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

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



ERSKINE P CALDWELL HOUSE

JOESLER & MURPHEY

PIMA COUNTY, AZ

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ERSKINE P CALDWELL HOUSE

JOESLER v MURPHEY, PIMA COUNTY, AZ

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ERSKINE P. CALDWELL HOUSE

JOESLER & MURPHEY

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ERSKINE P. CALOWELL House

JOESLER & MURPHEY

PIMA COUNTY, AZ

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MultipleProject 168 @ CD
2007/09/11 N-1-1-2009/0/1000





ERSKINE P. CALOWELL HOUSE

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2025 RELEASE UNDER E.O. 14176



ERSKINE P. CALOWELL HOUSE

JOESLER & MURPHEY

PIMA COUNTY, AZ

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ERSKINE P. CALOWELL HOUSE

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PIMA COUNTY, AZ

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ERSKINE P. CALDWELL HOUSE

JOESLER & MURPHEY

PIMA COUNTY, AZ

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ERSKINE P. CALDWELL HOUSE

JOESLER & MURPHEY

PIMA COUNTY, AZ

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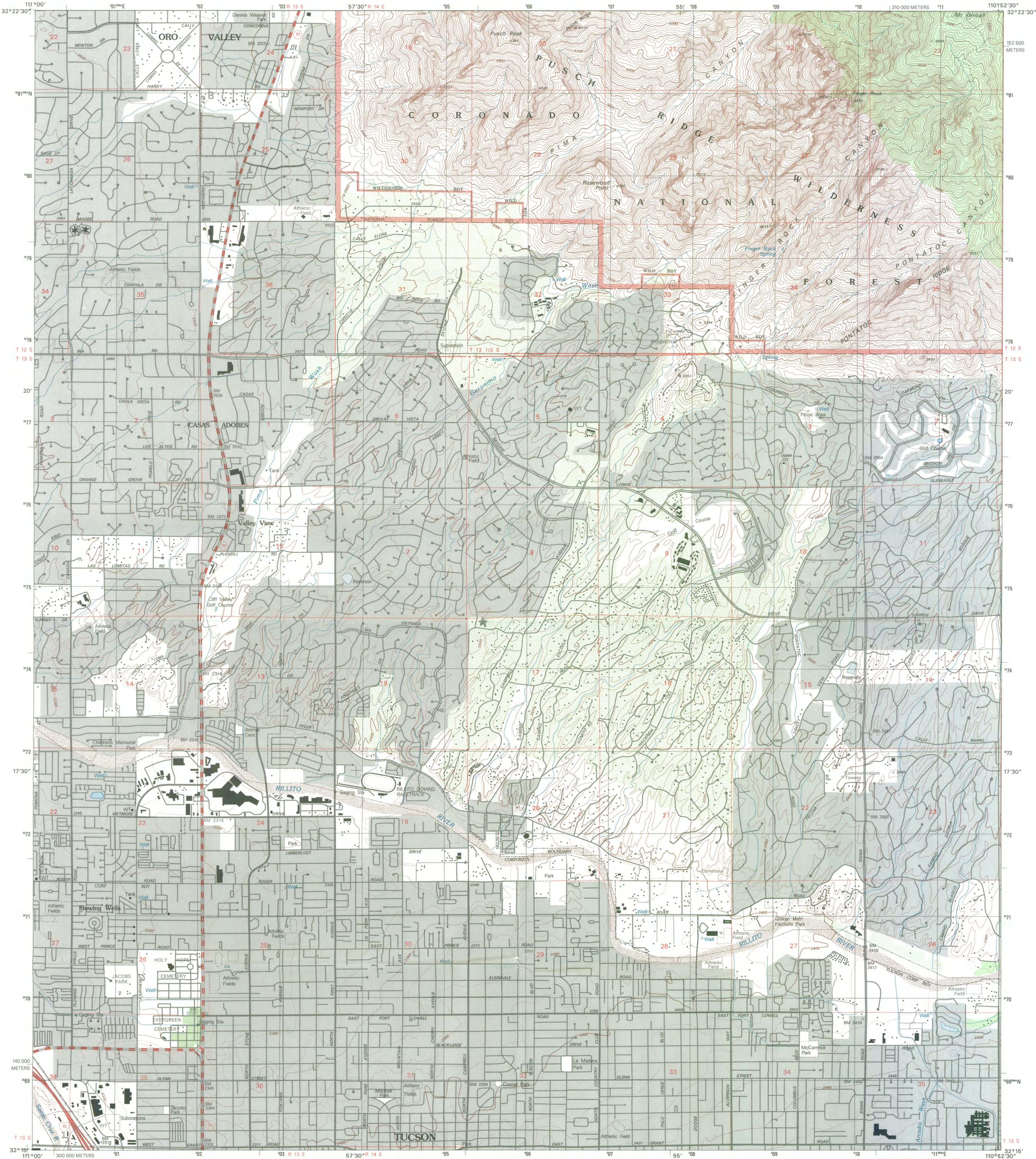
ERSKINE P. CALDWELL HOUSE

