

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

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

For NPS use only
received OCT 24 1984
date entered

1. Name

historic ~~Island Hotel (Preferred); Parsons and Hale's General Store~~

and/or common Island Hotel

2. Location

street & number 224 2nd Street N/A not for publication

city, town Cedar Key N/A vicinity of

state Florida code 12 county Levy code 075

3. Classification

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

4. Owner of Property

name Marcia Rogers

street & number 224 2nd Street

city, town Cedar Key N/A vicinity of state Florida

5. Location of Legal Description

courthouse, registry of deeds, etc. Levy County Courthouse

street & number Court Street

city, town Bronson state Florida

6. Representation in Existing Surveys

title N/A has this property been determined eligible? yes no

date N/A federal state county local

depository for survey records N/A

city, town N/A state N/A

7. Description

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

Describe the present and original (if known) physical appearance

The Island Hotel, constructed c. 1861 as Parson and Hale's General Store, is a local landmark situated in downtown Cedar Key, Florida. It consists of a main building and an annex, the former a detached, two-story commercial structure, designed in a vernacular style common to Florida from the mid- to the late-nineteenth century. The main building rests on a foundation of brick and wood piers and has stucco over tabby exterior walls and a hip roof, both of which are supported by a braced, wood-frame structural system. The hotel has evolved into the most distinctive building in Cedar Key, prominently located on a rising piece of land and featuring wrap-around porches, large windows and wide door openings to cope with the warm climate. Although it has been altered several times following hurricane damage and conversion to a hotel, the building retains much of its original appearance. In fact, its alterations are for the most part historic and have assumed a significance of their own.

The Island Hotel is located on the northeast corner of 2nd and B Streets in the main business district of Cedar Key, Florida, an island city on the Gulf Coast several miles below the mouth of the Suwannee River, and site of the terminus for the first cross-Florida railroad, completed just before the Civil War.

The property consists of two rectangular buildings which share part of a common wall and form an irregular L-shaped whole. The main building (photo no. 1), originally a general store, has a north-south orientation with two-story porches, featuring chamfered wood posts, jigsaw brackets and lattice friezework, wrapping around the B and 2nd Street sides (photo nos. 2, 3).

The annex (photo nos. 7, 8) has an east-west orientation and is connected to the northeast corner of the main building. It is set well back from 2nd Street, its fenced front yard providing a private patio for the hotel. The annex was originally a dwelling in the Gulf Coast raised-cottage style, with high front steps leading to the central hall doorway on its second level. It has served for many years as the residence of the hotel owners, as well as providing additional rooms for guests.

The hotel is built on one of the highest locations downtown, giving it added visual prominence. The property slopes to the rear, allowing the hotel and annex full basements - a rarity in low-lying Cedar Key.

Both parts of the Island Hotel complex are constructed of tabby, a mixture of sand, lime and oyster shell. Cedar Key has Florida's outstanding collection of tabby buildings (other examples can be found in Bradenton, St. Augustine, Fort George Island and Fernandina). The use of tabby represents a good adaptation of a locally available material: Cedar Key has long been famous for its Indian shell mounds. Although tabby had been used during the Spanish colonial period in Florida, its reappearance during the 19th century was not merely a resurrection of an old practice, but also an experiment in new materials made possible by commercial development of Portland cement. James Wood Davidson, evaluating Florida's building materials in 1889, wrote that "concrete--of sand, shells, and lime or, better, cement--is more easily managed than either coquina or coralline, cheaper, and doubtless equally durable; so that its use is likely to supersede both the other hitherto favorite building materials. It has been used extensively in several places, notably at Cedar Key; and, more recently, in a modified form in the erection of the palatial hotels at St. Augustine."

