

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Name of Property _____

County and State _____

Section number _____ Page _____

Name of multiple property listing (if applicable) _____

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 100004152

Date Listed: 7/8/2019

Property Name: Claiborne Cottage Hotel

Parish: St. Tammany

State: LA

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.



Signature of the Keeper

7.8.2019

Date of Action

Section 5: Classification

The category of the property is also hereby changed to **Building(s)**. The hotel building is the primary resource and is the focus of the property's significance. The property is best classified as buildings.

The nomination does not address the setting well; the acreage of the property contains not only a large non-historic building currently used as a restaurant, but also extensive pavement that completely surrounds the small plot of land on which the subject hotel stands and which cuts the hotel off from the small cottage. The riverside portion of the property, historically used as part of the resort, has been impacted by the construction of a deck and boardwalk-type walkway that leads down to the riverbank from the restaurant.

The Louisiana State Historic Preservation Office was notified of this amendment.

DISTRIBUTION:

National Register property file**Nominating Authority (without nomination attachment)**



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 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.

1. Name of Property

Historic Name: Claiborne Cottage Hotel

Other Names/Site Number: St. Tammany Parish Courthouse; Chimes-Covington Restaurant

Name of related multiple property listing: N/A

2. Location

Street & Number: 19130 Rogers Lane

City or town: Covington

State: LA

County: St. Tammany

Not for Publication: ☐

Vicinity: ☐

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 ☐ state ☒ local

Applicable National Register Criteria: ☒ A ☐ B ☐ C ☐ D

Kristin P. Sanders

4/10/2019

Signature of certifying official/Title: Kristin Sanders, State Historic Preservation Officer

Date

Louisiana Department of Culture, Recreation, and Tourism

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

Claiborne Cottage Hotel

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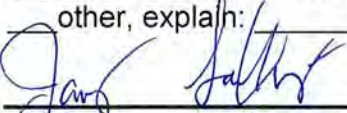
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4. National Park Certification

I hereby certify that the 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: _____


Signature of the Keeper

7.8.2019

Date of Action

5. Classification

Ownership of Property (Check as many boxes as apply.)

<input checked="" type="checkbox"/>	Private
<input type="checkbox"/>	Public – Local
<input type="checkbox"/>	Public – State
<input type="checkbox"/>	Public – Federal

Category of Property (Check only **one** box.)

<input type="checkbox"/>	Building(s)
<input checked="" type="checkbox"/>	District
<input type="checkbox"/>	Site
<input type="checkbox"/>	Structure
<input type="checkbox"/>	object

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

Contributing	Non-contributing	
2	1	Buildings
		Sites
		Structures
		Objects
2	1	Total

Number of contributing resources previously listed in the National Register: 0

6. Function or Use

Historic Functions (Enter categories from instructions.): COMMERCE/hotel;
GOVERNMENT/courthouse

Current Functions (Enter categories from instructions.): VACANT/NOT IN USE

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7. Description

Architectural Classification (Enter categories from instructions.):

Greek Revival

Materials: (enter categories from instructions.)

Hotel/former courthouse:

foundation: brick

walls: brick

roof: metal

other: wood, glass

Cottage:

foundation: brick

walls: wood

roof: metal

other: glass

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Claiborne Cottage Hotel occupies a wooded, 7.3-acre site on the east bank of the Bogue Falaya River across from downtown Covington, St. Tammany Parish, in an area that was historically part of the Town of Claiborne. The property consists of 2 contributing resources: a 2-story brick masonry building that was constructed in 1818-19 as the St. Tammany Parish Courthouse and converted into Claiborne Cottage Hotel in 1880; and a 1-story wood-frame cottage constructed c. 1889 as part of the hotel's expansion. Both buildings are currently vacant and/or used for storage. One non-contributing resource, the 2-story Chimes-Covington Restaurant, was constructed in 2012 approximately 100 feet northwest of the hotel. Claiborne Cottage Hotel was established in this rural, river-adjacent setting as a health resort during the height of St. Tammany's era as a health tourism destination, known as the "Ozone Belt," which capitalized on the area's piney, "ozone"-laden air and artesian spring water as a cure for all ills. The hotel's success soon led to the construction of several other buildings on the site, including the c. 1889 cottage; the others are no longer extant due to fire or demolition. Despite the construction of the restaurant and the paving of some sections of the site for parking, the setting still conveys the bucolic feel that drew tourists to the hotel for more than four decades. The hotel building and cottage were updated to serve as a private residence in the 1940s, and the cottage was expanded with rear additions, but both buildings remain recognizable from the period of significance as defined in this document and are eligible for listing in the National Register.

Narrative Description

Site (photos 15-16, 18):

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The property on which the Claiborne Cottage Hotel sits is an irregularly shaped 7.3-acre parcel of woodland that was gradually reduced over time from approximately 50 acres. The curving Bogue Falaya River forms the property's northwest boundary; across the river is downtown Covington, the parish seat (Division of St. John Historic District, National Register of Historic Places, 1982).¹ To the east runs U.S. Highway 190, from which the hotel buildings are set back approximately 200 feet and shielded from view by mature trees. Approximately 0.2 miles north of the property is the Tammany Trace Bike Trail, which marks the location of the New Orleans Great Northern Railroad (NOGNRR), a primary mode of access to the hotel during its heyday. The site is mostly flat, with a downward slope toward the river bank, and populated with mature trees including pines, oaks, and magnolias, which grow denser as one approaches the water (Photo 18). The hotel and cottage are bordered by lawn. Some sections of the property have been paved with concrete and gravel to accommodate parking for the Chimes-Covington Restaurant, which was constructed in 2012 on the western edge of the property. Until the late 20th/early 21st centuries, when the City of Covington gradually annexed it, the area in which the property is located was the Town of Claiborne; today, it is known as the Claiborne Hill neighborhood of Covington.

Hotel (photos 1-7):

The hotel building, a squarish, 2-story galleried building with painted load-bearing brick masonry walls and a hip roof, was erected in 1818-19 as the St. Tammany Parish Courthouse. It functioned as a courthouse for less than a decade; in the 1820s, the Police Jury decided to relocate the parish court to Covington, and the 1819 building became a private residence and, later, a Catholic seminary. In 1880, it was renovated by the Jaufrond family to serve as "Claiborne Cottage," an upscale resort catering to the parish's rapidly growing health tourism industry.² Following the 1880 renovation, the building underwent subsequent improvements during its four decades as the Claiborne Cottage Hotel (1880–c.1920).

Due to the many successive alterations and changes in use that took place at this building over the course of more than a century, its original appearance as a courthouse is unclear. According to a conveyance record dated July 10, 1818, the courthouse was planned as a 2-story brick building with the following dimensions and features:

Forty feet in length, by thirty feet in depth, the first story to be twelve feet high, and the second nine feet high, and to be divided into rooms in the following manner viz; on the first floor one room twenty four feet by thirty; and on the other thirty feet by fifteen including the walls; the rooms of the second story one to be divided by a passage of ten feet in breadth, through the center crossways so as to leave four rooms fifteen feet square including the walls with a proportionate number of windows and doors, throughout said building and flight of stairs from the large room on the first floor, leading to the passage in the upper story. The roof to be well covered with shingles, on tiles with a cupola and belfry on the top, of such dimensions as will be proportionable to the size of the building.³

The dimensions and layout described above generally match the building as it exists today. According to historian C. Howard Nichols in *Stories of a Rivertown*, the larger room on the 1st floor served as the courtroom and the smaller as the judge's chambers; the upper rooms housed public offices.⁴ Other original features include the exterior brick walls, which are 18 inches thick, and the cupola at the apex of the hip roof, although its absence and reappearance in historic images of the property indicate that this latter feature was rebuilt over the years. The presence of galleries during this period is unconfirmed but likely.

¹ The hotel was known at different times as Claiborne Cottage, Claiborne Cottages, and Claiborne Hotel and Cottages. For the sake of consistency and clarity, "Claiborne Cottage Hotel" is being used for the purposes of this document.

² Frederick S. Ellis, *St. Tammany Parish: L'Autre Cote du Lac* (Gretna, LA: Pelican Publishing Company, 1998), 201-02.

³ C. Howard Nichols, *Stories of a River Town* (Covington, LA: Red Bluff Press, 2014), 48.

⁴ William B. Legion et al to St. Tammany Parish Judge and Policy Jury, Bond for Erecting a Court-house and Jail on East side Bogue Falia, July 10, 1818. Conveyance Book A-1 (1810-24), pp. 240-41, St. Tammany Parish Clerk of Court.

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A National Register nomination of the Claiborne Cottage Hotel prepared (but not submitted) in 1990 by the Louisiana Division of Historic Preservation's National Register staff summarizes the modifications that occurred to the building in the late 19th and early 20th centuries when it served as a hotel:

The building achieved most of its present appearance as the result of a c. 1880 remodeling. And it was after this that the building achieved its significance as a health resort....Fortunately a late nineteenth century photograph survives to document the building's altered look. [Figure 1] The old galleries were removed, and new two-story galleries under shed roofs were added, both front and rear. The columns that were used were salvaged and appear to date from about 1840. Thus they give the building a deceptively Greek Revival appearance. The present French doors also date from the late nineteenth century as do many of the interior partitions....Shortly after the turn of the century the front and rear galleries were linked by a set of two story galleries on the west side. These were built using salvaged columns which almost match those on the front and rear galleries. Also at that time, a large chimney was added on the east side to service fireplaces both upstairs and down. Most of the present partition walls were in place by the early twentieth century.⁵

Today, all of these historic features survive: the 2-story shed-roof galleries on the north, south, and west elevations with Greek Revival-style wood columns at the upper level; French doors opening onto the galleries; additional interior partitions accommodating a hotel use; and the exterior chimney on the east elevation. In addition to these features, the cupola is shown in the c. 1880s photograph referenced above, indicating that it was in place when the hotel opened for business (Figure 1). The 6/6 double-hung wood sash windows throughout may also date from this period.

The building returned to use as a private residence c. 1940s. Interior alterations that took place during this period include the addition of some Colonial Revival features, such as mantels (e.g., Photo 6), cornice molding, chair rails, and door surrounds; some, if not all, of the wood flooring appears to date to the hotel era. Exterior modifications include the replacement of the 1st-floor gallery posts with brick columns of similar proportions; the partial enclosure of the rear gallery and the construction of a small 2-story brick wing to house bathrooms; and the addition of an exterior wood staircase adjacent to the front gallery (Photo 2).

Cottage (photos 8-14):

The 1.5-story cottage is wood-frame construction on a short brick-pier foundation with a double-pitched side-gable roof and full-length front gallery. It was constructed c. 1889 as part of the Claiborne Cottage Hotel expansion (described more fully in Section 8), likely serving as a private guest house. The exterior walls are clad in wood clapboards and the roof is covered with corrugated metal; near the ridgeline is a central brick chimney. The gallery features simple rectangular wood posts, a square-picket railing, and two sets of brick stairs (one centered at the front, one on the west side). Windows are 6/6 double-hung wood sashes and the doors are paneled-wood French doors, all of which are secured with board-and-batten shutters.

The right/west side of the cottage was damaged in recent years by fire (Photos 12-13). Like the hotel building, it was renovated c. 1940s to serve as a private residence and was updated with Colonial Revival features, including dentil cornice moldings, chair rails, baseboards, and some wood wall paneling. A kitchen was also installed at this time. The wood floors appear to be original. The attic contains a bedroom, small bathroom, and storage, with finishes dating to c. 1940s.

The rear additions to the cottage also date to c. 1940s and comprise a 1-story shed-roof addition that connects to the historic cottage at its southeast corner; a small 2-story shed-roof addition with 2nd-floor gallery to the south; and a detached 1-story building with side-gable roof to the southwest. These additions open onto an overgrown courtyard bordered by a tall brick fence. Although these additions were constructed after the period of significance, they were designed to complement the historic cottage in scale and materials and are situated to its rear, which minimizes their visibility.

⁵"Claiborne Cottage Hotel," National Register of Historic Places nomination form, March 1990.

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Non-contributing resource (photos 17-18):

The Chimes-Covington Restaurant was constructed in 2012 approximately 100 feet northwest of the hotel building. It is a 2-story, irregularly shaped steel-frame building clad in unpainted wood for a rustic appearance that complements the wooded setting. The main entrance is on the hotel-facing side of the building, but the primary elevation is on the opposite, river-facing side of the building and consists of deep galleries for outdoor seating and uninterrupted views of the Bogue Falaya River. An elevated wood walkway winds through the woods to connect these galleries to the river's edge.

Assessment of Integrity:

Location and Setting: The Claiborne Cottage Hotel property possesses integrity of location; the buildings are in their original location. Despite modifications made after the period of significance, namely the paving of some sections for parking, the construction of the Chimes-Covington Restaurant in 2012, and the loss of some of the hotel buildings, the property possesses sufficient integrity of setting to convey its historic significance. The property still feels like a rural retreat by virtue of its secluded, wooded site and proximity to the Bogue Falaya River, which were defining features of the Claiborne Cottage Hotel as a health resort. The loss of some of the hotel buildings is regrettable, but the original building associated with the property's conversion into a hotel in 1880, i.e., the former courthouse, is extant. These changes to the setting are further mitigated by the fact that the Claiborne Cottage Hotel is a rare survivor of the health tourism era in St. Tammany Parish, as demonstrated in Section 8.

Design, Materials, and Workmanship: The hotel and cottage both possess integrity of design, materials, and workmanship. The exteriors retain the vast majority of their character-defining features associated with the period of significance. Interior finishes were updated c. 1940s when the property served as a private residence, but the partition walls and layouts remain largely unchanged. The c. 1940s additions to the cottage, which were designed to complement the cottage in scale and materials, are located to the rear and partially concealed by the tall brick fence of the courtyard, which minimizes their impact on the cottage's primary elevations.

Feeling and Association: The property's integrity of location, setting, design, materials, and workmanship together create integrity of feeling and association. The property remains a secluded, wooded site that evokes the rural, retreat-like qualities of the "Ozone Belt" resorts of St. Tammany Parish. A former hotel guest would surely recognize the remaining hotel buildings due to their distinctive appearance and setting.

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.)

X	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:

	A	Owned by a religious institution or used for religious purposes
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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

Areas of Significance (Enter categories from instructions.): commerce, health/medicine

Period of Significance: 1880-1930

Significant Dates: 1880, 1930

Significant Person (Complete only if Criterion B is marked above): n/a

Cultural Affiliation (only if criterion D is marked above): n/a

Architect/Builder (last name, first name): unknown

Period of Significance (justification): The period of significance begins in 1880, when the former courthouse building on the property was converted into a hotel, and ends in 1930, when the hotel is presumed to have closed.

Criteria Considerations (explanation, if necessary): n/a

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Claiborne Cottage Hotel property in Covington, St. Tammany Parish, Louisiana, is eligible for listing at the local level under Criterion A in the areas of commerce and health/medicine as an important and rare survivor of the resorts associated with St. Tammany Parish's history as the "Ozone Belt," a health tourism destination that garnered national attention and contributed significantly to the local economy in the late 19th and early 20th centuries. At its zenith, the Ozone Belt contained numerous resorts of varying size and specialization, with the majority located in or near Covington and Abita Springs. Claiborne Cottage Hotel was among the most prominent and enduring of these resorts, and it is one of only five confirmed to have survived into the present day. As such, Claiborne Cottage Hotel is not only any important example of a resort from the Ozone Belt era, but also one of the very few resources remaining in the parish to communicate this major period in the parish's history. The period of significance begins in 1880, when the former courthouse building on the property was converted into a hotel, and ends in 1930, when the hotel is presumed to have closed.

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

Historical Overview of Covington and Claiborne

The City of Covington, the parish seat of St. Tammany Parish, is located on the north shore of Lake Pontchartrain approximately 40 miles north of New Orleans. The National Register nomination of Covington's downtown historic district, the Division of St. John (listed 1982), provides a brief background of the city's origins:

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Covington was founded in 1813 by John Wharton Collins, a New Orleans merchant of English descent who had emigrated from Philadelphia soon after the Louisiana Purchase. In May 1813, Collins purchased some 1600 acres lying in the fork between the Bogue Falaya and Tchefuncte Rivers from Jacques Drieux, a New Orleans Creole who had acquired the land by grant from the Spanish government in 1803. Prior to this transaction Collins had staked a claim with the Spanish government to all land lying between the Tchefuncte River and the Drieux tract. Taken together these two parcels of land constitute the major portion of present-day Covington. In July 1813, Collins laid out the squares, streets, and lots in what he called the Division of St. John and dedicated the town, which he named Wharton, to Thomas Jefferson. In 1816, Collins was awarded a charter by the legislature, but the name was changed to Covington over his protest. This name was given to honor General Leonard Covington of Natchez, a hero of the War of 1812.⁶

The adjacent Town of Claiborne, located just east of downtown Covington on the opposite bank of the Bogue Falaya River, was similarly established in the 1810s. In 1819, it became the site of the new St. Tammany Parish courthouse and jail upon the commitment of the town's developers, the Claiborne Company, to erect the buildings at their own expense.⁷ This was the second courthouse to serve the parish. In 1813, Governor William Charles Cole Claiborne had named a commission to choose a location for a courthouse no more than 3 miles from the center of St. Tammany Parish. The commission chose a portion of land owned by Thomas C. Warner, the first parish judge of St. Tammany Parish, on the Bogue Chitto River near Enon. Only four years later, a new commission was formed to choose a different location "in or near the town of Covington," and Claiborne was chosen.⁸ However, records indicate that as Covington grew, Claiborne did not prosper as anticipated, and in the 1820s the Police Jury voted to relocate the parish court across the river. Throughout the 19th and early 20th centuries, Claiborne remained a sleepy, rural suburb of Covington.