JOESLER & MURPHEY

PIMA COUNTY, AZ

16 OF 16

2025-11-19 11:19:11 N N-1-2626-8/1008-8
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Produced by the United States Geological Survey

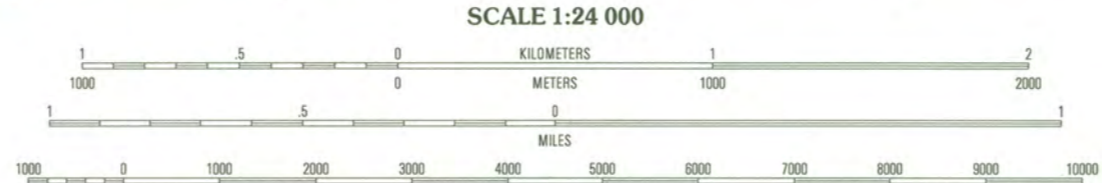
Topography compiled 1966. Planimetry derived from imagery taken 1996 and other sources. Public Land Survey System and survey control current as of 1981. Boundaries current as of 2000 North American Datum of 1983 (NAD 83). Projection and 1000-meter grid: Universal Transverse Mercator, zone 12 2 500-meter ticks: Arizona Coordinate System of 1983 (central zone)

North American Datum of 1927 (NAD 27) is shown by dashed corner ticks. The values of the shift between NAD 83 and NAD 27 for 7.5-minute intersections are obtainable from National Geodetic Survey NADCON software

There may be private inholdings within the boundaries of the National or State reservations shown on this map. Houses of worship, schools, and other labeled buildings verified 1966

ERSKINE P. CALDWELL HOUSE 1915 E. CAMINO MIRAVALL PIMA COUNTY, ARIZONA 505452E 367498N

UTM GRID AND 2002 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET



CONTOUR INTERVAL 40 FEET SUPPLEMENTARY CONTOUR INTERVAL 10 FEET NATIONAL GEODETIC VERTICAL DATUM OF 1929 TO CONVERT FROM FEET TO METERS, MULTIPLY BY 0.3048

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



QUADRANGLE LOCATION

Table with 3 columns and 3 rows listing adjoining quadrangle names: 1 Ruelas Canyon, 2 Oro Valley, 3 Mount Lemmon, 4 Javis, 5 Sabino Canyon, 6 Cat Mountain, 7 Tucson, 8 Tucson East.

ROAD CLASSIFICATION legend table with symbols for Primary highway, Secondary highway, Interstate Route, U.S. Route, and State Route.

TUCSON NORTH, AZ 1996 NIMA 3848 IV SW-SERIES V898



July 29, 2010

"Managing and conserving natural, cultural, and recreational resources"



Carol Shull
Keeper of the National Register
National Park Service
1201 Eye Street, NW 8th Floor (MS2280)
Washington, D.C. 2005-5905

RE: MPDF: The Architecture and Planning of Josias Joesler and John Murphey in Tucson AZ, 1927-1956

MPDF: Erskine P. Caldwell House
MPDF: Don Martin Apartment House
MPDF: Eleven Arches
MPDF: First Joesler House
MPDF: Gabel House
MPDF: Haynes Building
MPDF: Hecker House
MPDF: Type A at 2101 E. Water Street
MPDF: Type B at 2019 E. Water Street
Tucson, Pima County, AZ

Janice K. Brewer
Governor

State Parks
Board Members

Chair
Reese Woodling
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Phoenix

Larry Landry
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William C. Scalzo
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Maria Baier
State Land
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Renée E. Bahl
Executive Director

Arizona State Parks
1300 W. Washington
Phoenix, AZ 85007

Tel & TTY: 602.542.4174
AZStateParks.com

800.285.3703 from
(520 & 928) area codes

General Fax:
602.542.4180

Director's Office Fax:
602.542.4188

Dear Ms. Shull:

I am pleased to submit the National Register of Historic Places nomination forms for the properties referenced above.

The Architecture and Planning of Josias Joesler and John Murphey in Tucson AZ, 1917-1956 National Register of Historic Places Multiple Property Documentation Form is organized around two historic contexts and their associated property types.

- The Erskine P. Caldwell House property contains 1 contributing building.
- The Don Martin Apartment House property contains 1 contributing building.
- The Eleven Arches property contains 1 contributing building and 1 noncontributing building.
- The First Joesler House property contains 1 contributing building.
- The Gabel House property contains 1 contributing building and 1 noncontributing building.
- The Haynes Building property contains 1 contributing building.
- The Hecker House property contains 1 contributing building.
- The Type A at 2101 E. Water Street property contains 1 contributing building and 1 noncontributing building.
- The type B at 2019 E. Water Street property contains 1 contributing building and 1 noncontributing building.

Accompanying documentation is enclosed, as required. Should you have any questions or concerns please contact me at vstrang@azstateparks.gov

Sincerely,

Vivia Strang, CPM
National Register Coordinator
State Historic Preservation Office

Enclosures