(See Continuation Sheet)

8. Significance

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

Specific dates c. 1861 **Builder/Architect** unknown

Statement of Significance (in one paragraph)

The Island Hotel, formerly Parsons and Hale's General Store, embodies much of the history and significant economic development of the small Gulf Coast community of Cedar Key. It essentially fulfills four criteria for listing properties in the National Register of Historic Places. The building is associated with an important event, the settlement and early development of Cedar Key, and with individuals significant to the commercial and political history of the town. It has architectural significance as one of the oldest commercial buildings in Florida and as an example of the use of tabby, an historically important building material largely indigenous to Florida. Finally, the building has yielded information important to understanding the history of vernacular architecture in Florida as manifested in a unique type of building dating from a relatively early period in the historical development of the state.

The Island Hotel has been closely associated with the history of Cedar Key for over 100 years. The concentrated development of Cedar Key began in 1859 when, in anticipation of the completion of the Florida Railroad, P.W.O. Koerner, a civil engineer, platted the original town plan.¹ The following year, on June 12, the railroad was extended to Cedar Key, the first cross state rail transportation system in Florida. After an enforced hiatus brought on by the Civil War, Cedar Key began a period of unparalleled economic expansion and population growth which endured from the late 1860's, when the town was incorporated, until approximately 1896, when a hurricane and a fire devastated the community. In prosperous times, the economy featured shipbuilding, oyster, fish and turtle businesses, cedar timbering and manufacturing of cedar products, particularly pencils.² From the beginning of the twentieth century until after World War II, Cedar Key settled into economic stagnation and became little more than a sleepy fishing village. Following the war, its quaint appearance became a principal attraction for tourists who then and now form the backbone of the town's economy.³

The Island Hotel has its earliest links with the history of Cedar Key, in all likelihood, beginning with the initial development of the town just prior to the Civil War. Despite intensive research, no absolute date of construction for the building and its annex has as yet been determined. Both documentary and physical evidence, however, point to 1861, shortly after the completion of the Florida Railroad, as the year when the original building was completed. It is probably that no part of the building predates February 18, 1860 when the Florida Investment Company, the real estate subsidiary of the Florida Railroad Company, sold the lots on which the Island Hotel is located, to Major John Parsons, the original owner of the building and co-proprietor with Francis E. Hale of the first business which occupied it.⁴ Although buildings are often noted in official records in Florida that predate the Civil War, no mention is made of any extant building on the property at the time of the transaction between Florida Development Company and Major Parsons, which provides circumstantial evidence that the original portions of the Island Hotel were constructed subsequently.

9. Major Bibliographical References

(See Continuation Sheet)

10. Geographical Data

Acreeage of nominated property Less than 1

Quadrangle name Cedar Key

Quadrangle scale 1:24,000

UTM References

A

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|------|---|---------|---|---|---|----------|---|---|---|---|---|---|---|---|
| 1 | 7 | 3 | 0 | 2 | 3 | 8 | 0 | 3 | 2 | 2 | 4 | 7 | 0 | 0 |
| Zone | | Easting | | | | Northing | | | | | | | | |

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| | | | | | | | | | | | | | | |
| Zone | | Easting | | | | Northing | | | | | | | | |

Verbal boundary description and justification

Lots 9-12, Block 13 of the original town plat of Cedar Key. This area includes all significant properties.

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

state N/A code N/A county N/A code N/A

state N/A code N/A county N/A code N/A

11. Form Prepared By

name/title David Nolan/Michael F. Zimny, Historic Sites Specialist

organization Florida Division of Archives date October 1, 1984

street & number The Capitol telephone (904) 487-2333

city or town Tallahassee state Florida

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

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

State Historic Preservation Officer signature George W. Percy

title George W. Percy, State Historic Preservation Officer date Oct 3, 1984

For NPS use only

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

Entered in the National Register

Keeper of the National Register

date 11-23-84

Attest:

date

Chief of Registration

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The basement of the main section of the Island Hotel is divided by a tabby wall into two parts, each having separate entrances. The floor is part dirt, part plank. There is a large cistern which is no longer hooked up to its water supply. Heavy wooden post and beam supports undergird the upper floors.

