

PH 0677086

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

FOR NPS USE ONLY
RECEIVED MAR 26 1979
DATE ENTERED 17

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC ORMSBY-ROSSER HOUSE

AND/OR COMMON
Sture Svensson House

2 LOCATION

STREET & NUMBER
304 South Minnesota Street

CITY, TOWN
Carson City

STATE
Nevada

VICINITY OF
Nevada-at-large

COUNTY
Carson City

CODE
32

CODE
025

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" type="checkbox"/> COMMERCIAL
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input checked="" type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL
<input type="checkbox"/> SITE	PUBLIC ACQUISITION	<input checked="" type="checkbox"/> ACCESSIBLE	<input type="checkbox"/> ENTERTAINMENT
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY
			<input type="checkbox"/> MUSEUM
			<input type="checkbox"/> PARK
			<input type="checkbox"/> PRIVATE RESIDENCE
			<input type="checkbox"/> RELIGIOUS
			<input type="checkbox"/> SCIENTIFIC
			<input type="checkbox"/> TRANSPORTATION
			<input type="checkbox"/> OTHER:

4 OWNER OF PROPERTY

NAME
James E. Brennan and Margaret M. Brennan (wife)

STREET & NUMBER
304 So. Minnesota

CITY, TOWN
Carson City

STATE
Nevada

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.
Carson City Court House

STREET & NUMBER
198 N. Carson Street

CITY, TOWN
Carson City

STATE
Nevada

6 REPRESENTATION IN EXISTING SURVEYS

TITLE
Preliminary Survey to Historic American Building Survey

DATE
Aug. 1972 by Harley McKee

DEPOSITORY FOR
SURVEY RECORDS
State Division of Archaeology and Historic Preservation

CITY, TOWN
Carson City

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

General Site Description:

The 1 1/2 storey brick house occupies a corner lot on Carson City's west side; the community's older residential neighborhood. The home faces east.

Plan: As built in 1862-63, the original plan was rectangular with the main axis running east-west. A lean-to brick extension to the rear contained the kitchen.

In 1870, the plan was modified by the addition of the 1 1/2 storey north wing which projects 13 feet from the original north well.

An 1907 Assessor's map shows the house plan as irregular with a bay window on the south wall; two brick extensions to the rear (west); the 1 1/2 storey wing; and a small, one storey room added to the rear of the wing extension. A one storey, five foot wide porch projected from the east facade and followed the staggered wall planes.

In the 1950's, the plan was modified by the removal of the porch. In 1960, the addition of a one storey addition to the south replaced the bay window. The installation of a car port roof and one storey room addition to the west are also recent additions to the house.

Foundation: rough-cut granite blocks measuring 20 inches wide by 18 inches high form a perimeter foundation which supports 2 x 8 pine joists.

Facade:

Walls: 19th century portion - locally made pressed brick, painted, laid in common bond/no water table evident.

20th century portion - used brick laid in stretcher bond and painted concrete block.

Windows: 19th century portion - first level windows are paired and are double-hung with a 6/6 light arrangement/window heads are segmental and ornamented with segmental hood molds featuring low corbeled stops/sills are brick with molded brick brackets. Second level windows appear in the east and north gable ends and are double hung with lights arranged in 8/8 fashion/central mullion carries through to fixed sash above where it branches to form lancet panes separated by a diamond shaped light/a brick label hood mold with drops surrounds the window head/brick sills feature three molded brick brackets.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

(See attached sheet)

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 0.24

UTM REFERENCES

A

1	1
ZONE	EASTING

2	60	7	00
ZONE	EASTING	NORTHING	

4	3	38	2	40
ZONE	EASTING	NORTHING		

B

ZONE	EASTING

ZONE	EASTING	NORTHING	

VERBAL BOUNDARY DESCRIPTION

The house at 304 So. Minnesota St. in Carson City, Nevada is situated on the East 1/2 of the North 84.30 feet of Block 30 S.T.S. division. It is bounded on the North 120 1/2 feet on 3rd Street and on the East 84.30 feet on Minnesota Street. It lies within the S.E. qt. of Sec. 18, Township 15N, Range 20E.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	N/A	CODE	COUNTY	CODE
STATE		CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