The Health Tourism Industry in St. Tammany Parish

The leading industries that comprised St. Tammany Parish's economy in the 19th and early 20th centuries—brick making, lumber, and health tourism—were all tied to its distinctive environment, according to parish historian Frederick S. Ellis:

[St. Tammany Parish's] prosperity came from her geographic situation and her natural resources. Natural deposits of clay adjacent to navigable streams created the brick industry. The seemingly limitless forests of yellow pine led to the sawmills and the manufacture of turpentine, pitch, tar, resin, and charcoal....The quiet beauty, clean air, and sparkling waters of the river and springs led to the development of the area as a summer and health resort. Of course, none of the development would have been possible without New Orleans, which was the market to which the trade goods were shipped, and the major source of the people who enjoyed, on a temporary basis, the beauties of St. Tammany.⁹

The parish's role as a resort destination developed in the mid-19th century and was supported in large part by New Orleanians seeking not only recreation but also refuge from the city's fatal outbreaks of yellow fever, tuberculosis, and other infectious diseases. In the 1880s, with the arrival of the railroad and its democratizing influence, the industry blossomed into a mainstay of the local economy, with Covington and nearby Abita Springs at its heart.

St. Tammany's geography differed significantly from that of low-lying, swampy New Orleans, whose "bad" air was long blamed for its epidemics. The north shore of Lake Pontchartrain, by contrast, where residents did not suffer from such illnesses, was characterized by higher ground and the wholesome fresh air of its piney woods and lake breezes. In addition, St. Tammany's pure, mineral-laced artesian spring water, which was sourced from natural springs and wells, stood in stark contrast to New Orleans' foul river water and cisterns, which were

⁶ "Division of St. John Historic District (Covington Historic District)," National Register of Historic Places nomination, 1982.

⁷ Ellis, *St. Tammany Parish*, 91.

⁸ Nichols, *Stories of a River Town*, 48.

⁹ Ellis, 127-28.

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havens for mosquitoes (the true source, it was later discovered, of the yellow fever virus).¹⁰ These natural elements, combined with frequent lightning storms, produced what became known, by the late 1800s, as a mysterious and cathartic substance called “ozone.” It is unknown who first coined the term in this context, or who is responsible for branding St. Tammany Parish as the “Ozone Belt,” but, in the late 19th and early 20th centuries, “ozone” became locally synonymous with health and recuperation, and visitors flocked to the parish to partake of it. According to historical geographer Richard Campanella, the term “reflected an era in medical history, before germ theory, when humans sought explanations for maladies and their remedies in things that they could physically perceive.”¹¹ In truth, there is no relationship between what modern science officially classifies as “ozone,” a toxic gas harmful to humans, and St. Tammany’s salubrious climate. But in spite of the misnomer, the fact remains that the Ozone Belt developed a robust and long-lasting tourism economy by capitalizing on its environment as a sanctuary of wellness.

Among the first documented hospitality ventures to capitalize on these natural resources was “Christy Springs,” which was established in the 1850s by two investors from New Orleans, Joseph Bossier and William Christy, in present-day Abita Springs. Located adjacent to artesian springs, the resort provided lodgings and a dedicated omnibus line connecting it with steamers and trains to New Orleans.¹² The parish’s reputation as a health and recreation destination was established soon thereafter, but it grew significantly in the post-Civil War period and is credited with inspiring “the first sign of returning life in Covington” following Reconstruction.¹³

The industry expanded significantly in the late 19th century. Two yellow fever epidemics in New Orleans in 1878 and 1897 drove thousands of refugees to the Northshore, and at the same time the Ozone Belt began garnering national attention. In 1891, the New Orleans *Daily City Item* reported that Covington ranked as “the most healthy place in the United States” based on deaths per capita (from all causes), according to the local United States Census commissioner.¹⁴ For the next several years this distinction would be repeated and re-affirmed several times over. (Figure 7) In 1897, in the midst of the second yellow fever crisis, Dr. Sarah Hackett Stevenson, MD, a Chicago physician, helped spread the word by writing the following letter to the *Chicago Times Herald* (republished in the *St. Tammany Farmer*). Dr. Stevenson’s letter expounds Covington’s virtues as a “city of refuge” and illustrates the Ozone Belt’s growing reputation within the national medical community at the turn of the 20th century:

Chicago, Sept 30. [1897]—To the Editor: The statement is made in your paper that Atlanta is the only southern city not quarantined against yellow fever. There is one other exception, namely, the City of Covington, only thirty miles from and in daily communication with New Orleans, north of Lake Pontchartrain, and the terminus of the East Louisiana Railroad.

Covington is one of the oldest cities in the state, yet it is never quarantined against yellow fever; and although refugees from the city flock there by the hundred, there has never been an epidemic. Recently the Mayor of Covington convened the council for the express purpose of considering the quarantine question. The proposition to quarantine was voted down by the aldermen 5 to 1.

Covington is situated in a high, dry, piney region, being surrounded by a belt of long-leaf pine extending 150 miles to the north and east and between forty and fifty miles to the west. The air is filled with the balsamic odor. There is constant liberation of ozone and no germ disease of any kind has ever gained foothold there. The city has been known as patronized by the old creole families of New Orleans, but as the population is very conservative no plans have been taken to make known the great sanitary advantages of this remarkable place.

New Orleans physicians of the old regime knew of these great sanitary virtues and always sent their consumptive cases to Covington. I myself have seen cases taken on a stretcher that were cured within three months. I am constrained to make these statements that the people who are panic-stricken

¹⁰ Richard Campanella, “The Ozone Belt: How St. Tammany turned health-tourism into big business—for the wrong reasons,” nola.com, July 7, 2015.

¹¹ Ibid.

¹² Ibid.

¹³ Ellis, 216.

¹⁴ Ellis, 219.

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in regard to yellow fever may possibly read of this city of refuge so near at hand, and so that the tuberculous northerner may know that within twenty-four hours and with small expense he may find a climate where the tubercule bacillus cannot thrive. —Sarah Hackett Stevenson, MD.

The above is from the Chicago Times-Herald of Oct. 1. The writer, Mrs. Stevenson, is one of the most eminent physicians of Chicago, and has been an occasional visitor to Covington, hence she speaks from actual knowledge of the facts as they exist here. Her timely and favorable comments will do much toward attracting the attention of the people of Chicago to the great advantages offered by our town to invalids, especially those suffering with consumption as well as our attractions as a desirable and healthy summer and winter resort.¹⁵

The Ozone Belt, particularly Covington and Abita Springs, was also publicized in medical journals and other publications, including *The Chicago Clinic* and the *New Orleans Medical and Surgical Journal*. In c. 1905, a New Orleans printing house published *The World Famous "Ozone Belt,"* a promotional hardcover book that described in great and flattering detail all of the towns in St. Tammany Parish, including Covington and its "Claiborne Hotel and Cottages...one of the most successful and exclusive hostleries in St. Tammany Parish."¹⁶ In 1912, in a lengthy article entitled "The New Orleans of To-Day," the *National Real Estate Journal* emphasized the city's proximity to the Ozone Belt, which "is noted as being the healthiest spot in the United States, and is particularly beneficial for tubercular and kidney troubles, by reason of its pine laden atmosphere and its mineral waters."¹⁷

The heyday of the health tourism industry in St. Tammany Parish spans roughly the 1880s to 1930, during which period the parish was home to numerous resorts, both large and small. The majority were located in Covington, Abita Springs, and along the lakefront in Mandeville, with a handful in Slidell, Lacombe, and Pearl River. These establishments, like those of any other industry, catered to different populations and distinguished themselves by specialization. Some, such as Fenwick Sanitarium (alcohol and drug addiction treatment) and the Louisiana Tuberculosis Sanitarium, both in Covington, were essentially physician-owned hospitals with trained medical staff. The term "sanitarium" was typically reserved for these types of establishments, although it was also sometimes used to describe less hospital-like but nevertheless health-focused resorts such as the Claiborne Cottage Hotel. Others were more standard-type hotels that served health tourists as well as businessmen and other downtown visitors, e.g., the Southern Hotel in Covington. There were more upscale resorts for the wealthy as well as those created specifically for the lower classes, such as the Rest Awhile in Mandeville, which was established in 1903 by the International Order of the King's Daughters and Sons, a religious organization, as a destination for poor and single working mothers and their children.

As the 20th century progressed, St. Tammany's health tourism industry waned due to "medical advances, the discovery of the yellow fever virus and improved municipal services in New Orleans," according to Campanella.¹⁸ "Highways and later airplanes," he writes, "allowed New Orleanians [and others] to vacation further away and for different reasons."¹⁹ The resorts eventually closed, and over time most have been lost.

History of the Claiborne Cottage Hotel

The history of the Claiborne Cottage Hotel property parallels the rise and decline of St. Tammany Parish's health tourism industry in the late 19th and early 20th centuries and is the last remaining example of the high-end resorts that once dotted the parish. After serving as the St. Tammany Parish courthouse, a private residence, and a Catholic seminary, the 2-story brick masonry building on the Claiborne Cottage Hotel property was converted by the Jaufrond family in 1880 into a health resort catering to a wealthy clientele, primarily from

¹⁵ This letter is reproduced from Ellis, 216-17.

¹⁶ J. I. and W. Sanford, *The World Famous "Ozone Belt"* (New Orleans: American Printing Company, Lt., c1905), 37.

¹⁷ M. B. Trezevant, "The New Orleans of To-Day," *National Real Estate Journal*, January 15, 1912.

¹⁸ Richard Campanella, "The Ozone Belt: How St. Tammany turned health-tourism into big business—for the wrong reasons," *nola.com*, July 7, 2015.

¹⁹ *Ibid.*

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New Orleans. References to the new "Claiborne Cottage" began appearing in the *St. Tammany Farmer* that year; for instance, one enticing letter to the editor reads:

From what I hear, Covington will be 'filled up' with summer boarders this season, and the old Catholic Seminary, just across the Bogue Falia, so familiar to all your readers for its beauty and lovely springs, and which has recently been renovated, is soon to be opened by Madame D. Jaufroid, under the name of 'Claiborne Cottage.' This lady's position in society here will insure her a welcome in Covington, and the friends who propose to stop at her cottage will attract none but the most attractive.²⁰

Records indicate that the new resort was a success, and within a year of opening there was already talk of expansion. In 1882, the Jaufroids erected a 1-story addition on the west side of the hotel to house a dining room (Figure 1; demolished).²¹ In a piece about the addition, the *St. Tammany Farmer* wrote that it was "ample proof of the fact that Mr. and Mme. Jaufroid have successfully solved the problem of 'how to keep hotel,' and we have no doubt that all available rooms at Claiborne Cottage will soon be filled with guests."²²

Mme. Jaufroid died in 1885, and in 1889 the property was put up for sale. The new proprietor, Jules Maille, "a gentleman of old Creole stock," undertook a substantial expansion of the property, adding a large new 2-story hotel building and detached cottages; the enlarged site is depicted in a watercolor survey map made that year (Figure 2).²³ The hotel's reopening and its well-refined proprietor were covered with fanfare in the *New Orleans Daily States*:

We mentioned above, that the Court House at Claiborne, still stood. That was very soon fitted up as a hotel, as the location had been always recognized as one of the very best in the parish for a sanitarium. It prospered beyond the most sanguine expectations and it was found necessary last year to enlarge its capacity for accommodation. During the past winter, Mr. Jules Maille, the proprietor, built a magnificent addition, after the most modern model. This structure is 500 feet by 60, is two stories in height and has broad galleries its whole length, upstairs and down....

Mr. Maille...seems to have been endowed by nature with ability to perform the duties to which he has devoted himself....Having lived upon the best he naturally provides such for his guests. His patrons are mostly drawn from the ranks of the old families whose names are historic in this State; and one can come nearer seeing the life as it was lived among the 'ancien regime' at Claiborne Cottage than any place we know. In contrast with the rush and hurry, the grasping ill-breeding of the Northern and Western watering places, this is positively delicious.²⁴

Thus, by the end of the 1880s, Claiborne Cottage Hotel had cemented its reputation as a luxury getaway nestled among the natural charms of the Ozone Belt (Figure 3). The property changed hands again in the 1890s; one auction advertisement describes it as "The Celebrated Claiborne Cottage and Noted Health Resort," and another as "The Sanitarium of the South, 'Claiborne Cottage.'"²⁵ Dr. Numa M. Hebert, a physician, and his wife owned and operated the hotel from the mid-1890s until 1912. Building on Mr. Maille's success, it was perhaps during the Heberts' period of ownership that the hotel became "one of the most popular resorts in the state," as Ellis describes it.²⁶ (Figures 4 and 5) In a full-page feature article entitled "St. Tammany's Many Pleasure Resorts," published in New Orleans's *Daily Item* in 1902, the Claiborne Cottage Hotel gets top billing as the first and most lavishly described property:

²⁰ "On to Meridian.--New Orleans, April 22, 1880," *St. Tammany Farmer*, April 24, 1880.

²¹ "By Telegraph," *St. Tammany Farmer*, April 29, 1882.

²² Ibid.

²³ This quoted material is based on a reproduction of an 1889 *New Orleans Daily States* article printed in its entirety in Ellis, *St. Tammany Parish*, 203-04.

²⁴ Ibid.

²⁵ "Auction Sales – The Celebrated Claiborne Cottage," *St. Tammany Farmer*, November 11, 1893; and "For Sale or Lease – The Sanitarium of the South," *Daily Picayune*, February 21, 1892.

²⁶ Ellis, 204.

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One may ride or drive to Claiborne, a station just across the river from Covington, whose road is bordered by the stately magnolias, the dainty, carven foliage of the gum trees, the shadowy pines and graceful wild laurel, vivid with crimson flowers. The fringe tree and beech lend a delicate contrast to the straight phalanx of the lofty pines, and at the brow of a long, sloping hill stands the Claiborne Hotel and Cottages, surrounded by forty-five acres of pine forest, from which one may look down upon the gleaming waters of the Bogue Falaya, where trout play in shadowed pools and boats drift along with careless, merry people content to enjoy the beauty about them.

There is boating and bathing, horseback riding, driving, walking and games for the actively inclined, while cozy corners under the trees and rockers and hammocks upon the wide galleries invite one to rest, read, or indulge in pleasant chat or slumber.

There is an artesian well at the Claiborne Hotel which flows at the rate of 50,000 gallons a day and is 650 feet deep. Tanks twenty-eight feet above the well furnish running water to every part of the buildings. The water contains sulphur, iron, and magnesia, and is apparently responsible for some of the dazzling complexions possessed by those who have used it for a long time. There are usually from eighty to a hundred guests at the Claiborne Hotel, and as many more may be accommodated when projected buildings are erected.

Claiborne Hotel is surrounded by its home-like cottages, which furnish isolation to those who desire it, and are often taken by families who thus enjoy all the comforts and pleasure of home without any of its cares or responsibilities.

Every room in these cottages and in the hotel is literally a front room. The view is just as beautiful from every side, and galleries in both front and back enable guests to change from one side to the other at will.

Dr. N. M. Hebert, the owner of the Claiborne Hotel property, is a physician of distinction in this State and many years experience in the practice of medicine. The doctor gave a most interesting talk to the Item representative about the peculiar atmospheric condition of Covington which prevented the spread of contagious diseases. This peculiarity is attributed to the presence of so much ozone in the atmosphere. The doctor has personally known cases of whooping cough, mumps and yellow fever to come from other places and fail to infect any one in Covington....The mystery of the atmosphere cannot be explained, Dr. Hebert says, but its beneficial results are enjoyed by thousands.

Summer and winter alike, the pleasant hotel has its quota of guests who seek the enjoyment of country life, rest from the fatigues of business or society and renewal of health after illness.²⁷

In December 1912, the large hotel building that was added to the site in 1889 burned to the ground.²⁸ Records indicate that Dr. Hebert sold the property soon thereafter, and the subsequent owner, a Mrs. Thomas Hebert, continued the hotel's operation in the surviving buildings, including the former courthouse.²⁹ Brief references to the hotel persist into the early 1920s, but it is clear that the 1912 fire triggered its gradual decline. The exact year that the hotel finally closed has not yet been determined, so an estimated date of 1930 is being used to mark the end of the Claiborne Cottage Hotel's many decades as a leading Ozone Belt resort in the parish.