On the first floor, the main entrance from 2nd Street is through a set of double French doors surmounted by a transom (photo no. 12), which opens into the lobby (photo no. 16), at the rear of which is the registration desk. In a separate room behind the lobby is the bar, constructed of pecky cypress with murals depicting nautical themes (photo no. 14). The western half of the main floor is occupied by the dining room (photo no. 15), which extends through French doors onto a screened side porch (photo no. 13). The rear section of the first floor is occupied by kitchen and service areas. The lobby and dining room feature vertical v-groove wainscoting with fiberboard walls and ceilings whose joints are covered with wooden strips.

A staircase (photo no. 17) beyond the registration desk leads to the second floor lobby (photo no. 18), whose walls feature a large mural of local scenery. Around the lobby are ten sleeping rooms (photo no. 19) and double French doors that lead to a porch which wraps around the south and west sides. The windows on this level are metal жалюзи dating from after World War II. Architectural evidence would suggest that the originals were either 6/6 or 2/2 double-hung sash. The walls on the second floor are a combination of horizontal and vertical flush tongue and groove paneling, beaded edge ceiling board and fiberboard—in what appears to be their order of age.

The interior of the annex building was extensively modernized after World War II and again in 1984. The central hall plan remains, and removal of the postwar features has revealed an interior tabby wall in the eastern third of the building.

While the Island Hotel is generally considered to be the oldest building in Cedar Key, sufficient research has not been done on the other buildings in town to state this categorically. The firm of Parsons and Hale began business in 1861, when the Florida Railroad completed its tracks from Fernandina to Cedar Key. The main hotel building probably dates from this time. Internal evidence in the framing of the floors suggests that the building was expanded between its original construction date and 1884 when the first Sanborn fire insurance map for Cedar Key shows the main block of the building to have assumed its current dimensions, exclusive of porches.²

A birdseye view map drawn in 1884 shows it to be a typical rectangular commercial building dating from that period. It is two stories high, surmounted by a parapet (framing for a low-pitched gable behind the parapet still exists in the attic of the hotel). There are a number of warehouses and stables shown behind the main building, and a private dock at the rear. The annex appears to have two clear stories above the ground, with the second level accessible by a long flight of stairs.³

Major changes occurred to the property during the early twentieth century. Two important factors were the storm surge of the 1896 hurricane that devastated Cedar Key, and the alteration, sometime between 1915 and 1929, of the Parsons and Hale General Store into a hotel. At this time the two-story porch was wrapped around the south and west sides of the building (photo no. 1). Between 1890 and 1909 the parapet was leveled off and covered with a low pitched hip roof, possibly because of damage to the original roof caused by the hurricane. The original hip roof on the annex was surmounted by a gable roof with gable dormer (the gable was removed in 1984 and the framing for the original hip was used to re-roof the annex). A concrete retaining wall was built several feet in front of the annex (photo no. 7) and the front yard was filled in to a depth of several feet, obscuring the view of the raised basement on that side of the building.

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The original tabby exterior fabric of both buildings was stuccoed at the time of construction for waterproofing, and was finished with ashlar scoring to simulate fine stonework. Traces of that scoring can still be seen in out-of-the-way places on the main building and annex. About the time that the major changes were made to convert it to a hotel, a rough-textured, almost pebble-like, stucco finish was applied to most of the visual parts of the building.

Interior modifications were made to suit the new use, including an interior staircase, a rearrangement of partitions, and the construction of a wind chimney from the second floor lobby to draw hot air out of the building (a trap door enables it to be closed off in colder weather). This was in keeping with those elements of the original design - large window and door openings and locations for cross-ventilation--that made it possible for the building to cope with the climate. Mechanical air conditioning is still the exception rather than the rule in the hotel.

While the Island Hotel has not been free of misguided "improvements", it has benefited from owners who saw value in the charm and character of the place. Mrs. Bessie Gibbs, who owned and operated the hotel for more than a quarter of a century, once told a reporter: "I spent \$12,000 on a new roof and porches for the hotel--in the old style. I could have had it modernized cheaper, but I want it the way it is."⁴

The Island Hotel is truly a mosaic, embodying much of the history of Cedar Key and reflecting the varied uses of the building since its construction more than one hundred years ago. Although it has been significantly altered during its lifetime, alterations represent important phases in the evolution of the building. Most of them have acquired a significance of their own. There should be no thought of returning the building to its original appearance as a general store, for its adaptation as a hotel is also a significant aspect of its history.

