

PH 0012076

Form 10-300
(Rev. 6-72)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

(Type all entries - complete applicable sections)

STATE: Florida
 COUNTY: Alachua
 FOR NPS USE ONLY
 ENTRY DATE: JUL 16 1973

1. NAME

COMMON: Hotel Thomas
 AND/OR HISTORIC: Sunkist Villa

2. LOCATION

STREET AND NUMBER: Bounded by NE 2nd St.; NE 5th St.; NE 6th Ave.; NE 7th Ave.
 CITY OR TOWN: Gainesville CONGRESSIONAL DISTRICT: Second
 STATE: Florida CODE: 12 COUNTY: Alachua CODE: 001

3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP	STATUS	ACCESSIBLE TO THE PUBLIC
<input type="checkbox"/> District <input checked="" type="checkbox"/> Building <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Object	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Both	Public Acquisition: <input type="checkbox"/> In Process <input checked="" type="checkbox"/> Being Considered	<input checked="" type="checkbox"/> Occupied <input type="checkbox"/> Unoccupied <input type="checkbox"/> Preservation work in progress
PRESENT USE (Check One or More as Appropriate)			
<input type="checkbox"/> Agricultural <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Educational <input type="checkbox"/> Entertainment	<input type="checkbox"/> Government <input type="checkbox"/> Industrial <input type="checkbox"/> Military <input type="checkbox"/> Museum	<input checked="" type="checkbox"/> Park <input type="checkbox"/> Private Residence <input type="checkbox"/> Religious <input type="checkbox"/> Scientific	<input type="checkbox"/> Transportation <input checked="" type="checkbox"/> Other (Specify) Santa Fe Community College <input type="checkbox"/> Comments

4. OWNER OF PROPERTY

OWNER'S NAME: M. J. Hanes; R. A. Hanes; J. M. Steadham & Wives
 STREET AND NUMBER: 218 SE 1st Street
 CITY OR TOWN: Gainesville STATE: Florida CODE: 12

5. LOCATION OF LEGAL DESCRIPTION

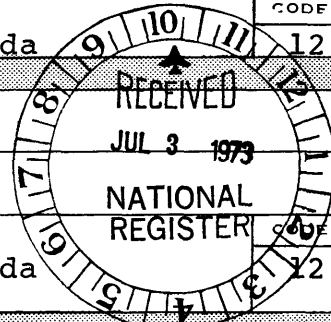
COURTHOUSE, REGISTRY OF DEEDS, ETC.: Clerk of Circuit Court
 STREET AND NUMBER: Courthouse, Alachua County
 CITY OR TOWN: Gainesville STATE: Florida CODE: 12

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY: The Alachua County Architectural Survey
 DATE OF SURVEY: 1973 Federal State County Local
 DEPOSITORY FOR SURVEY RECORDS: Historic Gainesville Inc.
 STREET AND NUMBER: 406 NE 5th Avenue
 CITY OR TOWN: Gainesville STATE: Florida CODE: 12

SEE INSTRUCTIONS

Zone 17 E 371320
N 328 1040



STATE: Florida
 COUNTY: Alachua
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 DATE

7. DESCRIPTION

CONDITION	(Check One)				
	<input type="checkbox"/> Excellent	<input type="checkbox"/> Good	<input checked="" type="checkbox"/> Fair	<input type="checkbox"/> Deteriorated	<input type="checkbox"/> Ruins
	(Check One)			(Check One)	
	<input checked="" type="checkbox"/> Altered	<input type="checkbox"/> Unaltered	<input type="checkbox"/> Moved	<input checked="" type="checkbox"/> Original Site	

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

This complicated building, designed by the architectural firm of Edwards and Sayward of Atlanta, represents an example of hotel architecture during the Florida boom period.