Other Health Resorts in St. Tammany Parish

Claiborne Cottage Hotel was one of numerous establishments in operation during the prime decades of the health resort era in St. Tammany Parish, c.1880-1930. Research for this nomination resulted in the identification of 27 properties, the vast majority of which have been demolished or destroyed by fire. Only 5, including the subject property, have been confirmed as extant. Each of these properties is described in detail below.

As previously described, the Ozone Belt resorts varied in size and function; for instance, some were more akin to hospitals ("sanitariums"); some served other markets, such as business travelers, in addition to health tourists; some had a handful of guest rooms while others could accommodate over 100 guests. Most

²⁷ "St. Tammany's Many Pleasure Resorts," *The Daily Item*, April 6, 1902.

²⁸ "Claiborne Cottage Goes Up in Smoke," *St. Tammany Farmer*, November 2, 1912.

²⁹ "No Tuberculars Taken at Claiborne Cottage," *St. Tammany Farmer*, April 25, 1914.

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establishments identified for this nomination, including the most prominent, were located in or near Covington, Abita Springs, or Mandeville. A few resorts were located in the towns of Pearl River, Slidell, and Lacombe. Some were located in or near downtowns and are well documented, while those that operated outside of city limits in rural areas, with no specific street address, were often more challenging to trace in detail. Still other establishments were essentially residences serving as boarding houses with an extra bedroom or two that tried to capitalize on the Ozone Belt's success; these latter examples were not included in this assessment unless they were specifically mentioned in archival records.

In addition to the subject property, the following 4 establishments associated with St. Tammany's history of health tourism are extant:

- Southern Hotel, 428 E. Boston Street, Covington. This 43-room, Missional Revival-style hotel was constructed in 1907 in the heart of downtown Covington and served as its premiere hotel for travelers of all kinds. It was not explicitly constructed as a health resort, although for about one year in 1912 it was converted into a sanitarium for drug and alcohol addiction treatment (and briefly renamed the "New Fenwick"). In some cases it was grouped in with the area's other resorts, such as in town or parish booster campaigns.³⁰ (Figure 7) After several decades of decline and neglect, the building was rehabilitated in 2013 as a hotel using federal and state historic rehabilitation tax incentives. It is a contributing resource to the Division of St. John National Register Historic District. Although it has ties to the health tourism industry, Southern Hotel is not directly comparable to the subject property because it was constructed for a broader clientele in a bustling downtown rather than in a more pastoral setting.
- Fenwick Sanitarium, 711 S. New Hampshire Street, Covington. Fenwick Sanitarium is a 2-story, 35-room Colonial Revival-style building constructed in 1926 by Dr. Frank Fenwick Young as a drug and alcohol addiction treatment facility. Prior to its construction, Dr. Young operated his sanitarium in several leased locations around Covington during the 1910s, including the Southern Hotel (see above), The Oaks (demolished), and Glen Cottage (destroyed by fire). The building, located on a quiet residential street in the southern outskirts of downtown, most recently served as apartments and is currently vacant. It possesses exterior integrity (interior integrity is unknown) and is a rare surviving example of the more hospital-like establishments associated with the Ozone Belt. Given its use as a medical facility, it is not directly comparable to the subject property.
- Longbranch Annex, 21516 Highway 36, Abita Springs. Longbranch Annex is a small, 2-story galleried hotel building constructed c. 1890 as an annex to the nearby Longbranch Hotel, a popular resort that was destroyed by fire in 1992. Both buildings were individually listed in the National Register in 1983; the main hotel building was delisted in 2016. To date, these are the only buildings that have been individually listed for their association with this major epoch in the parish's history.³¹ The annex building was extensively renovated in 2017 and converted into an addiction treatment recovery center. Large new side additions and the replacement of a number of exterior features, including windows, doors, and siding, with synthetic materials has compromised the building's exterior integrity (interior integrity is unknown).
- Rest Awhile, 2129 Lakeshore Drive, Mandeville. Located in Mandeville on the shore of Lake Pontchartrain, Rest Awhile began in the 1880s as Frapart Hotel. In 1903, the property was acquired by a religious organization, the International Order of the King's Daughters and Sons, who opened the Rest Awhile as a retreat for poor and working mothers and their children. The Rest Awhile allegedly remained in operation until 2005.³² The three buildings that remain on the site—a large raised, 1-story

³⁰ "The Southern Will Be Run European Plan," *St. Tammany Farmer*, September 13, 1913.

³¹ The Abita Springs Pavilion, an open-air structure constructed in the 1880s near the springs, was individually listed in 1975.

³² Ron Lee Homes, "Historic Landmark on Mandeville Lakefront Experiences a Revival," <http://www.ronleehomes.com/historic-landmark-mandeville-lakefront-experiences-revival/>

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galleried cottage that served as the hotel and two cottages—are currently under renovation to serve as a restaurant complex. (Records indicate that a fourth cottage was relocated onto an adjacent parcel at an unknown date and several others were demolished over time.³³) As part of the renovation, the buildings have been elevated several feet for flood protection purposes, and one of the cottages has been moved closer to the front of the property; future plans include new additions and the interconnection of the buildings via exterior walkways.³⁴ These alterations significantly compromise the buildings' historic integrity.

These few remaining Ozone Belt-era resorts each represent the different types of establishments that existed during this time and exhibit varying degrees of historic integrity. None is directly comparable to Claiborne Cottage Hotel, which stands apart as the last known remaining example of a luxury health resort in Covington.

Conclusion

For over fifty years, countless visitors were drawn to St. Tammany Parish and the Ozone Belt in search of refuge and recuperation. Health tourism became one of the parish's defining industries, directly contributing to community growth and propelling the parish, particularly Covington, onto a national stage. The importance of the industry is expressed in the dozens of resorts that were constructed, and yet only a fraction of these historic resources survives today. As one of the few survivors remaining to communicate this important history, Claiborne Cottage Hotel merits listing in the National Register.

Developmental History/Additional historic context information

See above

9. Major Bibliographical Resources

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

Books and articles

Campanella, Richard. "The Ozone Belt: How St. Tammany turned health-tourism into big business—for the wrong reasons," nola.com, July 7, 2015.

"Claiborne Cottage Hotel." National Register of Historic Places nomination form, March 1990.

"Division of St. John Historic District (Covington Historic District)." National Register of Historic Places nomination, 1982.

Ellis, Frederick S. *St. Tammany Parish: L'Autre Cote du Lac*. Gretna, LA: Pelican Publishing Company, 1998.

Nichols, C. Howard. *Stories of a River Town*. Covington, LA: Red Bluff Press, 2014.

Sanford, J. I., and W. Sanford. *The World Famous "Ozone Belt."* New Orleans: American Printing Company, Lt., c1905.

Newspapers

The Daily Item (New Orleans)

³³ Ibid.

³⁴ Kim Chatelain, "Rest Awhile on Mandeville lakefront delayed, to open within year," nola.com, April 13, 2016; and Kim Chatelain, "Rest Awhile restaurant complex in Old Mandeville modified," nola.com, January 26, 2017.

Claiborne Cottage Hotel

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The Daily Picayune (New Orleans)

New Orleans Daily States

Nola.com

St. Tammany Farmer

Other sources

St. Tammany Parish Clerk of Court conveyance records

Tammanyfamily.blogspot.com

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: _____

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreage of Property:

Latitude/Longitude Coordinates

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

- | | |
|-------------------------|------------------------|
| 1. Latitude: 30.473913° | Longitude: -90.089350° |
| 2. Latitude: 30.472619° | Longitude: -90.088368° |
| 3. Latitude: 30.473317° | Longitude: -90.086960° |
| 4. Latitude: 30.474090° | Longitude: -90.087175° |

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5. Latitude: 30.473815°

Longitude: -90.087813°

6. Latitude: 30.475180°

Longitude: -90.088620°

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

Please see boundary map.

Boundary Justification (Explain why the boundaries were selected.)

The boundaries are based on a survey of the property that was completed on August 16, 2010 (see boundary map). It is the remaining 7.263-acre portion of the historic hotel property, which was approximately 50 acres.

11. Form Prepared By

name/title: Gabrielle Begue

organization: MacRostie Historic Advisors

street & number: 1139 Oretha Castle Haley Blvd.

city or town: New Orleans

state: LA

zip code: 70113

e-mail: gbegue@mac-ha.com

telephone: (504) 655-9707

date: 1/18/2019

Additional Documentation

Submit the following items with the completed form:

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

Photographs

Submit clear and descriptive photographs. The size of each image must be 3000x2000 at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Courthouse Office Building, 233 St. Ferdinand Street

City or Vicinity: Covington

County: St. Tammany Parish

Claiborne Cottage Hotel

St. Tammany Parish, LA

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County and State

State: LA

Name of Photographer: Gabrielle Begue, MacRostie Historic Advisors/Elizabeth Spedale, Dyke Nelson
Architecture

Date of Photographs: July-September 2018

1 of 18

North/front elevation of hotel; camera facing south

2 of 18

North and west elevations of hotel; camera facing east

3 of 18

West and south elevations of hotel; camera facing northeast

4 of 18

East elevation of hotel; camera facing west

5 of 18

Large room/living room on 1st floor of hotel looking toward front/north elevation; camera facing north

6 of 18

Large room/living room on 1st floor of hotel looking toward front/north elevation; camera facing northwest

7 of 18

2nd-fl front right room of hotel; camera facing north

8 of 18

Exterior view of cottage; camera facing southwest

9 of 18

Exterior view of cottage; camera facing northeast

10 of 18

Rear 1-story side-gable detached addition at cottage; camera facing north

11 of 18

Rear 1-story shed-roof addition at cottage from courtyard; camera facing north toward cottage

12 of 18

Fire damage in right/west side of cottage; camera facing west

13 of 18

Fire damage in right/west side of cottage facing rear; camera facing southeast

14 of 18

c1940s trim in left/east side of cottage at opening to right/west side; camera facing southwest

15 of 18

General view of site; camera facing northeast

16 of 18

General view of site; camera facing northwest

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Rear/north elevation of Chimes-Covington Restaurant; camera facing southwest

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Bogue Falaya River viewed from Chimes-Covington Restaurant boardwalk; camera facing east

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Claiborne Cottage near Covington, Louisiana (Courtesy The Louisiana State Museum)

Figure 1. Claiborne Cottage Hotel, undated [c. 1880s]. The 1-story building to the right was a dining room constructed in 1882 per period newspaper coverage. [Source: Frederick S. Ellis, *St. Tammany Parish: L'Autre Cote du Lac* (Gretna, LA: Pelican Publishing Company, 1998)/The Louisiana State Museum]

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Figure 2. This 1889 survey of the “Claiborne Cottage” property shows the hotel following its expansion, which was completed that year. The red rectangle represents the original hotel building/former courthouse. The large brown rectangles to its northeast are the new 2-story hotel building and a row of new 1-story connected cottages. The cottage that sits on the property today may be the small standalone brown rectangle to their rear. This map also shows the hotel’s proximity to the Bogue Falaya River, its short distance from Claiborne Railroad Station to the north, and its position relative to downtown Covington. [Source: Courtesy of the property owner]

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Figure 3. This illustration of the Claiborne Cottage Hotel from the 1890s, entitled “The Claiborne Cottages—a Summer Resort of New Orleans in the Piny Woods,” captures the upscale establishment’s emphasis on outdoor recreation and relaxation, complete with shady seating and a tennis net. [Source: The Historic New Orleans Collection/Julian Ralph, *Dixie, or Southern Scenes and Sketches* (New York: Harper and Brothers Publishers, 1896)]

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CLAIBORNE HOTEL AND COTTAGES.

Figure 4. A c. 1905 view of the large hotel building that was added to the site in 1889 and designed to complement the original hotel/former courthouse; note the broad hip roof and wraparound galleries with simple posts and railings. This building was destroyed by fire in 1912. [Source: J. I. and W. Sanford, *The World Famous "Ozone Belt"* (New Orleans: American Printing Company, Lt., c1905)]

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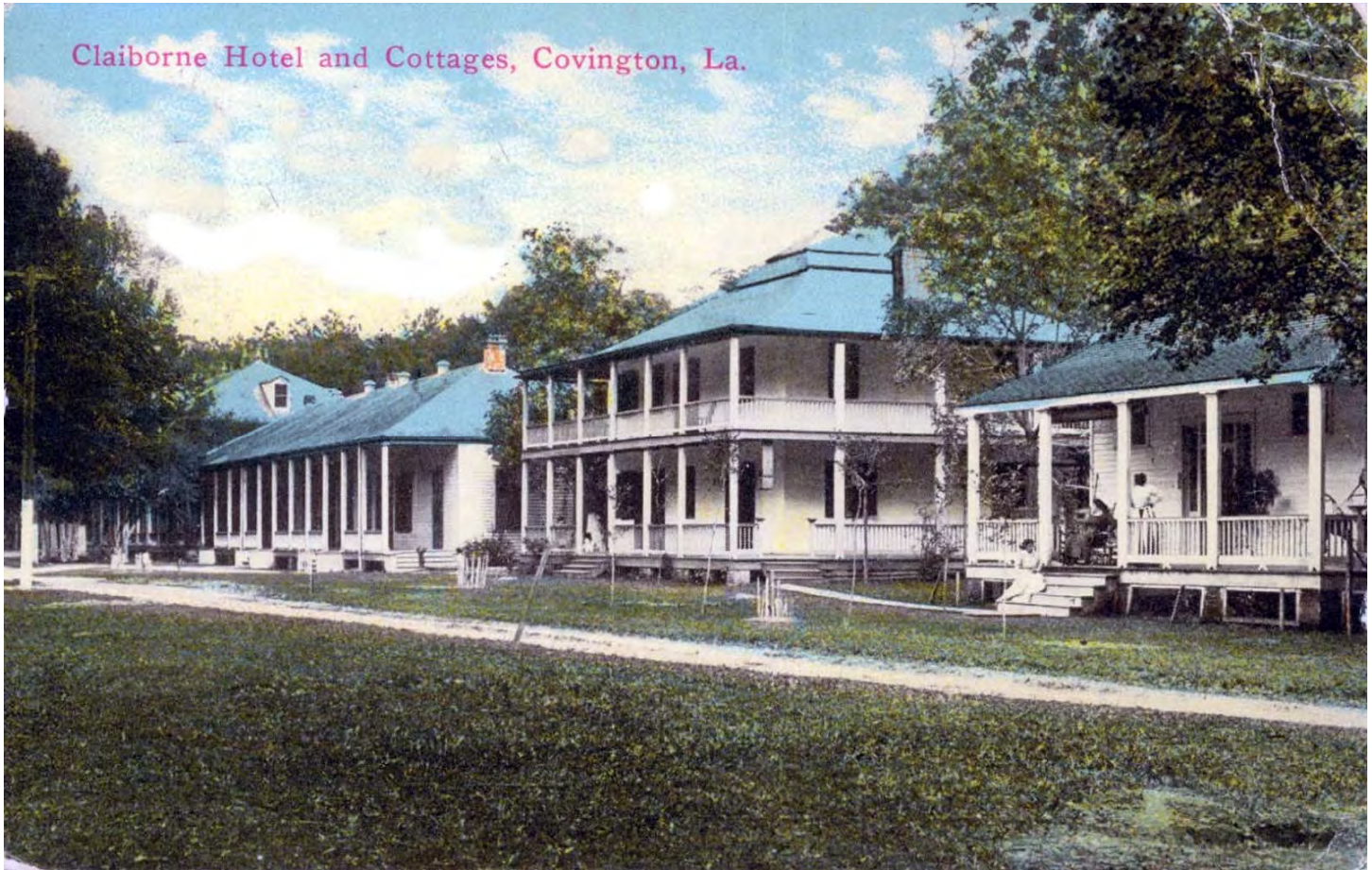


Figure 5. A c. 1910 postcard of the “Claiborne Hotel and Cottages,” with the former courthouse building in the foreground. [Source: Louisiana Postcard Collection, Mss. 3645, 3754, Louisiana and Lower Mississippi Valley Collections, LSU Libraries, Baton Rouge, La.]