FOOTNOTES

¹James Wood Davidson, The Florida of Today (New York: D. Appleton & Co., 1889), p. 67.

²Charles C. Fishburne, Jr., Of Chiefs and Generals: A History of the Cedar Keys to the End of the Second Seminole War (Cedar Key: Sea Hawk Publications, Inc., 1982), pp. 35-6. An examination of architectural considerations in dating the building can be found in the Island Hotel Maintenance Report (1980) prepared by University of Florida students under the direction of F. Blair Reeves. See particularly pp. 183-4.

³Bird's Eye View of Cedar Key, Fla. Levy Co. 1884 (Milwaukee: Beck & Pauli, Lithographers). This map has been reprinted by the Cedar Key Historical Society.

⁴Jack McClintock, "Where Bessie Lives", n.p., n.d. clipping on display at the Cedar Key Historical Society Museum.

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It is most probably that Parsons had the building constructed in 1860-61 in anticipation of the economic development that completion of the Florida Railroad would create. Parsons himself was closely linked with the railroad and several other important economic developments in Florida during the mid-nineteenth century. He was born in New Hampshire, probably in the town of Rye, on January 4, 1816 and was educated at Phillip's Exeter Academy. He came to Florida in 1835 to fight as a soldier in the Second Seminole War. Parsons rose to the rank of Major and served on the staff of General Leigh Reid. In 1843 he was appointed by President John Tyler as Register of Public Lands at Newnansville, a position he retained until 1848. Parsons was a pioneer settler of Hernando County and subsequently became mayor of the small town of Bayport on the Gulf Coast. During the 1854-1855 legislative session he served as a representative from Hernando County. Despite his New Hampshire origin, Parsons commanded a detachment of Confederate volunteers in defense of the Gulf Coast of Florida against Federal gunboats and troops. Following the war he was selected as a delegate to the 1885 State Constitutional Convention.⁵

Both before and after the Civil War, Major Parsons was an active real estate developer and merchant and was directly involved in a number of internal improvements, the most important of which was the Florida Railroad. Along with Senator David Levy Yulee and a number of other prominent Floridians, he was an original stockholder of the railroad and at one point owned the second largest number of shares in the company. He demonstrated business acumen in 1858 when he sold his interest in the company, therefore becoming one of the only two stockholders to recover his investment. Despite his divestiture, he apparently retained influence with the owners of the railroad, for he was credited with being instrumental in securing its extension to Cedar Key.⁶

In 1861, Major Parsons formed a partnership with Francis E. Hale, another individual significant to the history of Cedar Key. Operating under the name Parsons and Hale, their partnership produced a business that endured nearly fifty years and became one of Cedar Key's leading wholesale and retail commercial establishments.⁷ Logic suggests 1861, when Parsons and Hale began business, as the year when the original portions of the Island Hotel were constructed. Parsons had, the previous year, purchased the lots on which the building was later constructed. He and Hale, having formed a partnership, were obviously in need of a building to house their business. The construction of a substantial masonry building would have been consistent with the economic prosperity anticipated in Cedar Key resulting from the completion of the Florida Railroad. Moreover, although secession from the Union was an active issue in the South, the possibility of a devastating war appeared remote to the average southerner. Such a possibility would not have prevented an active and optimistic entrepreneur such as John Parsons from constructing a building. Finally, remnants of the original fabric of the building lend additional credibility to an 1861 construction date.