Noreen I. K. Humphreys

January 31, 1979

ORGANIZATION

Private Citizen

DATE

STREET & NUMBER

611 Mary Street

TELEPHONE

CITY OR TOWN

Carson City

STATE

Nevada

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL

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

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

Dyane Rodden

TITLE

Administrator, Div. of Historic Preservation & Archeology

DATE

March 13, 1979

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

Charles Colwell

DATE

5-17-79

ATTEST

KEEPER OF THE NATIONAL REGISTER

RECEIVED BY THE NATIONAL REGISTER

DATE

5/16/79

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The west gable features a double hung window with lights in 6/6 arrangement/plain brick by sill/no surround/flat head with brick vertical voissoirs. A small, single hung window with lights 1/1 and no trim is adjacent to the gable window.

20th century windows - horizontal, aluminum sliding units with brick header sills in the west addition/three-part "picture window" units in the south addition feature aluminum frames, brick header sills and heads.

Main Entry:

East facade (main) entry is recessed/original door missing/door side lights (4 to a side) and 22" x 30" etched glass transom surround door/granite threshold is original.

Roof:

"ell" shaped, wood shingled, gabled roof with a 8/12 pitch covers the 1 1/2 storey portion of the house/gable ends feature short return of the boxed cornice and fasciated frieze.

20th century portions - roof is approximately 4/12 pitched gable with wood shingles, boxed cornice (with short return at gable ends) no frieze.

Car port roof is shed roof which carries over the small one storey 19th century addition on north-west corner of house.

The only chimney is a brick affair projecting from the west slope of the recent south addition.

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Interior Description:

General Notes: original flooring was 6 inch pine board/work done in 1930's recovered pine floor with narrow hardwood flooring.

Original walls - framed with 2 inch studs covered with lath, plaster and paper - largely intact except for recent coverings.

Ceiling joists are 3 x 12 inch pine. First floor ceilings in dining and parlor rooms were lowered during 1950's; obscuring original ceiling. Medallions and cornice mouldings/recent restoration efforts have duplicated the embellishments upon the lowered ceiling which conceals plumbing and electrical work.

The two original fire places are inoperative.

First floor principal features include:

1. Original entry hall.
2. Original straight-run stairway with 17 risers, turned pine balisters and newell post.
3. Original dining room/parlor/master bedroom spaces (adapted to serve as office facilities).
4. Original kitchen (remodeled to closets and hallway).
5. 1960's kitchen and living room (additions to south).
6. Nursery (remodeled) on north-west corner.
7. Modern bath.

Second floor principal features include:

1. Stair landing.
2. Three bedrooms (adapted to office use).
3. Recent small bath..
4. Former trunk storage closet (now receptionist room).

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Mrs. Ormsby had this house constructed of bricks made in T.T. Israel's brickyard, not far away from the house site. Israel was also the building contractor. Mrs. Ormsby's brother, John K. Trumbo, was a lumber merchant and supplied the clear, knot-free pine used in the construction.

While living in the house, Margaret and her daughter, Lizzie, entertained notables such as Mark Twain, Territorial Governor J. W. Nye and Nevada's first elected State Governor, A. G. Blasdel.

After Margaret's death in 1866, the house was occupied by Lizzie and her husband, Dr. W. G. Wayman.

Lieutenant Colonel John Rosser, one of Carson City's pioneers, was the 1870 owner who made the enlargements on the house. He was a butcher by trade and received his commission in the Nevada militia by the State's second Governor, L. R. Bradley. He held a monopoly on Carson's first meat markets, owning most of them plus the slaughter house. He was active in supporting State government, being one of the few capitalists to help finance the State Printing Office (HABS, 13-9) Colonel Rosser subsequently became the owner of the original Ormsby House Hotel, lately located on Carson Street and first owned and built by Major Ormsby.