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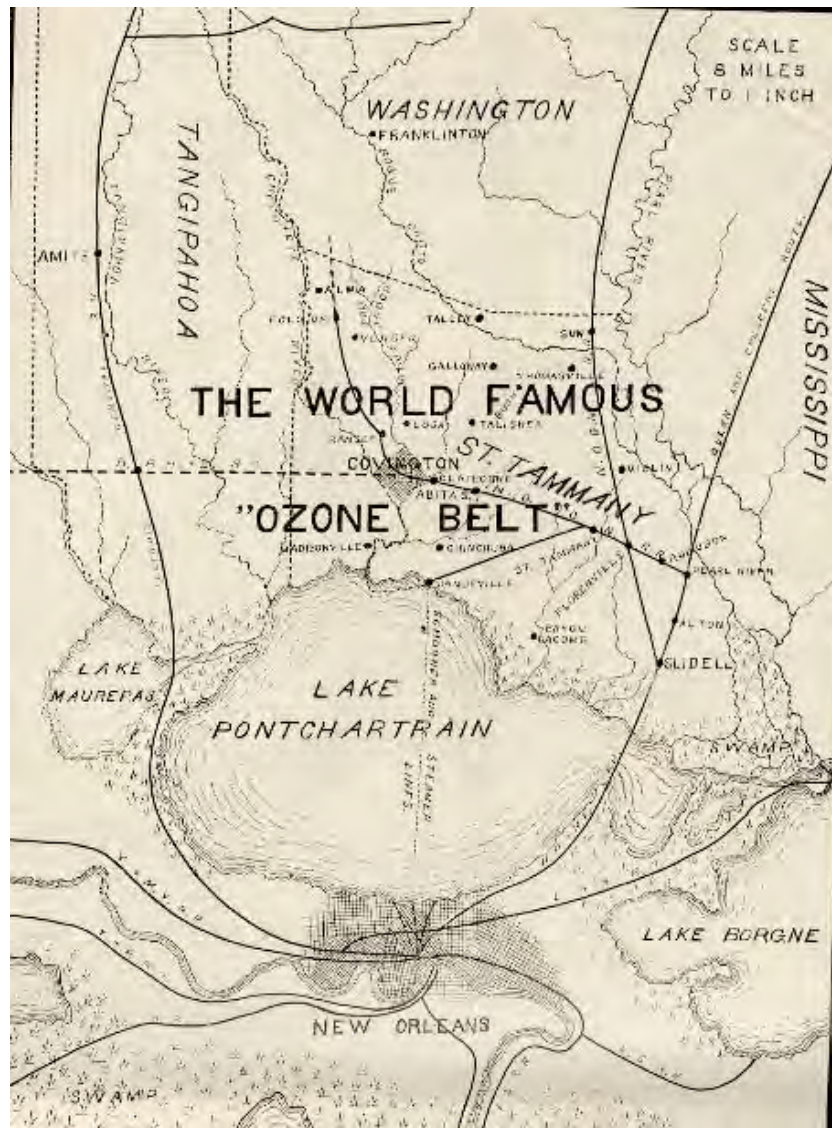


Figure 6. This c. 1905 map shows the general location of "The World Famous 'Ozone Belt,'" with Covington at its center. [Source: J. I. and W. Sanford, *The World Famous "Ozone Belt"* (New Orleans: American Printing Company, Lt., c1905)]

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From Photo. to Glynn

The St. Tammany Farmer.

"The Blessings of Government, Like the Dew from Heaven, Should Descend Alike Upon the Rich and the Poor."

D. H. MASON, JR., Editor. COVINGTON, ST TAMMANY PARISH, LA., SATURDAY, FEBRUARY 19, 1910. VOL. XXXVI NO 13

COVINGTON, La.

According to the United States Vital Statistics
The HEALTHIEST PLACE IN AMERICA
In the Center of the World's Greatest Ozone Belt
THE MOST FAMOUS WINTER AND SUMMER TOURISTS' HEALTH RESORT IN THE SOUTH

LOCATION. Just north of Lake Pontchartrain, in the heart of a great pine forest, on the banks of the beautiful Houma Falaya river, is the quaint and beautiful town of Covington, long since made famous as the one place in all the world that never has, and never will, quarantine against yellow fever and other dread diseases. **HEALTH.**—So pure is the air in this favored region that the most malignant diseases do not propagate, but, on the contrary, are arrested and give way to its healing balm. Thousands of people annually come here to rest and recuperate from overwork and to find health, and in a few weeks return to their homes with a new lease on life. **HOTELS.**—So great has been the influx of people seeking pleasure and health that local capital has erected and equipped the modern and up-to-date Southern Hotel, where every convenience and comfort is afforded the tourist and health seeker. There are also many first class small hotels and large boarding houses, where health seekers can secure accommodations at reasonable rates. **GOOD ROADS** invite wholesome recreation for those who enjoy a ride through picturesque woods. **FISHING** in the Houma Falaya and Teche rivers is good, and fine strings of green-trot, bass and perch are caught. **BOATING** on the rivers and nearby Lake Pontchartrain is ideal, and the open weather affords fine opportunity for all outdoor sports. **CHEAP LANDS** offer ideal opportunities for persons of small means to embark in the dairy or truck business, for which this section has long been famous, and persons of small means to embark in the dairy or truck business, for which this section has long been famous, and persons of small means to embark in the dairy or truck business, for which this section has long been famous.

TRANSPORTATION FACILITIES is the great central west which returns such large dividends to the farmer. **EDUCATIONAL INSTITUTIONS** have been located here, and with the many natural advantages several large modern public school systems offer ideal facilities along this line, which, taken with its numerous **CHURCHES** and social life, makes this an attractive town to live in. The **RICH CLAY DEPOSITS** of this section offer ideal opportunities for business investments that should be investigated.

A Region Famous for its Beautiful Drives, Fine Fishing, Boating and Out-of-Door Sports

Nature's own Sanitarium for sufferers from Catarrh, Asthma, Rheumatism, Gout and Brights Disease. A Sure Balm for the Overworked Body Needing Rest.

60 Miles From New Orleans
The Carnival and French Opera City and Winter Capital of America

Southern Hotel
The Coming Dairy and Truck Section of the South. Unsurpassed Facilities for Reaching the Great Produce Markets.

Land of the Orange, Pecan, Grape, Guadalupe, Berries

Fine Poultry Country.
Reached by the Illinois Central Railroad, via Baton Rouge, Hammond and Eastern New Orleans Great Northern, From New Orleans

REST CURE
For Booklet and Other Information
WOMEN'S PROGRESSIVE UNION, Covington, La.



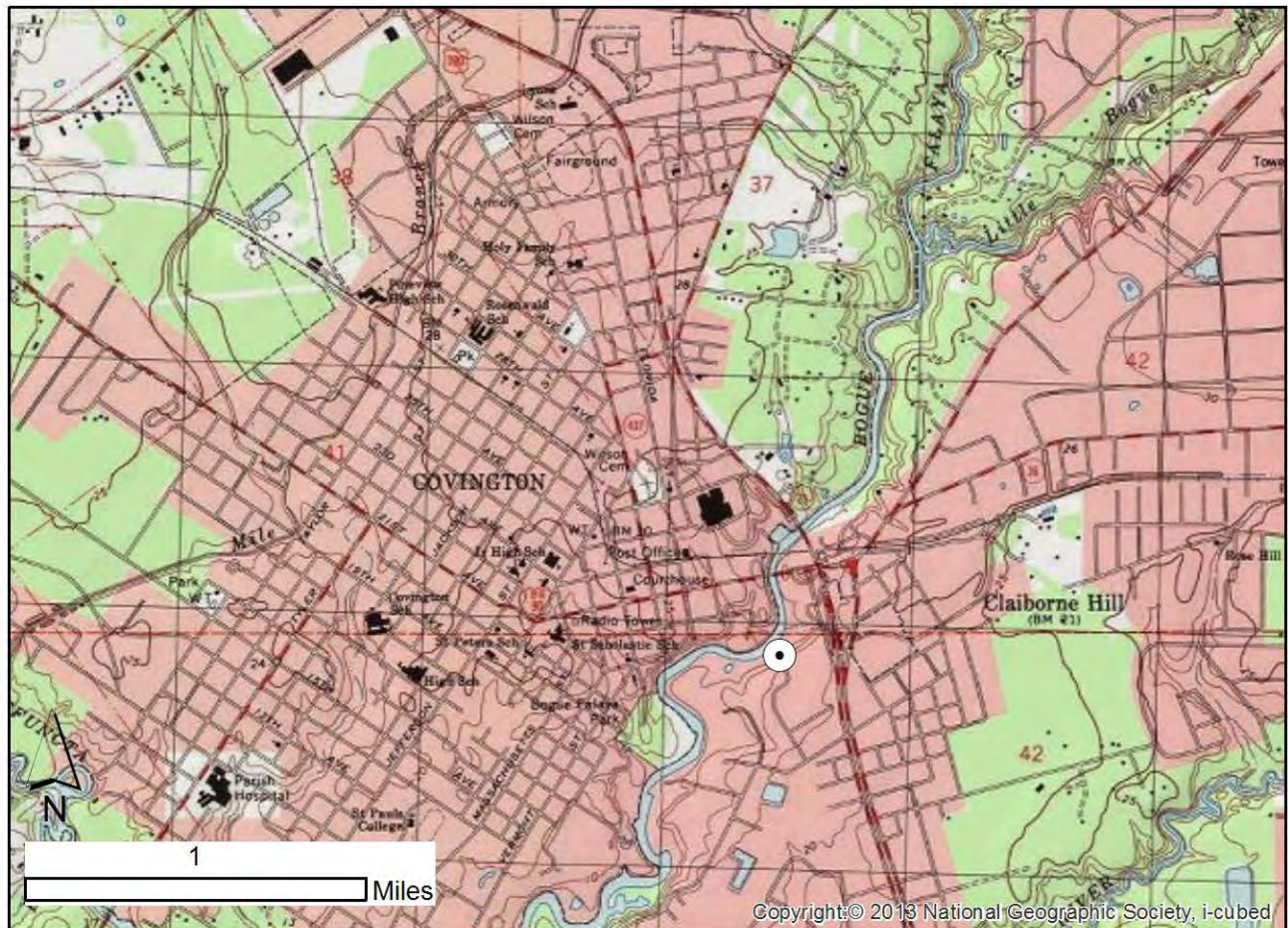



Figure 7. *St. Tammany Farmer* advertisement for Covington, "The Healthiest Place in America," February 19, 1910. This distinction was repeated in advertisements and publications far and wide from the 1890s through the 1910s.

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 100 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.

Claiborne Cottage Hotel



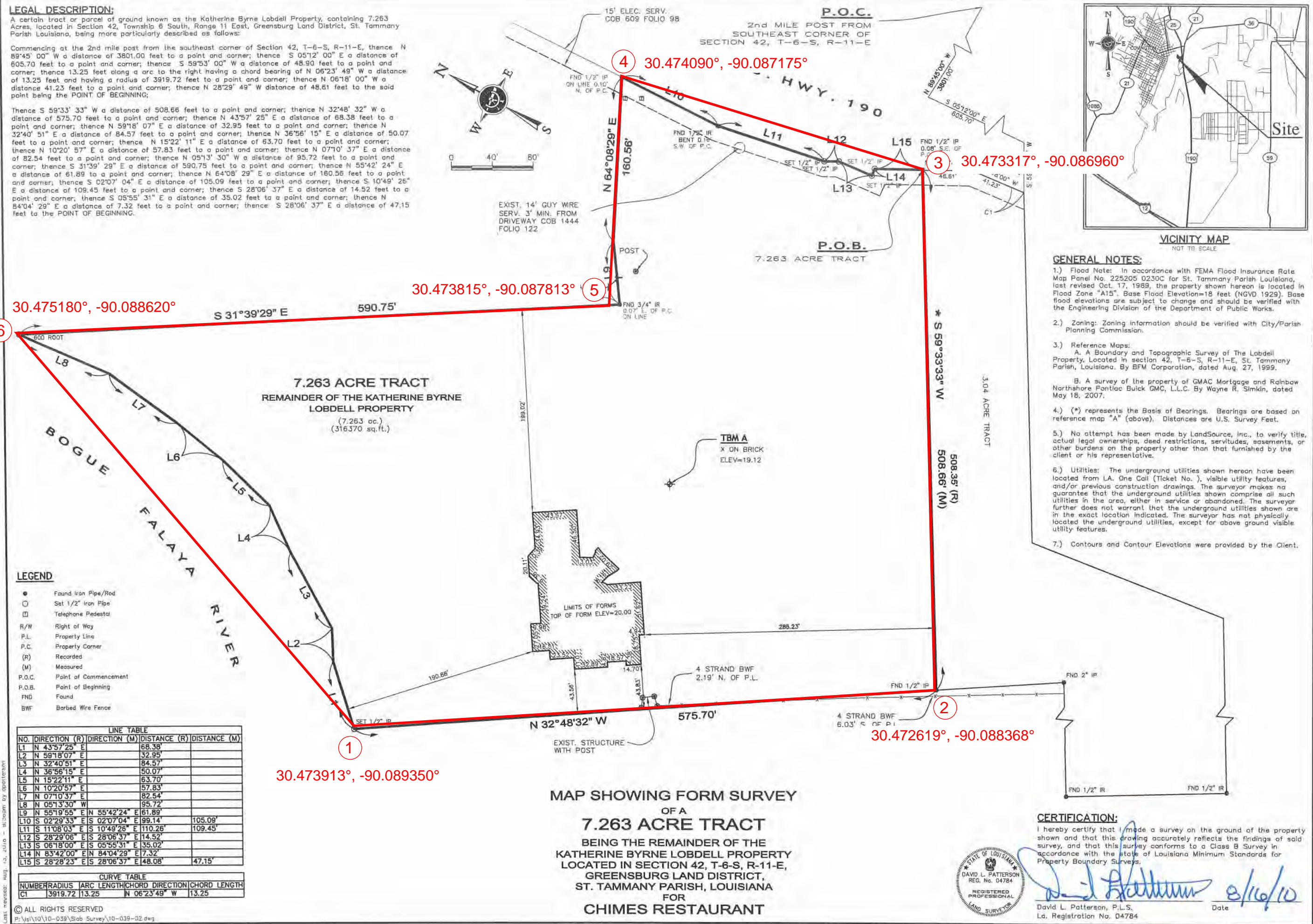
Latitude: 30.473642, Longitude: -90.088608

Claiborne Cottage Hotel



Latitude: 30.473642, Longitude: -90.088608

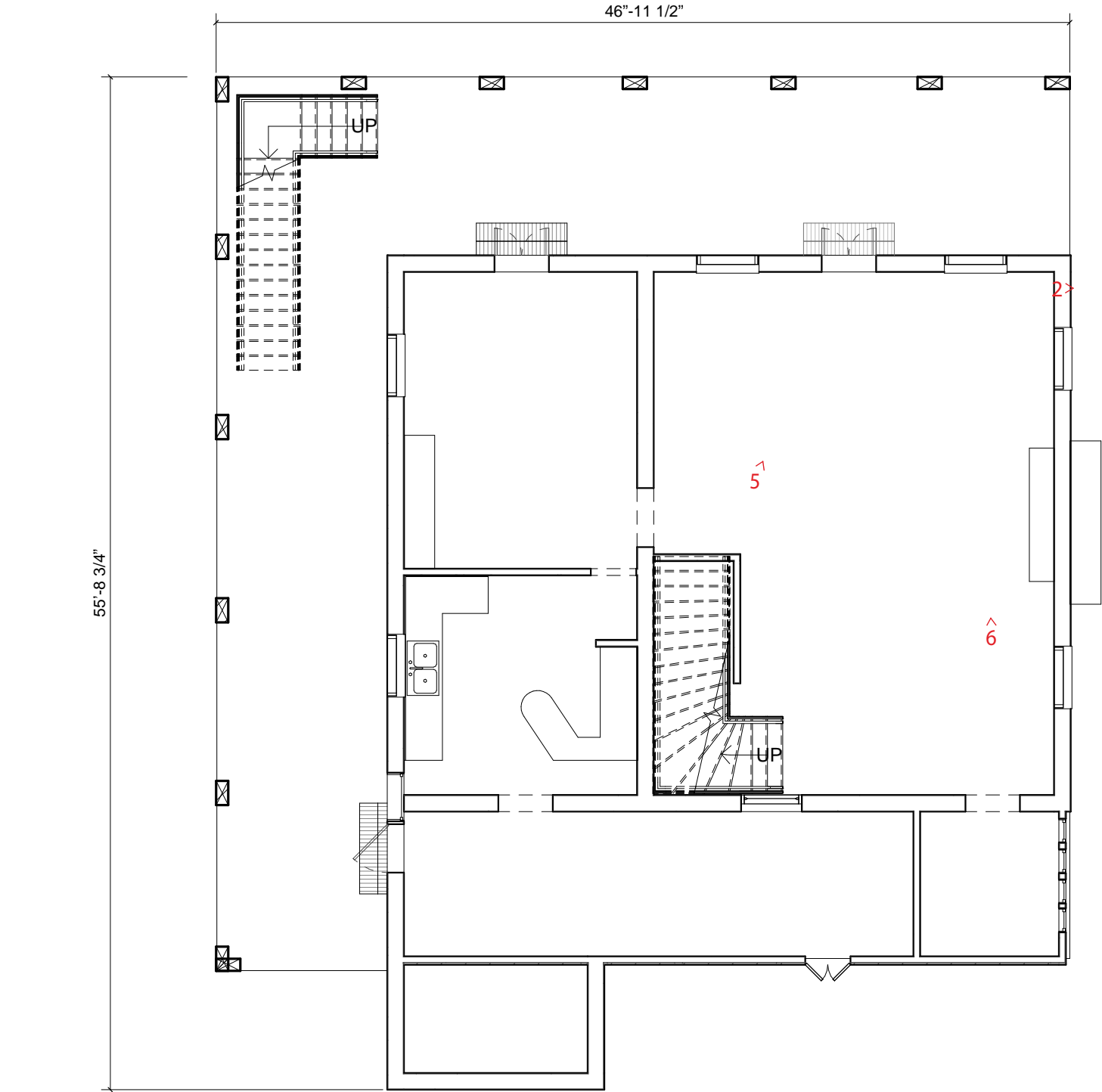
Claiborne Cottage Hotel
Covington, St. Tammany Parish, LA
Boundary Map