In April, 1980 a team of students under the direction of Professors Blair Reeves and Phil Wisely of the University of Florida and Herschel Shepard of the Florida Chapter of the American Institute of Architects conducted an architectural analysis of the Island Hotel. They noted materials and construction techniques consistent with those found in other Florida buildings that have been documented as existing before the Civil War. The major physical evidence supporting their conclusion consisted of cut nails and heavy timber framing cut with a reciprocating saw, a tool that was generally replaced by steam powered circular saws after the Civil War.⁸

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In January, 1862 Cedar Key became the first town in Florida to be occupied by Union forces. Information about Cedar Key during the war years is sketchy, but it is known that the sailors and marines who occupied the town burned a number of ships, the railroad depot, seven freight cars and a turpentine warehouse. Presumably, some buildings were preserved as offices and quarters for the occupying forces, and Parsons and Hale's General Store, because of its size and its masonry construction could well have been put to either of these uses. Because of their support for the Confederacy, neither Major John Parsons nor Francis Hale remained in Cedar Key during the war years.⁹

Following the war, Parsons and Hale reestablished their business in Cedar Key. Because of his residence in Bayport and his many additional business interests, Major Parsons apparently left the active management of the business to Francis Hale. In 1881, Parsons withdrew from the partnership, but his interest was assumed by his nephew, Langdon B. Parsons, who retained ownership of the building until 1914. Like his uncle, Langdon B. Parsons appears to have left the active management of the business to Francis Hale.¹⁰

Francis Hale was one of the more significant businessmen and politicians in the history of Cedar Key. Under his management, Parsons and Hale became a successful and enduring commercial establishment. It sold at various times furniture, dry goods, staple groceries, naval stores, produce, fuel oil, hardware, building supplies and agricultural implements. Hale and Langdon Parsons were also shipping agents and involved in the fishing and turtle business, an important local industry in Cedar Key during the late nineteenth and early twentieth centuries. Beyond his success as a businessman, Francis Hale was an important politician during Cedar Key's most significant period of development. In March, 1875 he was elected Mayor and served in that capacity or as a city alderman almost continuously until the early twentieth century. During his various administrations land for a public cemetery was acquired, police and fire protection was secured and a number of public works projects undertaken, particularly the construction or improvement of streets and sidewalks. Francis Hale remained active in business and political affairs in Cedar Key until his death in 1910.¹¹

During the late nineteenth and for most of the twentieth century, the Island Hotel has closely paralleled the economic history of Cedar Key. In 1896 it was severely damaged along with most buildings in the city by a devastating hurricane.¹² Following the hurricane, a subsequent fire and the collapse of the cedar industry, Cedar Key entered a period of economic stagnation that endured until after World War II. Under the management of Francis Hale, Parsons and Hale continued operating from the building until Hale's death in 1910. In 1914 Langdon B. Parsons sold the building which, after an intermediate owner, was acquired in 1915 by Max E. Feinberg. Mr. Feinberg was the patriarch of an extended family that maintained business establishments in Ocala, Gainesville, and Lake Butler, with the principal establishment being Feinberg's Department Store in Dunnellon. Between 1915 and 1920, Feinberg converted the former Parsons and Hale's General Store to a hotel. The building was known initially as the Bay Hotel and later, under the management of John Wood, was called Fowler Wood. The addition of a two-story wrap-around porch and alterations to the interior were undertaken at the time of conversion. Following Feinberg's death, his daughter Hattie inherited the building in 1925. For much of the Feinberg's thirty year ownership, the building was either vacant or served as a rental property, reflecting the economic hard times which Cedar Key was experiencing during the initial decades of the twentieth century.¹³

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In 1946, Hattie sold the building to Howard L. Dayton and Loyal C. Gibbs.¹⁴ The sale symbolized a transition in the economic development of Cedar Key. Loyal Gibbs and his wife, Bessie Mae, operated the Island Hotel and Restaurant from the former Parsons and Hale General Store. The Island Hotel became the center piece of the tourist-based economy which produced, in large part, a revitalization of Cedar Key following World War II. The Gibbs became the driving force for the rejuvenation of the economic life of the town, introducing new ideas and investment capital. Under their management the Island Hotel became the hub of Cedar Key, drawing diners and overnight guests from outside the community. Its restaurant was noted for green turtle, crabs and other seafood. Bessie Mae Gibbs, in particular, personified the new prosperity of the town. She was friendly, ebullient and the town's chief promoter. In a newspaper interview in 1955 she described Cedar Key as "not a place but a way of life."¹⁵ She is generally credited with creating the quaint image of the town that has made it attractive to tourists. The Gibbs eventually bought out their partners and continued operating the hotel until 1973.