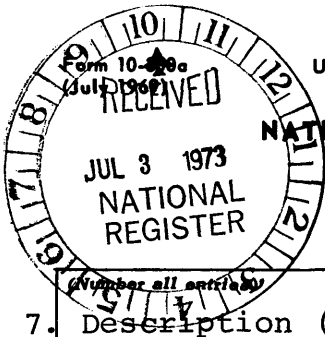
The plan is composed of two separate and distinct sections, the principal wing to the south and the "U" shaped building to the north connected by glazed galleries. The south (principal) wing was the earliest constructed, originally as a private residence, 1906-10. The "U" shaped building consists of a middle and north wing, with a connecting section, the whole of which was added when the property became a hotel, 1925-28.

The south (principal) wing has the first (ground) level used for public rooms, a second level with private rooms and baths, a small penthouse on the third level, and a full sized partial basement for semi-public functions. The north and middle wings on the first (ground), second, and third(attic) levels have private rooms and baths. The connecting section is identical, but contains a lounge on the first and second levels and a boiler room at basement level. The entire building has an unused garret space above the third floor level. The portecochere (south elevation) opens on to a paved circular driveway. The principal doorway of this facade is off-centered and is set within an enclosed porch. The small porch is simply treated and decorated with wooden Doric columns at the corners. An open veranda running along the center portion of this facade is embellished with four square pedestals, topped with concrete urns. Generally this facade is assymetrical and is composed of simple elements. At this point it should be noted that while the north and east facades are simply treated and follow a regular fenestration rhythm, the west facade of the building is elaborate at entry ways and dormers, and has a variety of roof planes. In general, this entire facade reflects the fact that it opens onto the main grounds of the hotel. The entry way facing west on the south (principal) wing is elaborate with a pedimented portico, arched openings and decorated by festoons and garlands in high relief. On either side of the pediment concrete urns adorn the balustraded roof which runs along the second level. At the center of the glazed gallery connecting the north and middle wings a similarly decorated entry way leads to the northermost court yard.

The pattern of windows is regular. On the south (principal) wing the original wooden windows are single-paned double-hung with wooden trim. Most of the exterior doors and windows of the south (principal) wing have a simple wood pediment. The remaining windows on the north, middle wings, and connecting section, are steel casement. The central raised portions (the stairwells) of these wings have arched steel casement windows. Decorations

SEE INSTRUCTIONS

(Continued)



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INVENTORY - NOMINATION FORM**

(Continuation Sheet)

STATE	
Florida	
COUNTY	
Alachua	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
JUL 16	1973

7. Description (page 2)

consist of plaster lintels adorned by a raised festoon and medalion above the windows; decorative wrought iron railings are located immediately below the windows on the ground level. A few of the remaining windows on the north facade of the south (principal) wing facing the open courtyard are double hung, leaded sash.

The roof on each wing is hipped with corners slightly upturned and covered with red ceramic tiles. The kitchen has a separate peaked roof with a ventilating cupola above. On the second level of the west side of the south (principal) wing the roof is flat and covered with asphalt and gravel. There are several roof dormers on every wing. Two stuccoed chimneys are located on each end of the south (principal) wing, and one large stucco and brick chimney is located in the kitchen. There is a similar chimney at the center of the connecting section between the north and middle wings.

The wall construction of the north and middle wings, as well as the connecting section, are built of hollow clay tile with wood trussed above. The south (principal) wing is of wood frame construction covered with stucco. Generally the stucco which is painted white with yellow trim is in deteriorated condition. The foundations are brick and/or concrete throughout. The glazed gallery is built of exposed wood painted yellow.

Very little significant hardware is to be found on the exterior, although brass hinges and doorknobs are common inside.

As far as is known the original dwelling, prior to 1925, contained an indoor pool in what is now the glazed courtyard. The rooms surrounding the pool were various parlors, library, and dining areas. The kitchen on the east opened onto the courtyard and dining areas. On the second level around the courtyard rooms were arranged in suites and baths. When remodeled as a hotel the rooms on the ground floor were changed to accommodate the main dining room in the southeast, library in the southwest, lobby in the northwest, glazed courtyard and hall in the center, and a private dining room in the northeast. The kitchen remained the same and the pool was filled. The ceiling of the courtyard was composed of operable glass panels and overhead curtains. The second level suites also remained the same. The north and middle wings contained private rooms and baths on all three levels. The connecting section has two lounges with marble and wood trimmed fireplaces. The fireplaces in the public rooms of the south (principal) wing are elaborate and built of red brick with egg and dart cornices and various other decorations. The lobby still maintains its "U"-shaped mahogany stairway to the second floor.