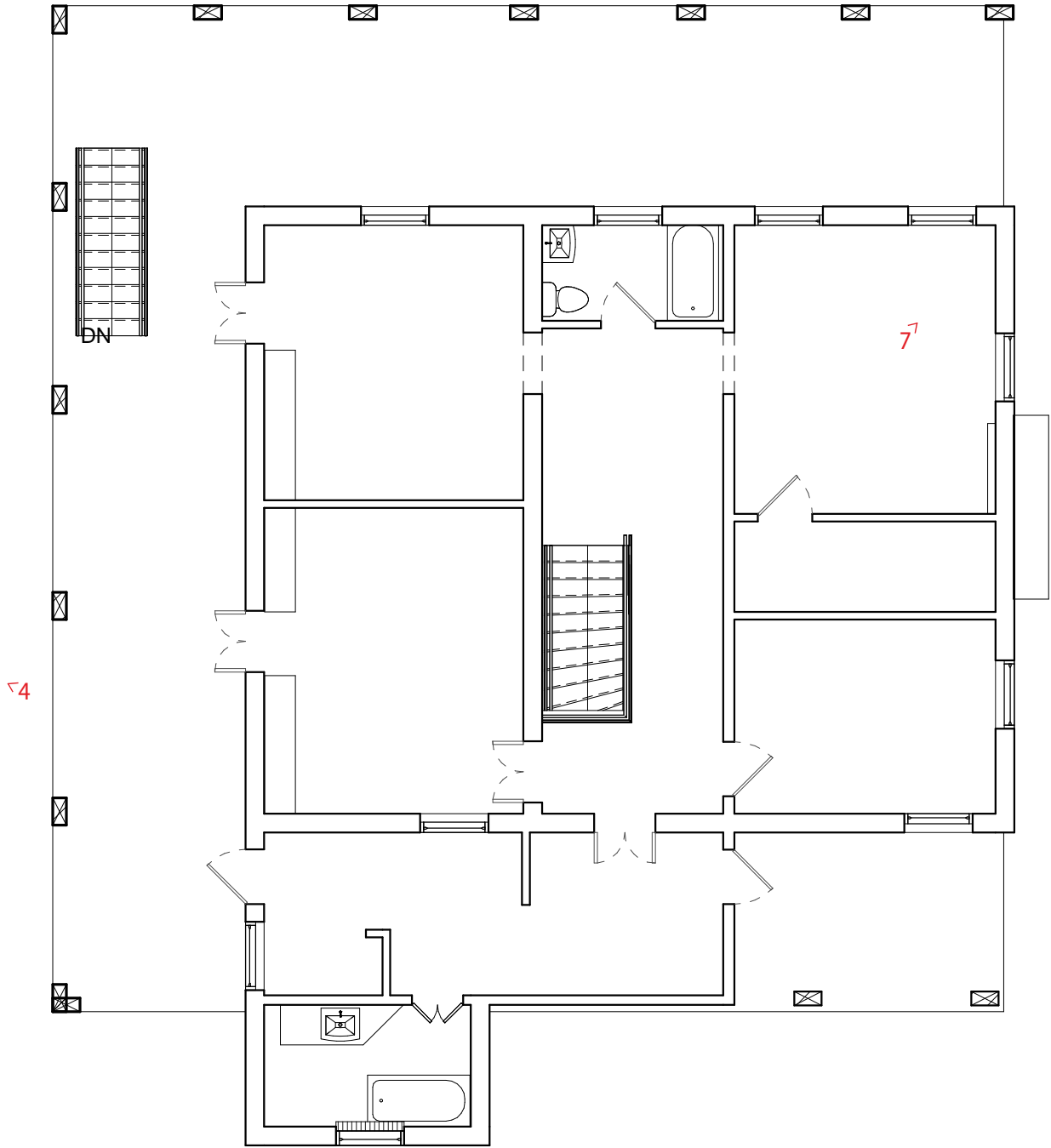
Boundary
**coordinates are approximate



Claiborne Cottage Hotel
St. Tammany Parish, LA

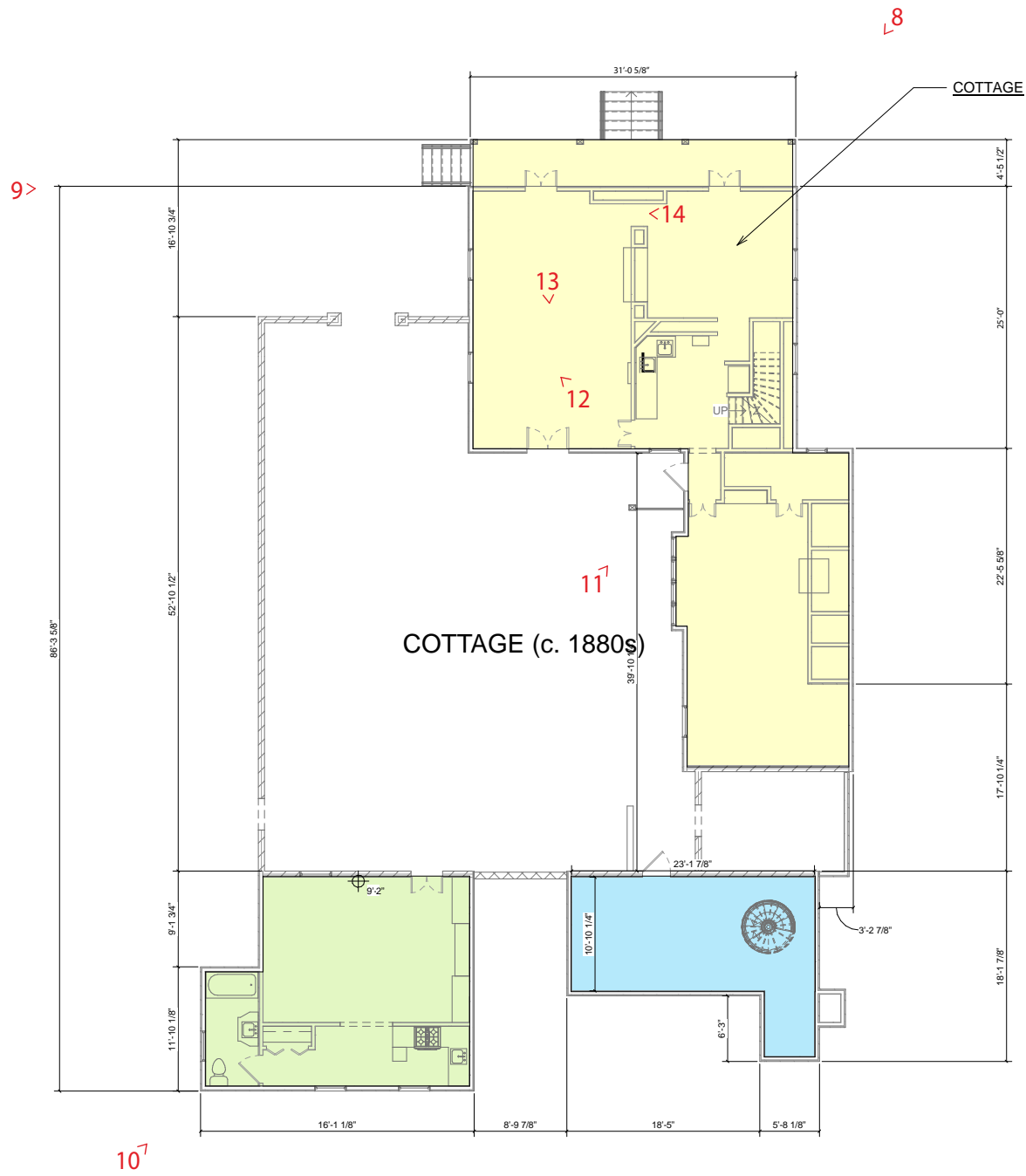


1 FIRST FLOOR - EXISTING
1/8" = 1' 0"

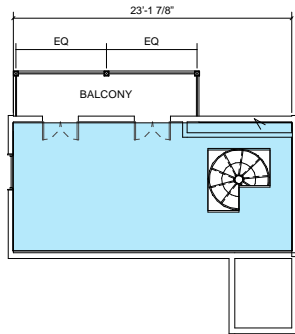
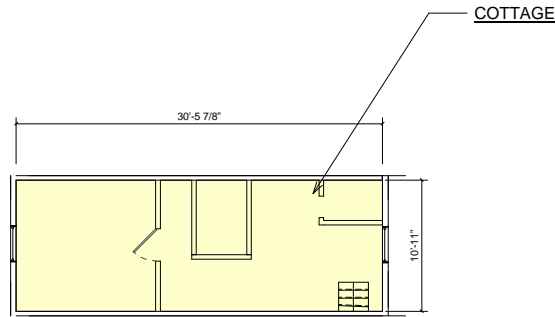


2 SECOND FLOOR - EXISTING
1/8" = 1' 0"

SQUARE FOOTAGE BREAKDOWN	
FIRST FLOOR	2,370 SF
SECOND FLOOR	2,370 SF
TOTAL	4,740 SF



1 EXISTING FIRST FLOOR
1/8" = 1'-0"



2 SECOND FLOOR
1/8" = 1'-0"

SQUARE FOOTAGE BREAKDOWN	
COTTAGE + PORCH	1715 SF
HOUSE 1	542 SF
HOUSE 2	455 SF
COURTYARD	1400 SF
TOTAL	4,112 SF

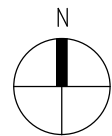
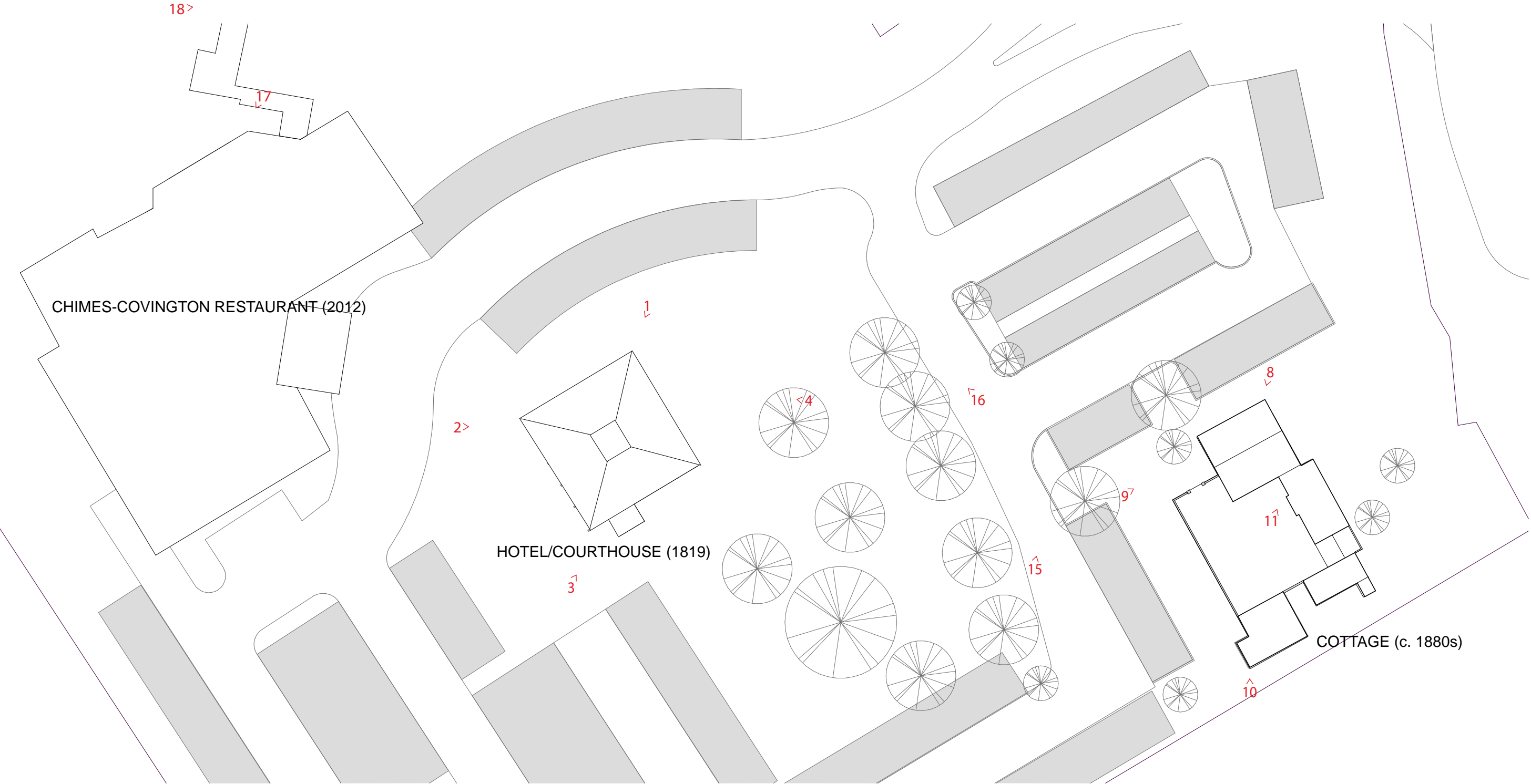
REVISIONS

JOB NUMBER: 17-051
ISSUED: 7/16/18
PRELIMINARY
NOT FOR CONSTRUCTION

EXISTING FLOOR PLANS

SK1.0

PHASE: CD



1

EXISTING SITE PLAN
1"=40'-0"



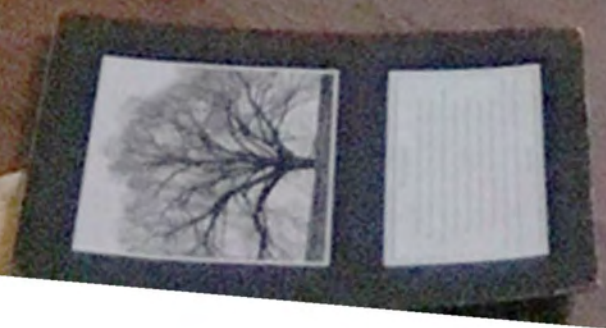


































National Register of Historic Places
Memo to File

Correspondence

The Correspondence consists of communications from (and possibly to) the nominating authority, notes from the staff of the National Register of Historic Places, and/or other material the National Register of Historic Places received associated with the property.

Correspondence may also include information from other sources, drafts of the nomination, letters of support or objection, memorandums, and ephemera which document the efforts to recognize the property.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Requested Action: Nomination

Property Name: Claiborne Cottage Hotel

Multiple Name: _____

State & County: LOUISIANA, St. Tammany

Date Received: 5/28/2019 Date of Pending List: 6/19/2019 Date of 16th Day: 7/5/2019 Date of 45th Day: 7/12/2019 Date of Weekly List: _____

Reference number: SG100004152

Nominator: Other Agency, SHPO

Reason For Review:

<input type="checkbox"/> Appeal	<input checked="" type="checkbox"/> PDIL	<input type="checkbox"/> Text/Data Issue
<input type="checkbox"/> SHPO Request	<input type="checkbox"/> Landscape	<input type="checkbox"/> Photo
<input type="checkbox"/> Waiver	<input type="checkbox"/> National	<input checked="" type="checkbox"/> Map/Boundary
<input type="checkbox"/> Resubmission	<input type="checkbox"/> Mobile Resource	<input type="checkbox"/> Period
<input type="checkbox"/> Other	<input type="checkbox"/> TCP	<input type="checkbox"/> Less than 50 years
	<input checked="" type="checkbox"/> CLG	

☒ X Accept ☐ Return ☐ Reject 7/8/2019 Date

Abstract/Summary Comments: Significant for its association with the "Ozone Belt." and area of Louisiana north of New Orleans which attracted persons seeking "healthy air". The Claiborne Cottage began its existence as a parish courthouse and was "upgraded" c. 1890 into a hotel. The resort grew to include numerous individual cottages (including the one survivor) and a new, galleried hotel building which burned in 1912.

Recommendation/ Criteria Accept / A

Reviewer Jim Gabbert Discipline Historian

Telephone (202)354-2275 Date _____

DOCUMENTATION: see attached comments : No see attached SLR : **Yes**

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.