The Island Hotel, to a degree seldom demonstrated in a single building, embodies much of the significant history of Cedar Key, particularly its periods of economic prosperity, decline and revitalization. Both because of its varied use and its physical evolution, it is a mosaic of the economy and architecture of the small island community where it is located. It is significant for its association with the initial settlement and commercial development of Cedar Key and with prominent residents of the town during most of its recorded history. It is one of only a handful of extant buildings in Cedar Key constructed during the nineteenth century period when the town was significant among Florida communities. The Island Hotel is one of the older masonry commercial buildings in Florida and one of a small number of buildings in the state constructed of tabby, a material first developed during the Spanish occupation of Florida and seldom found outside the state's borders. In comparison with other Florida properties currently listed in the National Register of Historic Places, only the Union Bank predates it among masonry commercial buildings. Moreover, it has yielded information useful for understanding the vernacular architectural legacy of the state. The Island Hotel is a type of building dating from a period of architecture about which relatively little is known. It presently remains in operation as a restaurant under the ownership of Marcia Rogers, who is planning a substantial rehabilitation of the building.

FOOTNOTES

¹P.W.O. Koerner, "Map of the Southern Part of Cedar Key, Florida, 1859," on file at the Levy County Courthouse, Bronson, Florida, Plat Book 1, p.3.

²Arthur W. Thompson, "David Yulee: A Study of Nineteenth Century American Thought and Enterprise" (Ph.D. dissertation, Columbia University, 1954), p. 123.

³Peter E. Burtchaell, "Economic Change and Population of Cedar Key," (M.A. Thesis, University of Florida, 1949), p. 67; Florida Times-Union, August 21, 1955.

⁴Levy County Deed Book A, p. 31.

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⁵James Bryan Whitfield, Florida State Government, An Official Directory of State Government, Tallahassee, Florida, Florida Steam Book and Job Office, (1885), p. 58; New York Times, June 5, 1888; Florida Times-Union, June 1, 1888; Brooksville Register, June 8, 1888.

⁶Whitfield, p. 58; Florida Times-Union, June 1, 1888; Letter: David Levy Yulee to the Honorable John A. Henderson, April 30, 1886, p. 32 in the collection of the State Library of Florida, Tallahassee; Helen Sharp, "Samuel A. Swann and the Development of Florida, 1855-1900," Florida Historical Quarterly XX, (October, 1941), p. 171.

⁷Search for Yesterday: A History of Levy County (Bronson: Levy County Archives Committee, n.d.), Chapter 6, p. 13; Florida State Gazetteer and Business Directory, 1885-1886, p. 510.

⁸F. Blair Reeves, Phillip Wisely and Herschel Shepard, et al, "Island Hotel Maintenance Report" (University of Florida School of Architecture, 1980), pp. 183-184.

⁹Charles C. Fishburne, History of Cedar Keys in the Civil War and Reconstruction, 1861-1878, (Cedar Key: Seahawk Publications, 1982), pp. 4-18, passim; George W. Pettengill, Jr., The Story of the Florida Railroads, 1834-1903; (Boston: The Railroad and Locomotive Historical Society, Inc., 1952), p. 28.

¹⁰Brooksville Register, June 8, 1888; Levy County Times-Democrat, March 31, 1910.

¹¹Fishburne, p. 33; Florida State Gazetteer and Business Directory, 1884-1885, p. 20; Florida State Gazetteer and Business Directory, 1885-1886, p. 510; Florida Times-Union, August 20, 1898.

¹²Florida Times-Union, October 8, 1896.

¹³Levy County Deed Books: 12, p. 249; 12, p. 430; 12, p. 565; 20, pp. 80-81; 16, p. 194; 16, p. 704; 28, p. 27; Sanborn Map Company, "Cedar Key Fire Insurance Map, 1920."

¹⁴Levy County Deed Book 44, p. 570.

¹⁵Burtchaell, p. 67; Florida Times-Union, August 21, 1955.

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