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

(Continuation Sheet)

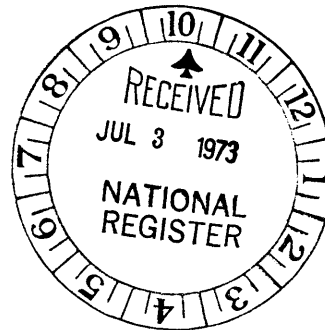
STATE Florida	
COUNTY Alachua	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
	JUL 16 1973

(Number all entries)

7. Description (page 3)

The site is surrounded by residential streets and is well landscaped. The main grounds, on the West, are planted with oak, palm, magnolia, dogwood, and cabbage palms as well as numerous flowering shrubs including azaleas. The grounds to the east include a parking area, stables, garage, and gymnasium. The latter is a one story wood frame building with shingled wall and red tile roof built circa 1906.

In general, the building reflects the French neoclassic style with Mediterranean overtones. Even more importantly the building reflects the wealth of the original owners, its function as a hotel during the Florida boom period, and its location in a temperate climate.



4. SIGNIFICANCE

PERIOD (Check One or More as Appropriate)

<input type="checkbox"/> Pre-Columbian	<input type="checkbox"/> 16th Century	<input type="checkbox"/> 18th Century	<input checked="" type="checkbox"/> 20th Century
<input type="checkbox"/> 15th Century	<input type="checkbox"/> 17th Century	<input type="checkbox"/> 19th Century	

SPECIFIC DATE(S) (If Applicable and Known) 1906-1910

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

<input type="checkbox"/> Aboriginal	<input type="checkbox"/> Education	<input type="checkbox"/> Political	<input type="checkbox"/> Urban Planning
<input type="checkbox"/> Prehistoric	<input type="checkbox"/> Engineering	<input type="checkbox"/> Religion/Philosophy	<input checked="" type="checkbox"/> Other (Specify) <u>Resort</u>
<input checked="" type="checkbox"/> Historic	<input type="checkbox"/> Industry	<input type="checkbox"/> Science	_____
<input type="checkbox"/> Agriculture	<input type="checkbox"/> Invention	<input type="checkbox"/> Sculpture	_____
<input checked="" type="checkbox"/> Architecture	<input checked="" type="checkbox"/> Landscape Architecture	<input type="checkbox"/> Social/Humanitarian	_____
<input type="checkbox"/> Art	<input type="checkbox"/> Literature	<input type="checkbox"/> Theater	_____
<input type="checkbox"/> Commerce	<input type="checkbox"/> Military	<input type="checkbox"/> Transportation	_____
<input type="checkbox"/> Communications	<input type="checkbox"/> Music		
<input type="checkbox"/> Conservation			

STATEMENT OF SIGNIFICANCE

Charles William Chase (1857-1909), a relative of Samuel Chase of United States Constitutional Convention fame, came to Gainesville, Florida in 1890 and invested in the Dutton Phosphate Company, later becoming its President. Successful not only in the phosphate industry but also in railroads, real estate and turpentine, Chase, in 1906, undertook the construction of a large private residence. However, the house was not complete when he died in 1909.

Major William Reuben Thomas (1866-1943) acquired the Chase property in 1909 (not documented) and completed the house. Major Thomas, son of Dr. G. P. Thomas who was a Gainesville pioneer, was the mayor of Gainesville for seven years and a Florida state senator for four years. Instrumental in developing the social and cultural environment of Gainesville, Major Thomas was the key figure in bringing the University of Florida and the Chautaugua, a national system of camp meetings, to Gainesville.

The house was maintained as Major Thomas's residence until 1925. Influenced by the Florida land boom, Thomas saw a need for a luxury resort hotel in Gainesville and with financial backing from the newly formed Gainesville Chamber of Commerce (1925), he began the conversion of his house into the Hotel Thomas. The hotel opened in 1928 and hosted many important national and state figures. During World War Two, it was used as a club for men from Camp Blanding. The Hotel was a social center for the area, and remained so until it was closed in 1968.

The Atlanta based firm of Edwards and Saywards was employed to design the hotel additions in 1925. William A. Edwards, who supervised the hotel conversion, designed most of the college and university buildings for the State of Florida between 1905 and 1926 and numerous public buildings in the south.

The Thomas Hotel is a visual statement of Florida resort architecture during the boom period. It was designed by one of the South's leading architects. Begun by an important figure in early Gainesville business development, the house was the

(Continued)

SEE INSTRUCTIONS

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✓
✓

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Caldwell, A.B., Makers of America Vol. 4, Florida Historical Society, Jacksonville, Florida, 1911.

Clerk of Circuit Court, Alachua County Court House, Gainesville, Florida (County Deed Records Depository).

Davis, Jess G. History of Gainesville, Florida with Biographical Sketches of Families. Gainesville, Florida, 1966.

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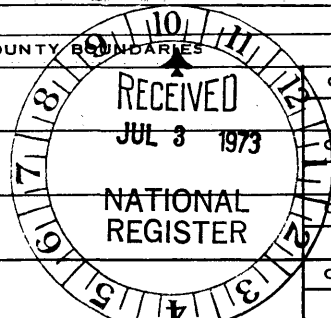
10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY			O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES		
CORNER	LATITUDE	LONGITUDE		LATITUDE	LONGITUDE	
	Degrees Minutes Seconds	Degrees Minutes Seconds		Degrees Minutes Seconds	Degrees Minutes Seconds	
NW	° ' "	° ' "		° ' "	° ' "	
NE	° ' "	° ' "		° ' "	° ' "	
SE	° ' "	° ' "		N. 29 39 25	W 82 19 23	
SW	° ' "	° ' "				

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: 6 acres

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

STATE:	CODE	COUNTY	CODE



SEE INSTRUCTIONS

11. FORM PREPARED BY

NAME AND TITLE:
Brian P. Bowman, Richard C. Crisson, Philip A. Werndli

ORGANIZATION: **Historic Gainesville Incorporated** DATE: **March 15, 1973**

STREET AND NUMBER:
406 NE 5th Avenue

CITY OR TOWN: **Gainesville** STATE: **Florida** CODE: **12**

12. STATE LIAISON OFFICER CERTIFICATION

NATIONAL REGISTER VERIFICATION

As the designated State Liaison 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. The recommended level of significance of this nomination is:

National State Local

Name: *Robert William*
 Title: Historic Preservation Officer

Date: June 26, 1973

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

Robert W. Utley
 Director, Office of Archeology and Historic Preservation

Date: 7/16/73

ATTEST:
W. J. [Signature]
 Keeper of The National Register

Date: 7 10 73

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

(Continuation Sheet)

STATE	
Florida	
COUNTY	
Alachua	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
	JUL 10 1973

(Number all entries)

8. Significance (page 2)

residence of another Gainesville figure who was important in the development of Gainesville as the cultural center of North Central Florida, and it became, after its conversion into a hotel, an important community meeting place.



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

(Continuation Sheet)

STATE	Florida	
COUNTY	Alachua	
FOR NPS USE ONLY		
ENTRY NUMBER		DATE
		JUL 16 1973

(Number all entries)

9. Bibliography (page 2)

The Florida Teachers Magazine, Vol. VII, September, 1941.

Gainesville Chamber of Commerce, Report for 1926; Gainesville, Alachua County, Florida, Educational & Agricultural Center of Florida. 1930; The University City. 1927.

The Gainesville Daily Sun (The Gainesville Bi-Weekly Sun). Gainesville, Florida.

Hildreth, Charles H. A History of Gainesville, Florida. Unpublished Dissertation, University of Florida, 1954.

Morgan, William. Personal interview by B. P. Bowman & R. C. Crisson, February 20, 1973 (Caretaker, employed at the Hotel Thomas since 1941).

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Witney, Henry F. Biographical Dictionary of American Architects (Deceased). Los Angeles: New Age Publishing Co., 1956.