BILLY NUNGESSER
LIEUTENANT GOVERNOR

State of Louisiana
OFFICE OF THE LIEUTENANT GOVERNOR
DEPARTMENT OF CULTURE, RECREATION & TOURISM
OFFICE OF CULTURAL DEVELOPMENT
DIVISION OF HISTORIC PRESERVATION

RICHARD H. HARTLEY
DEPUTY SECRETARY

KRISTIN P. SANDERS
ASSISTANT SECRETARY

January 25, 2019

Nahketah Bagby
P.O. Box 778
Covington, LA 70434

Dear Ms. Bagby:

We are pleased to inform you that the historic resource listed below will be considered by the State National Register Review Committee for nomination to the National Register of Historic Places:

**Claiborne Cottage Hotel
St. Tammany Parish**

The National Register of Historic Places is the federal government's official list of historic properties worthy of preservation. Listing on the National Register provides recognition and assists in preserving our Nation's heritage. Listing of a property provides recognition of its historic significance and assures protective review of federal projects that might adversely affect the character of the historic property. If the property is listed on the National Register, tax credits for rehabilitation and other beneficial provisions may apply. Listing in the National Register does not place limitations on the property by the federal or state government. Public visitation rights are not required of owners. The government will not attach restrictive covenants to the property or seek to acquire them. A draft copy of the nomination and attachment is included with this letter.

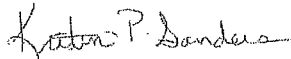
One of your responsibilities as a Certified Local Government (CLG) is to review pending National Register nominations of properties within your community. This is required, in part, to detect any errors in fact, but also to provide local insight or knowledge concerning the property. I hope that you will consider the nomination for this property at your next meeting. After providing a reasonable opportunity for public comment, the Bogalusa Historic District Commission shall fill out the attached CLG review form as to whether or not, in their opinion, the property meets the National Register criteria. Within 60 calendar days of notice from the State Historic Preservation Office (SHPO), the chief elected official shall transmit their report to the SHPO. If the SHPO does not receive the report and recommendation within 60 calendar days, the nomination process will continue. All comments received will be forwarded to the SHPO Director and the National Register Review Committee for consideration along with the nomination.

We have scheduled the nomination for presentation to the National Register Review Committee on **Thursday, April 4, 2019**, and would like to receive your comments by that time in fulfillment of the comment period. This letter serves as notification initiating the sixty-day comment period.

January 25, 2019
Page 2

You are invited to attend the National Register Review Committee meeting at which the nomination will be officially considered. The location and time have not been confirmed yet, but will be found on our website. Should you have any questions about this nomination, please contact Nicole Hobson-Morris (nmorris@crt.la.gov) at 225-342-8172

Thanks,

A handwritten signature in cursive script, appearing to read "Kristin P. Sanders".

Kristin Sanders
State Historic Preservation Officer



MIKE COOPER
Mayor

CITY OF COVINGTON

317 North Jefferson Avenue
Post Office Box 778
Covington, Louisiana 70434
phone 985.892.1811
fax 985.898.4723
www.covla.com

March 15, 2019

CERTIFIED MAIL
7006 0810 0006 1714 1440

RETURN RECEIPT REQUESTED

Nichole Hobson-Morris
Louisiana Division of Historic Preservation
P.O. Box 44247
Baton Rouge, LA 70804

**Re: Claiborne Cottage Hotel (St. Tammany Parish Courthouse;
Chimes-Covington Restaurant) Nomination to the National
Register of Historic Places**

Dear Nichole:

Please find attached the Covington Historic District Commission's report and recommendation for the Claiborne Cottage Hotel (St. Tammany Parish Courthouse; Chimes-Covington Restaurant) nomination to the National Register of Historic Places.

The nomination was on the Commission's meeting agenda for March 12, 2019. The property owners of the nominated property attended the meeting.

If you have any questions, please feel free to contact our office at (985) 867-1214.

Sincerely,

Nahketah Bagby
Planning Director

JERRY CONER
Councilman, District "B"

PATRICK McMATH
Councilman-at-Large

JOEY ROBERTS
Councilman, District "C"

R. S. "SAM" O'KEEFE
Councilman-at-Large

LARRY ROLLING
Councilman, District "D"

JOHN CALLAHAN
Councilman, District "A"

RICK SMITH
Councilman, District "E"

COVINGTON HISTORIC DISTRICT COMMISSION REPORT FOR:
CLAIBORNE COTTAGE HOTEL
NATIONAL REGISTER NOMINATION

NAME OF CLG: City of Covington, Louisiana

PROPERTY NAME: Claiborne Cottage Hotel (St. Tammany Parish Courthouse; Chimes-Covington Restaurant)

PROPERTY ADDRESS: 19130 W. Front Street, Covington, LA 70433

DATE SENT: March 16, 2019

DATE OF NATIONAL REGISTER REVIEW COMMITTEE MEETING: _____

Does the nomination meet the Criteria for Listing on the National Register of Historic Places?

Yes _____ No _____ Criterion: A X B _____ C _____ D _____

Has public comment been included? Yes X No _____ Explain:

At March 12, 2019 meeting, the Covington Historic District Commission received public comments on the nomination.

In addition, the city staff reached out to local historians and the previous owner of the property Mr. Byrne Lobdell for review and comments on the nomination.

☒ The Commission recommends that the property or properties should be listed on the National Register of Historic Places.

The Commission would like to make the following recommendations regarding the nomination (use additional sheets if necessary): Recommend the nomination under Criterion A, for the relation of the current structure to the history

of this region as a recreational spa area. However, though the period of significance for the listing may be correct, we recommend that Mr. Jack Terry's research (See Attached) should be included to fill out the history, and to further emphasize the importance of this structure to the development of our area. It is a key early structure that provided a basis for government and spurred growth around the area, much in the same way that our new courthouse on Columbia Street does today. This is a critical part of the story of why our towns exist as they do today.

☐ The Commission recommends that the property or properties should not be listed on the National Register of Historic Places for the following reasons:

☐ The Commission chooses not to make a recommendation on this nomination for the following reasons:

Peter J. Link
Historic District Commission Chair (Print Name)

Peter Link 3/14/19
Signature Date

Michael B Cooper
Chief Elected Official (Print Name) Mayor

MB Cooper 3/14/19
Signature Date

February 9 2019

From: Jack Terry

To: Nakhetah Bagby

Subject: Comments on National Trust Documentation for Claiborne Cottage Hotel/Claiborne Courthouse

I am fully in agreement and excited with listing the 1819 St Tammany Courthouse also known as the Claiborne Courthouse on the National Trust for Historic Preservation. I do not concur with the current documentation presented to the City of Covington for review requesting its listing as the Claiborne Cottage Hotel with its period of significance being 1880 thru 1930 with significant dates being 1880 thru 1890.

The current historic building on the property owned by Eighteen 18 LLC has seen a number of occupants during its 200 years of existence. The most notable and historic are as St Tammany's first permanent courthouse, a seminary (for an unknown period prior to 1880), a hotel from the 1880's thru about 1912 when most of its wooden structures were destroyed by fire and finally a private home in the 1940's owned by the Lobdell family. Of the occupants listed above most local historians and most recently by a study done for the City of Covington by Cox/McClain in 2018 indicating the 1819 courthouse was eligible for inclusion in the National Trust as an individual building.

I as well as many local historians believe the most significant and historic period for this 1819 structure was its use as a courthouse from 1819 thru 1836 and equally important the decisions by the St Tammany Police Jury to move the parish seat of government to the newly created town of Claiborne in exchange for the owners of Town of Claiborne constructing and donating the use of a modern (1819 standards) courthouse and jail to the Police Jury as long as Claiborne remained the parish seat of government.

I would urge the City of Covington recommend that 1818 LLC withdraw its National Trust application and prepare a new application under the name Claiborne Courthouse with a period of significance 1819 to 1836.

1819 Courthouse History

The following paragraphs contain a brief history of the construction of the 1819 courthouse:

St Tammany Parish had an existing courthouse constructed circa 1813 in the town of Enon in what is now Washington Parish; however there was dissatisfaction with this location and a special election in 1817 approved the relocation of this courthouse to a new location nearer Covington. The Police Jury appointed a commission consisting of General David B Morgan, Jesse R Jones, John Wright, James Tate and Daniel Edwards to select a new site.

The story of the 1819 courthouse begins with the land on which the courthouse was constructed. Its official location is Section 42, Township 7 South, Range 11 East. This tract of land was originally granted by the Spanish Government to Charles Parent in July 1804. Charles Parent was the Commandant of the Spanish West Florida district of Chifoncté which ultimately became St Tammany Parish. Parent sold this tract of land to Charles William Klinesmith in 1804 who sold it to Alexander Miller in 1807. Miller did not pay for this property and as a result of a sheriff sale the property transferred to a lawyer representing the Klinesmith estate by the name of John Ludeling. In 1816 Ludeling sold this tract of land to a consortium of owners called the Claiborne Company represented by one of the owners General David B Morgan of the British American War of 1812 fame.

In order to attract buyers to the new town of Claiborne the Claiborne Company offered to build a courthouse and adjoining jail in the town of Claiborne in a tract within the new city called Court House Square. The agreement to build this courthouse and its specifications are recorded in St Tammany Parish Courthouse in conveyance book A-1 pages 240 and 241. A transcript of this document offering to build both a courthouse and adjoining jail are below as well as a 1919 map showing the location of the courthouse in the town of Claiborne

Series I - Conveyance Record - 1810-1824 - St. Tammany Parish

Known all men by these presents that we; William B. Legon, Jos. T.B. Legon, Joseph Lawn, Thomas Tate, Samuel Thomas, William Bagley, Joshua Tillery, of the Parish of St. Tammany and State of Louisiana, and Robert Layton and D.C. Williams of the City of New Orleans, State of Louisiana, are held formally bound to the Parish Judge and police jury of the Parish of St. Tammany and their successors in office in the sum of Twenty thousand dollars, to be paid to the said Parish Judge and police jury or their successors in office or their certain attorneys, to which payment will and truly made, we bind ourselves for and in the whole, our executors and administrators, and every (one) of us firmly by these presents.

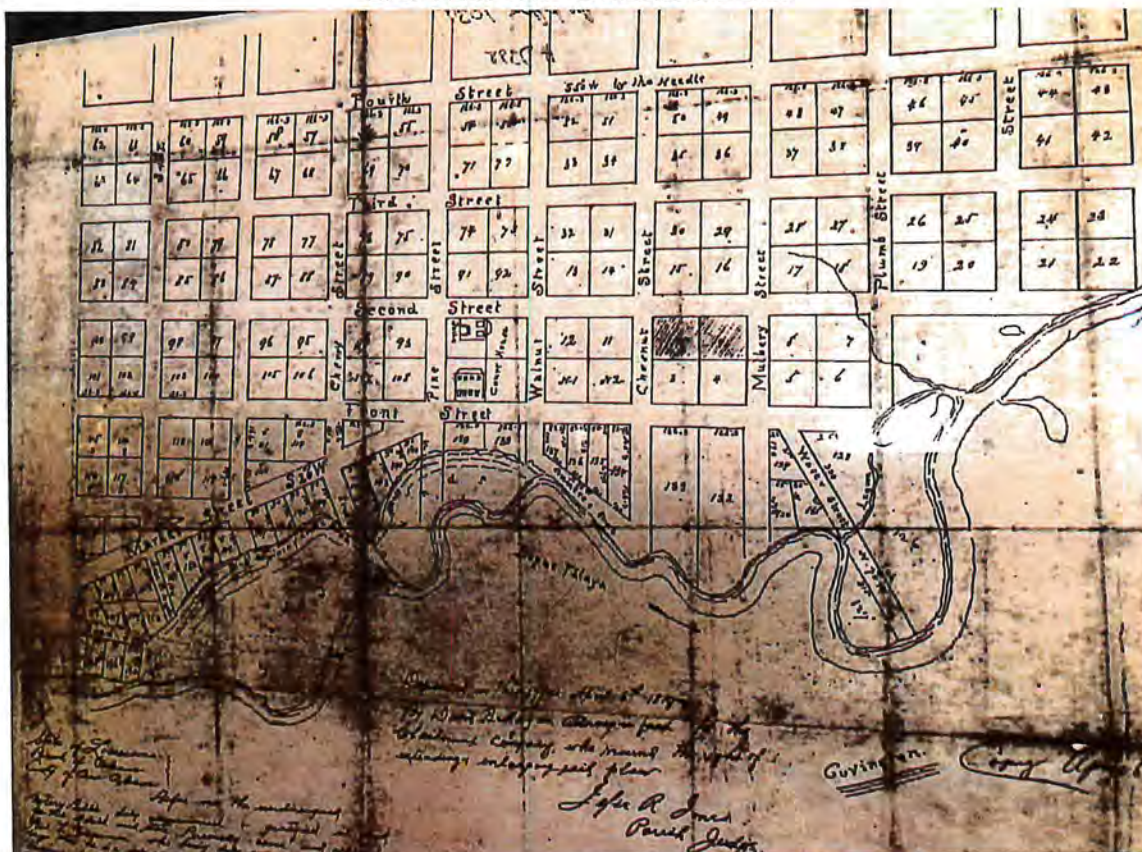
The condition of the above obligation is such that whereas the Commissioners authorised by an act of the last (session) of the last legislature, to fix upon a place at or near Covington for the permanent seat of Justice for the Parish of St. Tammany, having fixed upon a place on the East side of Bogue Falia, on the land lately owned by Ludling and at the place where the publick loane-House formerly stood on condition that the above named obligors, do and perform as followeth vis, That they shall will and truly build or cause to be built two Brick buildings two Stories high of the following dimensions vis, One forty feet in length, by thirty feet in depth, the first story to be twelve feet high and the second nine feet high, and to be divided into rooms in the following manner vis; On the first floor one room twenty five feet by thirty and on the other thirty feet by sixteen including the walls, the rooms of the second story are to be divided by a passage of ten feet in breadth, through the center crossways so as to leave four rooms fifteen feet square including the walls with a proportionate number of windows and doors throughout said Building, and a flight of stairs from the large room on the first floor leading to the passage on the upper story. The roof to be well covered with shingles or tiles with a Cupola or a Belfry on the top, of such dimentions as will be proportionable to the size of the building. The whole to be finished in a workman like manner.

The other of twenty one feet square, the first story of be twelve feet high the brick wall one foot six inches thick with round poles touching each other, twelve feet long and six inches thick set perpendicularly round the inside of the brick wall; with a floor over and under said story covered with 2 inch plank well spiked down with a trap door through the upper floor, well secured with bolts and locks and a window on each side of square. Both said Buildings are to be finished on or before the first Monday in March 1819, the large building for the use of a Court-house and publick offices; and the other for the use of a Jail for the Parish of St. Tammany: The use of which buildings with convenient ground about them are to be given as aforesaid to this Parish aforesaid, so long as the seat of Justice for said Parish remains at the place herein mentioned. In testimony wherof, the said donors have hereunto set their hands, this Commissioners being present and accepting the aforesaid terms, this tenth day of July, one Thousand eight hundred and eighteen at the town of Covington (signed next page) William B. Legon, Joseph T.B. Legon, Joseph Lawn, Thomas Tate, Samuel Thomas, William Bagley, Joshua Tillery by William Bayle, Robert Layton, D. C. Williams, David B. Morgan, Sepe R. Jones, John Wright, James Tate, Daniel Edwards- Commissioners.

Signed and acknowledged before me the date before written-

James Tate parish judge- Truly recorded July 10, 1818

Town of Claiborne



Location, Coordinates and modern ownership of the Claiborne Courthouse

Location

The St Tammany Assessor web site records the location of the courthouse, cottage and Chimes restaurant as follows:

Name: EIGHTEEN 18 LLC

Mailing Address: 3357 HIGHLAND RD BATON ROUGE, LA 70802

Property Address: 19130 W FRONT ST

Assessment Number: 106-103-5932

Property Description: 7.236 ACS BEING PT SEC 42 7 11 AND PT OF 154 LOTS M/L BEING SQS 13 14 31 32 33 34 51 52 53 54 71 90 91 92 138 140 141 142 143 144 145 146 COURTHOUSE SQUARE AND CLAIBORNE LESS LOTS SOLD LESS PT TO HIGHWAY INST NO 964823 INST NO 1577763 INST NO 1601770 INST NO 1704230 INST NO 1738715 INST NO 1805364

Coordinates

The GPS coordinates provided in the nomination documents for the Claiborne Cottage are:

Latitude: **30.473642** Longitude: **-90.088608**

The most recent study by Cox/McClain for the City of Covington show the location as:

Latitude: **30.47340138** Longitude: **-90.0881173**

It is not clear if these differences in Latitude and Longitude are significant.