In 1904 the new owner of the "Rosser Residence" was Mrs. Mary Jones, sister of Mrs. Mathias Rinckel (HABS, Nev. 13-17). Mrs. Jones, upon coming west had originally settled in Genoa about the same time the Ormsby's had and is considered one of the Genoa pioneers.

Joseph Kane, Engineer for the Nevada Highway Department, was the 1912 owner. He was the grandson of Mrs. Mary Jones.

Mr. Edgar Norton, bookkeeper for the State Highway Department, purchased the house in 1928. He was Mayor of Carson City while occupying the house and later a Lieutenant Colonel of the U.S. Army.

In 1939 the house was purchased by Sture Svensson, one of Carson City's most renowned building contractors and cabinet-makers. He occupied the house for 38 years. He was responsible for the 1960's south addition. After Mr. Svensson's five children had grown and he had retired, the house was sold the present owner.

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The present owner, James E. Brennan, in 1977 purchased the house for his residence. Mr. Brennan's family were pioneers of the Reno-Sparks area before Reno was founded. His grandmother, Rosie Lagomarsino, was born in 1862 on the old family ranch located between Reno and Sparks. The family was large land owners in Washoe and Storey Counties. A canyon in Storey County, site of the most prolific and best preserved Nevada Indian petroglyphs, was named "Lagomarsino Canyon" in honor of its original owner.

During the winter of 1978-79, Brennan and his associates decided to use the historic structure as a commercial building. They are engaged in a rehabilitative restoration, striving for authenticity of the home's early character, but keeping in mind its planned use as real estate and insurance office. His decorator has kept a portfolio of photos and early examples of wallpapers and carpets which will remain with the house. The new wall papers and paint selection are similar to those which had been used in the Ormsby-Rosser period.

This house is located in the "Carson City Historical District" as per State Historical Marker #74, dedicated on September 18, 1971. It is also included in the Carson City Chamber of Commerce illustrated guide entitled "Carson City Historic Tour". In addition, a drawing of the house may be seen in the "Birds Eye View of Carson City, Ormsby County, 1875".

Harley J. McKee made a drawing and notes of the house on August 1972, while making a preliminary survey for the HAB first survey in Nevada. He intended it for a future recording and wrote: "304 S. Minnesota (S.W. corner at Third)--brick, 1 1/2 story--brick hoodmould-- additions and alterations--facade would be impossible to photograph".

Note: Since then the overgrown foliage has been trimmed.

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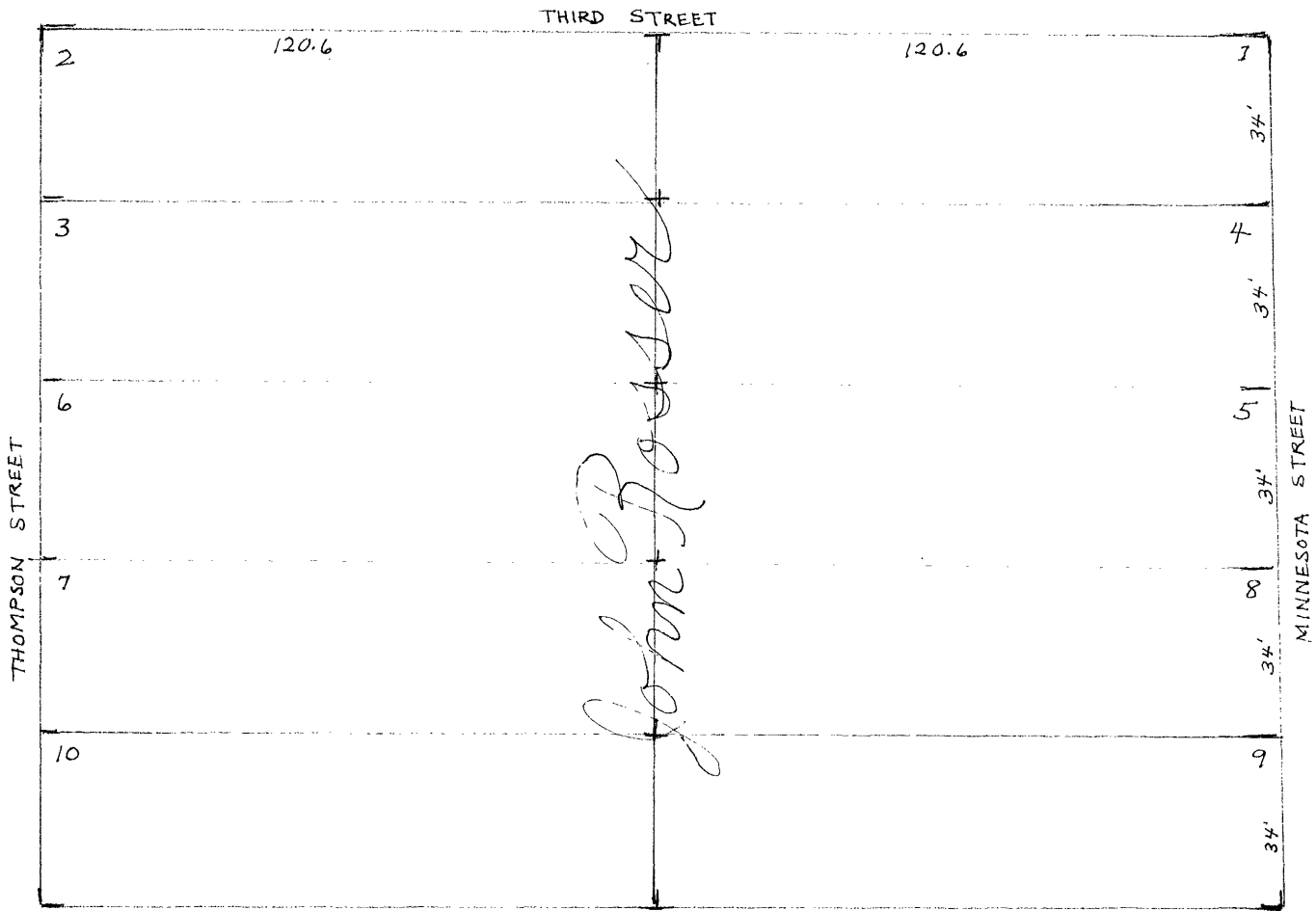
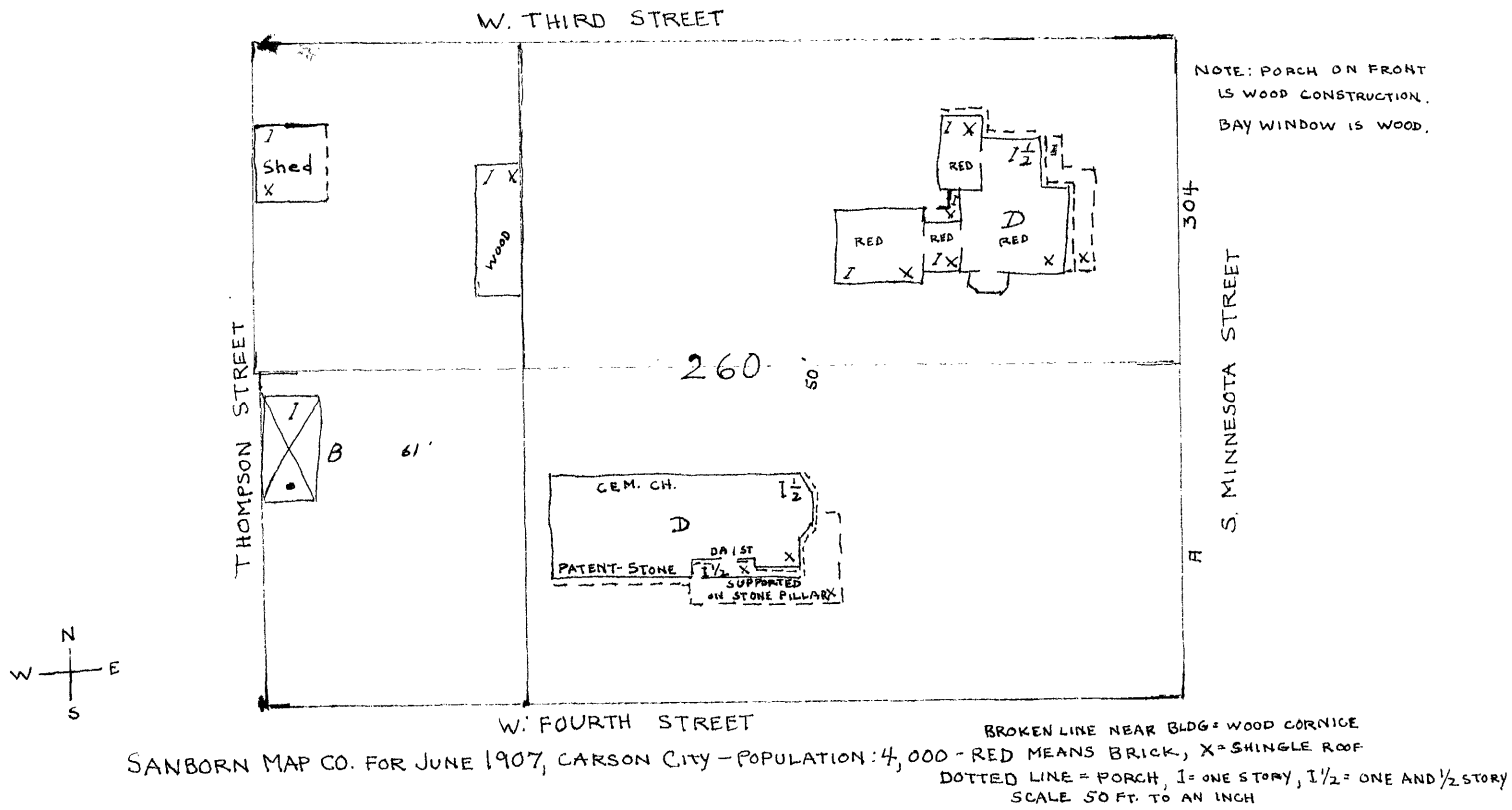
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BIBLIOGRAPHY

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- DRURY, Wells: An Editor on the Comstock Lode, Palo Alto; Pacific Books, 1948.
- DeQUILL, Dan: The Big Bonanza, N.Y. Thomas Y. Crowell Co., 1947
- MARSH, Andres: Letters from Nevada Territory, 1861-1863, Carson City, Legislative Bureau, 1972
- Ormsby County Assessor's Books, Start 1862
- Carson City Recorder's Books, Court House
- Directories Starting 1862 to 1940
- Carson Daily Independent, Sept. 1, 1863, Vol. I, No. 31
- Carson Weekly, May 15, 1911, Vol. XV, No. 11
- Territorial Enterprise Starting 1859 (May 19, 1860) (March 19, 1859)
(March 31, 1860) (Dec. 31, 1859)
(Dec. 17, 1859) (July 30, 1859)
(etc.)
- Silver Age 1861 to 1863
- Utah 1860 Census
- Interviews with life-long residents via telephone and tape recording.

ORMSBY-ROSSER HOUSE, 304 S. MINNESOTA ST.



ASSESSOR'S MAP FOR 1871 OF CARSON CITY, NEVADA
 ORMSBY COUNTY

ORMSBY-ROSSER HOUSE
CARSON CITY, NEVADA : 7
ARTIST- AUGUSTUS KOCK
"BIRDSEYE VIEW OF CARSON CITY-1875"
NOREEN I. HUMPHREYS
VIEW TO SOUTHWEST
MAR 26 1979 304.79.D

Carson City (ind. City)