Current Configuration

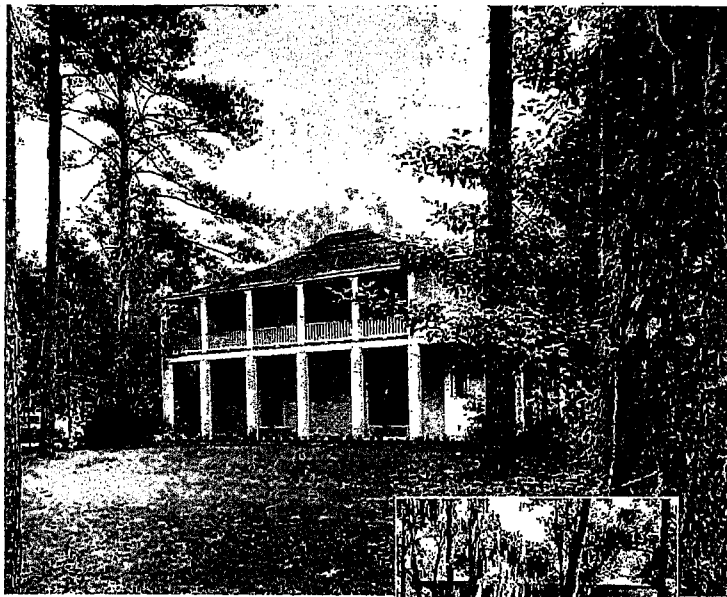
The sketch of the current courthouse building in the nomination show the building in its present configuration which includes an addition to the rear of the structure. It is not certain exactly when these additions were made however it is clear such additions were necessary to include bathrooms, electrical circuits and other items necessary for 20th century living. The area of the current structure included in the sketch is somewhat misleading. The total area reported is 4740 Sq ft. The sketch does show the original walls of the courthouse which according to the specifications listed above has a living area including stairs and hallways of about 2400 Sq ft. The specifications also call for a cupola on the top of the building. There is no mention in the original specifications of the galleries on both the first and second floors. The galleries are certainly present in the turn of the previous century photograph and postcards included in the nomination paperwork. However it is unclear if such galleries were part of the original courthouse, added sometime between its use as a courthouse and seminary or part of the remodeling when it became a building on the site of the Claiborne Cottage Hotel.

Sometime in the 1940's Robert and Katherine Lobdell acquired the property and converted it into their home which they called Robinwood. The following is a Dixie Roto magazine article published June 19, 1955 entitled *The Courthouse That Became A Home*.

The Courthouse That Became A Home

By WILLIE RUTH COWAN

Staff Photos by Phil Guadagno



Built in 1818, Robinwood today is comfortable home of Mr. and Mrs. Robert Lobdell, Covington



Before restoration, the home was an old, desolate sight



Old touch of brick walls lined with copper pots is combined with modern conveniences like freezer in 1955-style kitchen

DIXIE, TIMES-PIGAYUNE STATES ROTO MAGAZINE, JUNE 19, 1955

THE WALLS of the Lobdells' living room at Covington echoed the drama of the courtroom long before they heard the laughter of children. The kitchen once was a judge's private chamber.

Yet, from the minute Katherine Lobdell first saw the decaying structure which had been built in 1818 as the St. Tammany parish courthouse, she visualized the comfortable home it has become.

It was a desolate sight when she and her husband, Robert Lobdell, saw it after a 60-mile drive from New Orleans in 1943. Katherine wanted to bring back its original beauty and values, to restore its falling columns and falling floors.

They returned later to buy. Robert, an architect, was convinced that it was sound for restoration. The old courthouse and 36 acres of land became theirs for \$10,000.

According to police jury records, photostats of which hang over the dining room mantel, construction of their courthouse-home and another building (a jail) was authorized in 1818, to cost \$20,000.

But "Robinwood," the name the Lobdells gave their home,

is no longer a relic. Its outside walls are painted pink, to contrast with the gray moss and green trees surrounding it. Its shutters are green; its restored white columns support a comfortable balcony around three sides of the building.

Katherine and Robert Lobdell combined their talents on Robinwood. A graduate of Newcomb college art school, Katherine designed special wall paper for sections of the dining room and upper hall. Robert returned the home to the original floor plan as much as possible — replacing doors, shutters and floors; restoring fireplaces; tearing down partitions placed by others; installing modern plumbing and wiring.

The exterior and many interior walls are still the original solid brick, 18 inches thick.

Roof timbers are rough pine beams, fastened with pegs of dense, heart pine. The original roof, of hand-split cypress shakes, today is covered by tin. The original pine or cypress doors, with their heavy iron hardware were retained.

Moving in to Robinwood right after they bought it, the Lobdells and their children

worked on one project at a time to remodel their home.

World War II scarcities delayed them some, but they installed a new pump to get running water in the house and natural gas to replace a wood-burning stove.

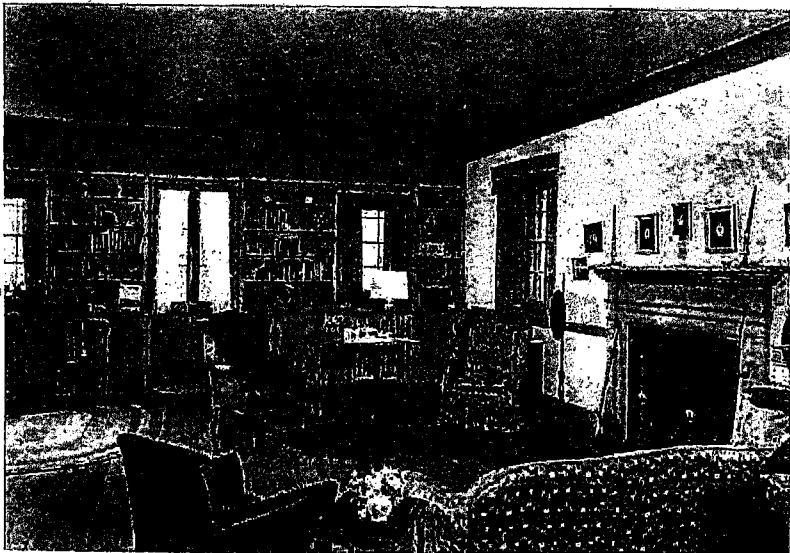
Since it was impossible to run pipes through the solid brick walls, plumbing was installed against the living room walls. To hide this, book shelves were built and painted a Williamsburg blue.

The home today is far different from the old courthouse. The living room has braided rugs and calico curtains, a hearth with brass bellows, and copper hot warmer, a mantel with miniatures of Katherine and her parents and grandparents, in frames built by Robert. Off the living room is a porch, glassed in for Robert to use as a study.

Through a doorway from the living room is the dining room, with framed pictures of flowers in needle point. The dining chairs once were in the home of Gen. P. G. T. Beauregard. In the center of the drop-leaf table is a fruit dish

Continued on Page 12

Courthouse retains its touches of the past but the Lobdells have made their home livable



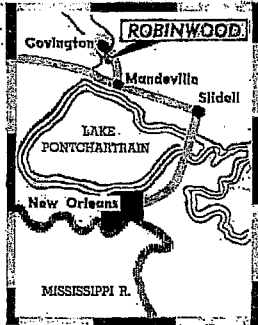
Bookshelves in living room hide plumbing for two baths upstairs. Family portraits are framed over fireplace. Home has four bedrooms, each with a wonderful four-poster bed

Continued from Page 11

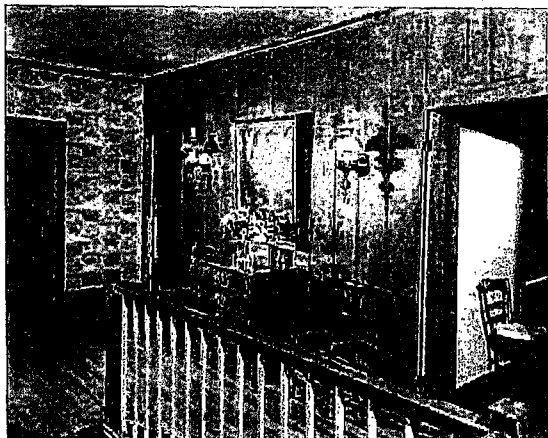
brought from Ireland by Katherine's grandmother. The kitchen and a nearby powder room both are styled to 1935. But the kitchen retains its touch of the past, despite an electric oven built into the brick wall and an electric freezer. Kitchen walls are brick with a shellac coat; copper pots line the walls. Woodwork is cheerful blue and yellow. Attractive shutters hide the everyday usefulness of a back porch which houses washing machine and drier.

At the head of the stairway to the second floor is wallpaper designed by Katherine.

Two brass lamps light up the oil portrait of Robert's grandfather, Charles Boudousquie, New Orleans opera impresario, and Charles' brother. Off the hall are four bedrooms. At the right rear is 13-year-old son Byrne's bedroom, where he sleeps in a Mallard four-poster bed, under the framed citizenship papers of Katherine's Irish grandfather. At the right front is the bedroom for daughter Robin, 15. Her Pennsylvania maple bed has a wheat design on its four posts; Katherine's grandmother's predieu is at its foot. On the east side of the hall are the master bedroom, with a plantation desk, chaise



Robinwood is on old road off highway to Covington



Wallpaper at head of stairs to second floor was designed by Katherine Lobdell, using house and grounds as pattern. Lamps glow beside an oil painting of Robert's grandfather

longue and a wall lined by bookshelves, and a smaller bedroom for daughter, Lise, 5. Outside the house, the Lobdells have not tried to improve too much on Mother Nature. The grounds abound with ancient water oaks and live oaks. Here are virgin pines, beautiful magnolia, festive holly, redbud and dogwood. Azaleas are planted around the house, and patio and barbecue pit share the shade of a huge oak. In the years since the Lobdells took over the old courthouse, many persons have turned off the main highway to follow the narrow old road to Robinwood. Many knock on the door to ask if they may see the place. Katherine says it's a pleasant duty. The Lobdells, pleased at the rewards for their time and effort, like to share their interesting home with others.

DIXIE, TIMES-PICAYUNE STATES

Claiborne Cottage Hotel

The Claiborne Cottage Hotel had a number of resurrections since it was established circa 1880. Most of the information comes from either the St Tammany Farmer or the New Orleans Times Picayune or early photographs and postcards of the facility. Unfortunately many post cards are artist renditions which sometimes can be exaggerated. Photographs are very valuable but exact information on when the photograph was taken is lacking. Using publication or mailing dates can also be misleading when trying to date an image.

According to an article in the St Tammany Farmer of April 24th 1880 the "Claiborne Cottage" opened in the buildings occupied by the old Catholic Seminary. It is unclear if the Catholic Seminary occupied just the old courthouse or other buildings on the property including the old jail building. The Claiborne Cottage was owned or leased by a J Jaufrond and his wife operated the cottage. Board is \$30/month or \$7.50/week according to a May 5, 1880 advertisement. By 1882 Claiborne Cottage had been sold although Madame D Jaufrond continued on as manager until she died in 1886. The name was changed slightly to include Pine Woods Retreat. By 1897 Jules Maille had become manager. In 1890 significant changes were occurring at the Claiborne Cottages. By 1891 a new and improved Claiborne Cottage appeared containing 1000 ft of broad galleries, open air salon, drawing room, a 65ft long dining room, and large chambers according to an advertisement in the St Tammany Farmer.

From what I hear, Covington will be "filled up" with summer boarders this season, and the old Catholic Seminary, just across the Bogue Falia, so familiar to all your readers for its beauty and lovely springs, and which has recently been renovated, is soon to be opened by Madame D. Jaufrond, under the name of "Claiborne Cottage." This lady's position in society here will insure her a welcome in Covington, and the friends who propose to stop at her cottage will attract none but the most attractive.

4/26/1880

Claiborne Cottage.

Pine Woods Retreat.

COVINGTON, LA.

Board per Month, \$35; per Day, \$1 50.

This charming residence, situated on a hill, opposite the Town of Covington, on the banks of the Bogue Falia river, besides being noted for its healthful climate and beautiful scenery, is also recommended for its beneficent springs, Abita Springs Water included.

Families desiring to procure board can do so now, by addressing on the premises, after its opening day, April 15th, Mrs. E. JAUFROID, Manager.

1883

Work at Claiborne Cottage is progressing rapidly. The slate roofs on the two large buildings are completed, and the painters commenced work this week. The large chimneys, each containing eight fireplaces, were built by Mr. D. E. Kimble, of Covington, and are marvels of the brick mason's art.

1890

Claiborne Cottage.

Covington, La.

Board per Month, \$30; per Week, \$7 50; per Day, \$1 50.

This charming residence, situated on a hill, opposite the town of Covington, on the banks of the Bogue Falia, besides being noted for its healthful climate and beautiful scenery, is also recommended for its beneficent springs.

Families desiring to secure board, can do so now, by addressing the undersigned, at Covington, La.

J. JAUFROID, MME. E. JAUFROID,
Proprietor. Manager.

5/8/1880

CLAIBORNE COTTAGE

SUMMER AND WINTER PINE WOODS RETREAT.

Covington, La.

Per Month, \$35. Per Day, \$1 50.

This charming residence, situated on a hill, opposite the town of Covington, on the banks of the Bogue Falia, is noted for its healthful location, beautiful scenery and beneficent springs. Families desiring to secure board will please address

JULES B. MAILLE,
Manager, Covington, La.

1887

CLAIBORNE COTTAGES

Covington, La.

Summer Terms From \$10 Per Week. According to Accommodation.

The new Hotel, with nearly a thousand feet of Grand Galleries, a covered Open-air Salon, Drawing room, Dining room 65 feet long, and large airy Chambers, is now open for guests. The old buildings have been completely renovated.

Location on a hill overlooking the lovely Bogue Falia river; flanked by lofty pines. Pure water. Mosquitoes almost unknown. Open to southerly breezes. Good fishing. Boats. Good roads for Driving. Park-like Scenery. Fine Bathing.

Address, JULES B. MAILLE,
Covington, La.,
East Louisiana Railroad.

1891

By 1892 advertisements in the New Orleans Times Picayune attempted to either sell or lease the Claiborne Cottage Hotel. Apparently this offer was unsuccessful and the property went to auction in November 1893. A brief note in the July 21, 1894 St Tammany Farmer says the Claiborne Cottage Hotel has been rented and will open by the end of July. A search of the St Tammany Farmer from 1905 thru 1924 (last issue on line) provided no advertisements for the hotel—only mentioning the Claiborne Cottage as a location reference point until the newspaper reported on the devastating fire that destroyed the hotel in November 1912.

AUCTION SALES.

BY MACON, DENIS & KERNAGHAN.

The Celebrated
Claiborne Cottage
—AND—
NOTED HEALTH RESORT

ON THE BEAUTIFUL BOGUE FALAYA RIV.
ER, PARISH OF ST. TAMMANY.

HAVING LARGE HOTEL AND—COTTAGES
FOR ACCOMMODATION OF GUESTS.
ON LONG CREDIT AND EASY TERMS.

BY MACON, DENIS & KERNAGHAN, W. A. Kernaghan, Auctioneer—Office No. 14 Carondelet Street — WEDNESDAY, Dec. 8, 1893, at 12 o'clock m., at the Auctioneers' Exchange, will be sold at public auction—

THE BEAUTIFUL HOTEL PROPERTY, known as Claiborne Cottage, with all the furniture, effects and appurtenances thereto attached, lying on the banks of the romantic Bogue Falaya river, parish of St. Tammany, in the midst of the play woods of that healthful and most beautiful section of the state of Louisiana. Admirably suited for a sanitarium, and in close proximity to good hunting and fishing. The grounds contain about forty-one acres, with majestic trees and beautiful lawns upon which are located the hotel, containing wide verandas, twenty-four rooms in the main building; large reception room, dining-room and summer sitting-room in a side building, and bathtubs in detached building; electric bells throughout, and Paquette Gas Machine, with chandeliers and gas fixtures throughout; a two-story brick building, with six rooms; three frame cottages, two with six rooms and one with eight rooms; kitchen, servants' quarters, outhouses, bathhouse, etc.

This is an opportunity rarely offered the public to secure a magnificent hotel property, located in the healthiest portion of the south, where the delightful breezes of lake Pontchartrain, together with the healthful and invigorating air of the play woods can be enjoyed. As a winter resort for invalids there is no other place that can equal it in its many advantages. It is easily accessible either by railroad or first-class steamers in a few hours, thus enabling guests to visit New Orleans in the morning and return in the evening.

Terms—One-third or more cash, balance in 1, 2, 3, 4 and 5 years' credit, for notes secured by mortgage and vendors' lien, bearing 6 per cent per annum interest from day of sale; 5 per cent attorney's fees in case of suit to enforce collection of notes and all other security clauses. Property to be kept insured for value of notes and policy transferred to the vendor to secure payment of said notes. The taxes to be paid punctually, also all unmatured notes to become due and exigible; 10 per cent of purchase price will be required at time of sale.

Act of sale before G. C. Andry, Esq., notary public, at expense of purchaser.
all 12 18 19 20 21 22—td

11 Nov 1893

CLAIBORNE COTTAGE GOES UP IN SMOKE

One of the Best Known Hotels in St. Tammany.

Flames Break Out in Early Morning Monday.

The Main Building the Only One Reached by Flames.

Loss Between \$20,000 and 30,000; Ins. \$12,000.

Claiborne Cottage burned to the ground Monday morning, the first alarm being sounded at 4:10 o'clock. The lurid glare of the flames were high in the sky when the Covington Fire Department were vainly endeavoring to get their equipment to the scene of destruction. While the duties of this department do not include the protection of property outside the town of Covington, the boys have always answered the call of distress whenever within reasonable reach, and when it was learned that the Claiborne Cottages were in danger of being consumed an effort was made to get the apparatus in action. Much delay was experienced in getting the horses to work, and when the chemical finally arrived and got to work there was little left of the main building, and efforts were limited to preventing the fire from spreading.

The building that burned was the principal one of the group. It contained twenty-six rooms, parlor, dining room, kitchen and three pantries part of the building being two stories high. It was built in 1888 and has been the scene of many prominent gatherings and the sojourning place of many prominent men, Gov. N. C. Blanchard being among those who have been banqueted there. It was built by Mr. Griffith and has been conducted by Mr. Wood and Mr. Jules Mallie. For some time it has been the property of Dr. N. M. Hebert and has been a popular resort for visitors to this section.

Next to this building is a brick structure that has some historical value from the fact that it was the courthouse of the parish before Covington assumed the prominence of the parish seat.

Just how the fire originated is a mystery, as there was no fire made in the building at this time, there being no boarders in the building and the cooking being done on an oil stove. The value of the building and furniture is estimated variously at from \$20,000 to \$30,000; insurance \$12,000. The only thing saved was a piano and a few pieces of furniture, as the flames were too far advanced when discovered, the family being awakened by the crash of falling timbers.

2 Nov 1912

The auction sale in November 1893 is one of the few documents describing the Claiborne Cottage as it existed in the early 1890's. Of importance is the description of the buildings existing on the complex. The advertisement indicates the complex contains about 41 acres and has 24 rooms in the main building, large reception room, dining room and summer sitting room in a side building as well as bathroom in detached building electric bell throughout, and Paquette gas machine with chandeliers and gas fixtures throughout. The advertisement also states that the complex contains a 2 story brick building with 6 rooms, three frame cottages-two with 6 rooms and one with 8 rooms plus kitchen, servants quarters, outhouses, boathouse etc. It's important to note that the 2 story brick building with 6 rooms corresponds to the specifications of the courthouse constructed by the Claiborne Company in 1819. It is uncertain what if any modification were made to this building and most importantly how significantly the old Claiborne Courthouse building contributed to the operation of the Claiborne Cottage Hotel.

The St Tammany Farmer story regarding the fire lacks specific detail on exactly what was destroyed. The opening line of the story says the Claiborne Cottage burned to the ground; however, later in the story the article reports that the 2 story brick building which use to be the parish courthouse survived. Whether the cottages, servants quarters, outhouses, boathouses described in the auction article is unknown.

The only existing photograph of a actual cottage on the grounds of the Claiborne Cottage Hotel is that of the Sunrise Cottager. The current cottage on the grounds of the Chimes Restaurant property does not appear to be the Sunrise Cottage. There are reports that this cottage was moved to the site from a different location and is of early 19th century origin. I have seen no information to support this assertion. We know the cottage building had a number of 20th century occupants but I have not been able to establish exactly what businesses and when they occupied the cottage. The late 19th century date specified in the National Trust Nomination is consistent with the cottage being one of the buildings from the Claiborne Cottage Hotel. Additional research is needed to confirm this.



As an aside, my research also indicated that the ownership of the Claiborne Courthouse seems to have been clouded possibly saving the building from destruction. After the Parish abandoned the courthouse in 1836 its ownership should have reverted to the Claiborne Company. However by this time the Claiborne Company was out of business. From documents in the St Tammany Parish Courthouse we know the committee deciding on the location for a new Covington Courthouse in 1835 received an offer for \$2500 for the building from the then owners of the property. Apparently the committee did not accept the offer. The next time ownership of the Claiborne Courthouse arose was in 1939 when a George J Schott asked the parish police jury to clear a cloud to the property he acquired from Dr Numa M Hebert. The cloud was the designation of a square in the original town of Claiborne designated courthouse square upon which the 1819 courthouse was constructed. The following is the resolution adopted by the St Tammany Police Jury and does include a brief history of the acquisition of the Claiborne Courthouse:

Covington, Louisiana

June 13th., 1939

Resolution adopted by the Polica Jury of St. Tammany Parish, Louisiana, in regular session on June 13th., 1939.

WHEREAS on July 10th., 1818, a commission duly authorized under an act of the Legislature of 1818, to select a seat of justice for the Parish of St. Tammany, Louisiana, at or near the present Town of Covington, and which commission was composed of W. B. Ligon, Jos. T. B. Ligon, Joseph Lawn, Thomas Tate, Samuel Thomas, and William Bagley, did enter into a contract with Robert Layton, and D. C. Williams, which contract is recorded in Conveyance Book A - Series 1, Page 240 of the records of St. Tammany Parish, Louisiana, by which contract the said commission bound and obligated itself to erect two buildings on the tract of land on the East side of Bogue Falaya River, opposite the present Town of Covington, which buildings were to be used for a court house and jail, which buildings were erected, and which for a short time were used as a court house and jail, and,

WHEREAS in the said contract above referred to there appears the following clause:

"The use of which buildings with convenient ground about them are to be given as aforesaid to the Parish aforesaid, so long as the seat of justice for said Parish remains at the place herein mentioned"

WHEREAS the seat of justice, more than one hundred years ago was moved to the present Town of Covington, Louisiana, and the use of the buildings erected under the contract with Robert Layton and D. C. Williams, was abandoned, and the said buildings and grounds has been subject to private occupancy, use and ownership ever since, and,

WHEREAS there appears on a plat annexed to an act of sale from Dr. Numa M. Hebert, et. als., to George J. Schott, dated December 19th., 1925 and of record in Conveyance Book 91, Page 394 of the records of St. Tammany Parish, a certain square of ground designated and marked on said plat as "Court House Square", and,

WHEREAS the designation of such ground as "Court House Square" operates as a cloud on the title of George J. Schott to said property, and,

WHEREAS the Police Jury of St. Tammany Parish never had anything but the use of the said square and the buildings thereon so long as the same was used for the seat of justice, and for which purpose it has not been used for more than one hundred years, and,

WHEREAS the said Police Jury wishes to remove the cloud to the title of the property of George J. Schott:

THEREFORE, be it resolved that the Police Jury of St. Tammany Parish, Louisiana, does now disclaim any right, title, ownership or demand in and to any portion of the property acquired by George J. Schott from Dr. Numa M. Hebert, et. als., as per deed of record in Conveyance Book 91, Page 394 of the records of St. Tammany Parish, Louisiana, and particularly the square designated as "Court House Square" or any other portion of the said tract of land which is bounded by the Bogue Falaya River, the road known as Riverside Drive, and the Covington-Mandeville Highway.

Upon motion of Mr. B. Y. Cornell Jr.,
and seconded by Mr. Sam Cowart the above
resolution was unanimously adopted after a vote thereon.

Henrietta Kapp Dahl
Secretary

W. M. Marsh
President

Nakhetah Bagby

From: Jack Terry <Jack8069@live.com>
Sent: Wednesday, February 20, 2019 1:57 PM
To: Tyler@thechimes.com
Cc: Nakhetah Bagby
Subject: Historical info on the Claiborne Courthouse and additional comments
Attachments: Comments on National Trust Nomination.docx; Claiborne Cottage ownership map.png

I would like to thank you for your hospitality Tuesday. Really enjoyed my visit to the old courthouse. I have attached two documents the first are my initial comments to Nakhetah Bagby regarding the Nomination of the Claiborne Cottage Hotel to the National Register and the second is a map of the town of Claiborne which I updated Tuesday afternoon showing the location of the original Claiborne Cottage and the new circa 1890 Claiborne Cottage constructed by J R Griffith.

I wish to point out some additional facts that I uncovered since I prepared my original memo to Nakhetah:

First—The property containing the circa 1880 Claiborne Cottage was owned by the Archdiocese of New Orleans since 1859. It is unclear if the courthouse was included in the rental agreement or if permission was given by the Catholic Church to modify the existing Courthouse.

Second--J R Griffith of Paris France acquired the Church property including the courthouse as well as many additional lots in the town of Claiborne in 1889. He constructed a new and expanded Claiborne Cottage circa 1890 which encompassed his lots on First or Front Street. This is shown on the Griffith 1889 map on display in Chimes restaurant. (See attached map). Land records also show that the New Claiborne Cottage was designed by James Freret of New Orleans and the cost of the new building was \$11,850.

Third—The photographs included with the nomination most likely are post 1889 images and reflect the new Claiborne Cottage. The reference to the 1882 dining room just states its next to the main cottage—not the old courthouse.

Claiborne Cottage, opposite Covington, is now open and prepared for the reception of summer visitors. During a visit to the Cottage, last Sunday, we noticed that a large building, 28x40, had recently been erected, near the main Cottage, which is intended for a dining room. The very enviable reputation which this house has gained, during the past two seasons, is ample proof of the fact that Mr. and Mme. Janfroid have successfully solved the problem of "how to keep hotel," and we have no doubt that all available rooms at Claiborne Cottage will soon be filled with guests.

Fourth—There have been numerous modification to the exterior of the Claiborne Courthouse. The most striking are the galleries. In a 1891 St Tammany Farmer article the owner states the hotel has over 1000 ft of

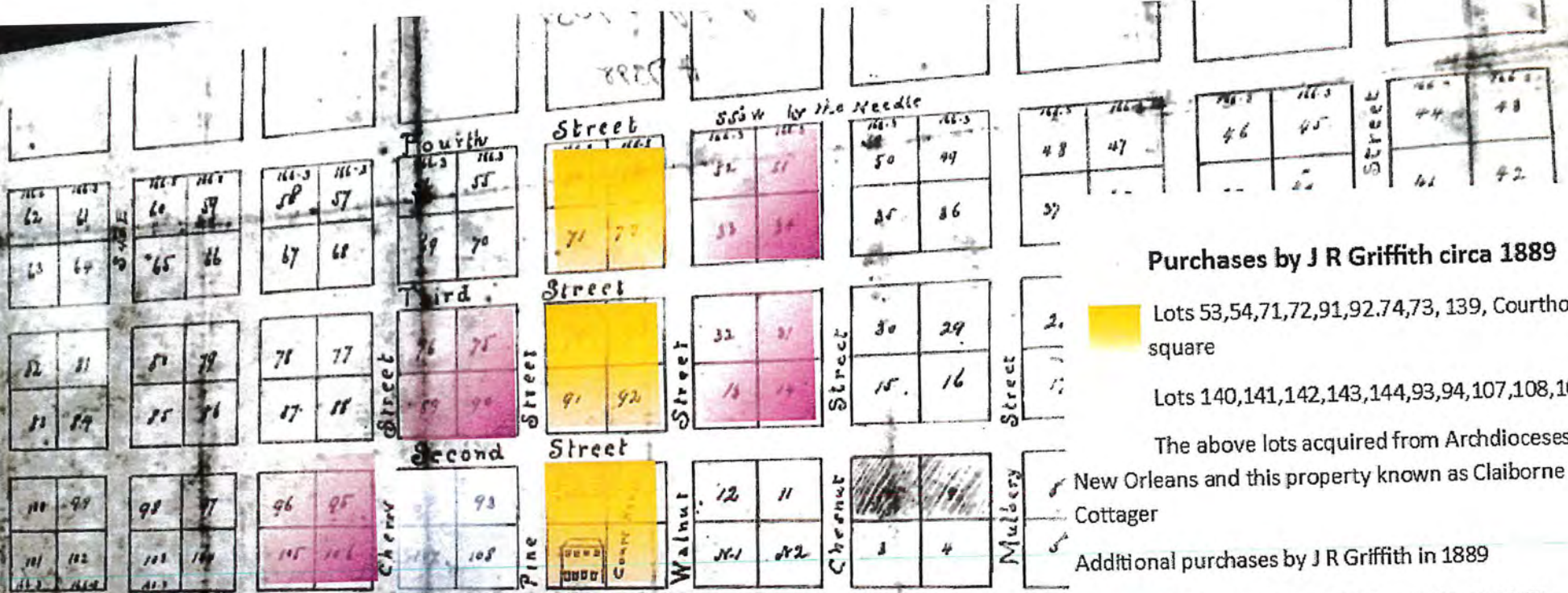
Galleries—suggesting the gallery modification to the old courthouse were made circa 1890 after Griffith purchased the courthouse.

CLAIBORNE COTTAGES
Covington, La.
Summer Terms From \$10 Per Week.
According to Accommodation.
The new Hotel, with nearly a thousand feet of Grand Galleries, a covered Open-air Salon, Drawing room, Dining room 65 feet long, and large, airy Chambers, is now open for guests. The old buildings have been completely renovated.
Location on a hill overlooking the lovely Bogus Falaya river; flanked by lofty pines. Pure water. Mosquitoes almost unknown. Open to southerly breezes. Good fishing. Route. Good roads for Driving. Park-like Scenery. Fine Bathing.
Address, **JULES B. MAILLE,**
Covington, La.,
East Louisiana Railroad.


Fifth—The original exterior of the old courthouse still exists. It measured 40 x 30 ft and had walls 18 inches thick. This is consistent with the original specifications. There are significant visual modification to the old courthouse. It's hard to pin specific dates on many of these external modifications without additional information.

Finally—I hope the nomination can be modified to include the history of the Claiborne Courthouse since it's construction in 1819. Its still not clear to me how much the old courthouse contributed to the operation of both the original Claiborne Cottage and the new 1890 Claiborne Cottage. It was on the property and they used it. Its also unclear how the Catholic Church used the property from 1859 when they purchased it until they sold it in 1889. The priest who acquired the property Father Cyril Delacroix was a parish priest at St Patrick in New Orleans circa 1859 and in a 1889 document he stated he acquired the property for the Archdiocese of New Orleans. Additional research will be needed to understand the church's use of this property.

Jack Terry




Purchases by J R Griffith circa 1889

 Lots 53, 54, 71, 72, 91, 92, 74, 73, 139, Courthouse square

Lots 140, 141, 142, 143, 144, 93, 94, 107, 108, 109

The above lots acquired from Archdioceses of New Orleans and this property known as Claiborne Cottager

Additional purchases by J R Griffith in 1889

 Lots 145, 146, 75, 76, 89, 90, 13, 14, 31, 32, 33, 34, 51, 52, 138, 95, 96, 105, 106

These additional lots are for the New Claiborne Cottage under construction along Front or First circa 1890 as reported by the St Tammany Farmer and shown in the 1889 Griffith Map entitled Claiborne Cottage.

See CoB S Page 732 for a complete description of

Deposited in this office April 6th 1890

By David B. Bailey, Notary Public in and for the State of Louisiana
Claiborne Company
attest my hand and seal this 6th day of April 1890

Note: The above comments were relayed to the nomination preparer who responded that the research presented in the nomination is supported by the source material.

Refer to the undersigned
Terry Bell, duly commissioned & qualified in and for the State of Louisiana, Notary Public, do hereby certify that the foregoing is a true and correct copy of the original as the same was presented to me for recording on the 6th day of April 1890.

Copy of the original



BILLY NUNGESSER
LIEUTENANT GOVERNOR

State of Louisiana
OFFICE OF THE LIEUTENANT GOVERNOR
DEPARTMENT OF CULTURE, RECREATION & TOURISM
OFFICE OF CULTURAL DEVELOPMENT
DIVISION OF HISTORIC PRESERVATION

RICHARD H. HARTLEY
DEPUTY SECRETARY

KRISTIN P. SANDERS
ASSISTANT SECRETARY

DATE: May 23, 2019

TO: Mr. James Gabbert
National Park Service Mail Stop 7228
1849 C Street, NW
Washington, D.C. 20240



FROM: Emily Ardoin, National Register Coordinator
Louisiana Division of Historic Preservation

RE: Claiborne Cottage Hotel, St. Tammany Parish, LA

Jim,

The enclosed disks contain the true and correct copy of the National Register Documentation for the Claiborne Cottage Hotel to be placed in the National Register of Historic Places. Should you have any questions, please contact me at eardoin@crt.la.gov.

Thanks,


Emily

Enclosures:

- ☒ CD with PDF of the National Register of Historic Places nomination form
- ☒ CD with electronic images (tiff format)
- ☒ Physical Transmission Letter
- ☒ Physical Signature Page, with original signature
- ☒ Other: *correspondence on disk 4 of 2*

Comments:

- ☒ Please ensure that this nomination receives substantive review
- ☒ This property has been certified under 36 CFR 67
- ☐ The enclosed owner(s) objection(s) do _____ do not _____
- ☐ constitute a majority of property owners. (Publicly owned property)
- ☐ Other: