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National Register of Historic Places
Multiple Property Documentation Form

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This form is used for documenting multiple property groups relating to one or several historic contexts. See instructions in *How to Complete the Multiple Property Documentation Form* (National Register Bulletin 16B). Complete each item by entering the requested information. For additional space, use continuation sheets (Form 10-900-a). Use a typewriter, word processor, or computer to complete all items.

☒ New Submission ☐ Amended Submission

A. Name of Multiple Property Listing

Historic Architectural Resources of DeFuniak Springs, Florida

B. Associated Historic Contexts

(Name each associated historic context, identifying theme, geographical area, and chronological period for each.)

1. Chautauqua-Era Development of DeFuniak Springs, Florida, 1884-1919
2. Florida Land Boom and Great Depression Development of DeFuniak Springs, Florida, 1920-1941

C. Form Prepared by

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date July 1992

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D. Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this documentation form meets the National Register documentation standards and sets forth requirements for the listing of related properties consistent with the National Register criteria. This submission meets the procedural and professional requirements set forth in 36 CFR Part 60 and the Secretary of the Interior's Standards and Guidelines for Archeology and Historic Preservation. (☐ See continuation sheet for additional comments.)

Suzanne P. Walker (Deputy SHPO)
Signature and title of certifying official

7/9/92
Date

Florida Department of State, Division of Historical Resources
State or Federal agency and bureau

I hereby certify that this multiple property documentation form has been approved by the National Register as a basis for evaluating related properties for listing in the National Register.

Mal M. W.
Signature of the Keeper

8/28/92
Date of Action

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SUMMARY

The multiple resources of DeFuniak Springs are significant at the local level under **Criterion A** in the areas of **Exploration & Settlement** and **Community Planning & Development**. They are significant at the state level in the area of **Social History** because of the community's integral relationship with the Chautauqua movement in the state of Florida in the late nineteenth and early twentieth centuries. The resources are also significant under **Criterion C** at the local level in the area of architecture.

The history of DeFuniak Springs is marked by two distinct periods of development, which extend between 1884 and 1941. The first period of development began in 1884, with the platting of the DeFuniak Springs town plan. In 1885, the Florida Chautauqua was organized in DeFuniak Springs and promoted growth there for several decades. The lumber industry and the railroad also spurred development, and the town was incorporated in 1901. Building construction persisted until 1915, when events associated with World War I and the decline of the Chautauqua movement slowed growth in the community until 1919.

The second period of development was from 1920 to 1941. Construction resumed at a moderate pace in the early 1920s, declined between 1927 and 1935, and then quickened during the latter half of the Great Depression. The beginning of the Second World War marked the end of significant historic development in DeFuniak Springs.

Two properties in DeFuniak Springs have previously been listed in the National Register: the Chautauqua Hall of Brotherhood which served as the state headquarters for the Florida Chautauqua for several decades (1910, NR 1972) and Sunbright, the home of Governor Sidney J. Catts (c1890, NR 1979).

HISTORIC CONTEXTS

1: Chautauqua Era of Development in DeFuniak Springs: 1884-1919

In the 1880s, the railroad and timber industries brought about a significant period of development in West Florida. Prior to the Civil War, several railroads had constructed branch lines around Tallahassee and Pensacola, but through service between those communities was not established. Dependent on inefficient

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waterways and poorly graded roads for transportation, settlers were hindered in their development of West Florida. They believed tremendous potential for the development of the lumber and naval stores industries lay waiting in the thousands of acres of virgin pine forest located in West Florida, but the exploitation of that resource had to wait for the establishment of rail service to the area.

During the 1880s, William Chipley, a prominent West Florida politician and businessman, played a significant role in the development of a viable railroad system across the Florida panhandle. Chipley, a division superintendent with the Louisville and Nashville Railroad (L & N), also served as vice president of the Pensacola and Atlantic Railroad (P & A), which was chartered in 1881 to connect Pensacola with Chattahoochee. Other L & N officials who became involved in the development of the P & A Railroad included Fred DeFuniak, who served as its president; Thomas T. Wright; A.L. McCaskill; and A.D. McKinnon. The last three had already established themselves in Walton County and later became involved in the development of DeFuniak Springs.

Construction of the P & A started in Pensacola in 1881, and the first regular service between Chattahoochee and Pensacola began in 1883. As part of a "land-for-track" arrangement implemented by the Florida Legislature in the 1880s, railroad companies received thousands of undeveloped acres for each mile of track they constructed. The P & A Railroad received nearly three million acres of land in West Florida, some of which was in Walton County and included the area that became DeFuniak Springs. The railroad did not extend through any established settlement in Walton County, a tactic directed by Chipley to lower the costs of construction and rights-of-way acquisition, and to take advantage of the pine forests in West Florida. Hoping also to attract tourist traffic, Chipley ran the tracks along a ridge of land that he believed offered the best scenery in the area. Within several years, settlements emerged along the tracks, including Bonifay, Caryville, Chipley, Crestview, and DeFuniak Springs. Older towns located off the right-of-way eventually went into decline. It soon became apparent, however, that the P & A was unprofitable due to its small amount of trackage and light passenger and freight loads. To resolve the problem, Chipley engineered a merger of the line with the larger L & N Railroad in 1891.

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DeFuniak Springs was established around a natural lake located some 250 feet above sea level, at one of the highest points in Florida. Initially referred to as "Open Pond", the circular lake measures nearly one mile in circumference and is over sixty feet deep. The beauty of the lake and surrounding landscape had attracted the attention of the railroad developers. The new town they began to develop was named for Fred DeFuniak, general manager of the L & N Railroad. First designated "Funiak" by the postal service in 1882, the name of the settlement was later changed to "Lake DeFuniak". Believing that Lake DeFuniak also lacked charisma, and hoping to encourage tourists to the area, Chipley and the other promoters changed the name of the settlement to DeFuniak Springs in 1885.

Chipley and other West Florida businessmen were involved in the national Chautauqua movement and believed the area could be developed into a successful Chautauqua meeting site. Founded in the 1870s by John Vincent, a Methodist clergyman, the Chautauqua movement, based in Chautauqua County, New York, promoted popular education through lecture-study groups and reading circles. The movement's prime objectives included the dissemination of social, intellectual, and religious ideas. The Chautauqua movement also provided a platform for the discussion of political issues, in addition to setting a standard for cultural entertainment in music, theater, and the arts. The movement spread throughout the United States during the late nineteenth century in response to waves of enthusiasm for self-improvement, social betterment, and reform.

Chautauquan curricula combined recreation with educational instruction. Entertainment encompassed performances by select artists, choirs, string and cornet bands, and public orators. The Sunday School Normal Department for training teachers and the Chautauqua Literary and Scientific Circle served as the two major educational branches of the Chautauqua organization. In 1880, the movement began publication of The Chautauquan, "a monthly magazine devoted to the promotion of true culture." By 1887, a combined total of 70,000 people were enrolled in the two programs.

Chipley, C.C. Banfill, Thomas Wright, W.J. Van Kirk, W.F. McCormick, A.H. Gillet, and L.W. Plank organized the first Chautauqua meeting in Florida at DeFuniak Springs in 1884. Gillet, a Methodist minister, served as organizer and coordinator, distributing 200,000 pamphlets advertising the

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event. Chipley and other railroad officials made special arrangements to provide discount fares for people attending the meeting. The program, which lasted nearly one month, featured speeches by Florida's Governor William Bloxham and C.W. Jones, a U.S. senator from Pensacola. Lectures in agriculture, forestry, geology, and theology were delivered by experts in those fields. Portrait painting, cooking, etching, pottery, wood carving and taxidermy classes were other activities in which Chautauquans participated. The first meeting, attended by more than 3,000 people, prompted Chipley and the other organizers to incorporate the Florida Chautauqua Association in 1885. Through the efforts of Chipley, the L & N Railroad provided the Association with land around Lake DeFuniak. The Association then, under the aegis of the Lake DeFuniak Land Company, sold building lots to support itself.

Platted in 1884 and revised in 1886, the innovative town plan of DeFuniak Springs encompassed 208 acres surrounding the lake. Nearly 1,200 building lots were provided. As devised by the L & N Railroad's Pensacola division land agent, W.J. Van Kirk, the plan included building lots for a courthouse, churches, and a railroad station. The main avenues emanated like spokes in a wheel from a broad circular drive around the lake. Other circular drives intersected with the avenues farther out. On its fringes, the plan conformed to a standard rectangular grid pattern. Van Kirk landscaped a promenade around the lake that measured nearly 250 feet in width. Parks, walkways, gazebos, a cemetery, and an amphitheater were also provided for in the plan.

Van Kirk's plan for DeFuniak Springs is a relatively early example of a planned community in Florida. It was influenced by the work of Frederick Law Olmstead and other contemporary landscape architects, who deplored the strict orthogonal grid plans that were often applied in disregard to an area's natural features. In Florida, developers and speculators interested in quick sales typically adopted standard block and lot grids as the dominant form of land subdivision. Not until the City Beautiful movement swept the nation in the late 1890s and early twentieth century did the tenets of Olmstead and his followers make a significant impact on town planning. It is a tribute to the far thinking Van Kirk and other organizers of the Florida Chautauqua that the DeFuniak Springs town plan predates the widespread application of City Beautiful concepts by some fifteen years.

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Benefitting from land development activities, a mild winter climate, and its natural beauty, DeFuniak Springs annually attracted thousands of visitors, who participated in Chautauquas that equaled the success of the first meeting of 1884. Other educational groups besides Chautauquas became interested in establishing ties with the emerging community. In 1886, the Florida State Teacher's Association was created at DeFuniak Springs. Although the teacher's association no longer met at DeFuniak Springs after 1890, its relationship with the Florida Chautauqua remained strong into the twentieth century. Encouraged by the growth of the community and the reputation it seemed to gain almost instantly as the Chautauqua movement's winter resort, the Florida Legislature in 1887 provided funding for a State Normal School at DeFuniak Springs. The school was maintained by the legislature until the Buckman Act reorganized Florida's higher education system in 1905. McCormick Collegiate Institute, a private school, was also organized in the 1880s. Later, after those schools closed, Palmer College and Thomas Industrial Institute were established immediately east of Lake DeFuniak.

Local Chautauquas across the United States were private enterprises that received little more than the blessing of the mother Chautauqua in upstate New York. Consequently, each of those organizations depended heavily on the skills of local leaders in arranging popular programs each year. In the early 1890s, the initial momentum of the Florida Chautauqua began to falter. In 1893, Wallace Bruce, an author and a United States diplomat in Scotland, was encouraged to accept the position of president of the Florida Chautauqua. The promoters believed that Bruce, whose reputation as poet and orator, and large, imposing figure with long flowing hair, would revitalize the annual meetings. Their selection of Bruce proved wise, for he re-ignited interest in the Florida Chautauqua and provided the organization with effective leadership for several decades. His creative endeavors included public speaking, writing books on the Hudson River Valley, and the publication of poems in Harper's Weekly.

It was largely through Bruce's efforts that the Florida Chautauqua remained one of the most successful Chautauquas in the United States. Although nearly 150 Chautauquas operated across the country during the 1890s, few outlasted the Florida Chautauqua, which operated between 1884 and 1927. By 1900, the South, as a region, contained only four permanent Chautauqua

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sites, the most popular of those being DeFuniak Springs. Although the Florida Chautauqua remained a viable institution into the 1920s, the beginning of its decline coincided with Bruce's death in 1914.

DeFuniak Springs experienced significant physical growth during the last fifteen years of the nineteenth century and the first two decades of the twentieth. Its population, which numbered 672 in 1890, nearly trebled to 1,661 by 1900, and reached 2,017 in 1910. A tremendous amount of building activity accompanied the growth in population. By 1887, approximately 100 buildings were constructed in the town, and six construction firms were located in the community. The meteoric growth of DeFuniak Springs resulted in the relocation of the seat of Walton County to the community about 1890. By 1895, a commercial area, complete with bank, city hall, dry goods stores, professional offices, liverys, and railroad depot, had emerged along the north side of the lake. Brick commercial buildings began to replace earlier structures that were destroyed by devastating fires that swept through the downtown area in the late 1890s. Houses for permanent residents and seasonal visitors were built on the outskirts of the commercial area; the largest and most elaborate buildings were constructed around the lake.

The popularity of the Chautauqua movement, combined with thriving lumber and naval stores industries in West Florida, fostered sustained growth in DeFuniak Springs through the first decade of the early twentieth century. The lumber industry became an important component of the local economy. About 1900, the Beach, Rogers Company, a large lumber mill, was formed in DeFuniak Springs. Linked to the lumber company was the DeFuniak Springs & Northern Railroad, a logging short line that extended north from the community into pine forests, which were harvested over the following decades. The Beach, Rogers Lumber Company was soon ranked among the largest lumber companies in Walton County. In order to provide a tax base to raise funds for infrastructural improvements, DeFuniak Springs was incorporated as a city in 1901. By 1910, water and sewerage systems were extended to most areas of the community. During the interval, telephone service was established and an electric power plant was completed.

By 1912, the population of the community reached 2,400. There were by that time, however, signs of economic instability. The lumber and naval stores industries were beginning to suffer from the over-cutting of West Florida pine forests. After

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sustaining the lumber and naval stores industries in Florida for over one-half century, pine forests in Florida, which had totaled nearly 16 million acres in the 1880s, had been reduced to a mere 3 million by 1910. Forest depletion, combined with severe cuts in lumber exports to Europe during the First World War, forced the industry into significant decline after 1915.

At the same time, DeFuniak Springs's prestige as Florida's center for Chautauqua camp meetings began to fade as the nature of the movement across the nation began to change. Some of those changes had been evident in the 1890s when Wallace Bruce assumed the presidency of the Florida Chautauqua. To increase its popularity and revenues, Bruce broadened the emphasis of the Florida Chautauqua from education to include entertainment. Although some lectures included advances in architecture and medicine, more emphasis was placed on politics and even exotic developments, which then took the form of x-ray machines, automobiles, and airplanes. The annual programs of the early 1900s differed markedly from those of the 1880s. References to educational classes and religious teachings became less conspicuous than those entries devoted to entertainment and political lectures. Mrs. George Pickett, widow of the Confederate general, was a celebrity at the 1904 Florida Chautauqua. The connection with the state teacher's association, an important component of early Florida Chautauquas, was dropped in 1905, when the State Normal School was moved to Gainesville. In 1911, the Florida Chautauqua featured as a keynote speaker, James Vardaman, Mississippi's flamboyant, racist governor. Although Bruce's sons assumed leadership positions in the organization after their father's death in 1914, they were far less effective than he in fund raising and oratory. By 1915, small attendance at annual Chautauquas resulted in financial losses, and program pamphlets shrank from 48 pages in 1903 to 8 pages by 1918.

The national movement also began to falter. In an effort to increase membership in the organization and subscriptions to The Chautauquan, the national Chautauqua expanded its focus from education and religion to include virtually any topic that might capture the attention of the public. By 1900, The Chautauquan featured articles on classical architecture, politics, medicine, and travel. Nevertheless, Chautauqua leaders representing large regions of the country found it increasingly difficult to attract crowds. In 1905, Chautauqua leaders in Illinois reported that, "Chautauquas will be scarcer next year than they were last. This

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is due to the fact that many have been losing money and they have decided to quit. It is estimated that fully half if not more than half of the Chautauquas in Illinois, closed their doors in 1905 to never open again. The institutions sprang up like mushrooms in the past year or two. They had no backing and in many cases were merely places where half-rate talent was enabled to earn more money than it was worth." Maintaining interest in annual Chautauquas was not merely a regional problem, for in 1906 the publisher of The Chautauquan reduced the format and length of its journal by nearly one-half.

By the late 1800s, DeFuniak Springs, more closely associated with South Georgia and Alabama in climate and culture than with Central and South Florida, began to lose popularity as an annual Chautauqua site. Development throughout the peninsula demanded that the movement cater to the needs of Floridians located far from the panhandle. As early as the 1890s, Mt. Dora in Lake County hosted annual Chautauquas, some of which were organized by the leaders of the Florida Chautauqua in DeFuniak Springs. In the decade preceding the First World War, Chautauquas were frequently held at Gainesville, Lake City, Melbourne, Orlando, and St. Petersburg. Events associated the war further slowed the growth of the Chautauqua movement and development in DeFuniak Springs.

Over the course of three decades, DeFuniak Springs had been carved out of the West Florida wilderness. The leadership skills exhibited by Chipley, Bruce, and other promoters of the Florida Chautauqua resulted in the emergence and development of a community, which supported an important national cultural movement, tourism, the railroad, and the lumber industry. A successful venture, the Florida Chautauqua, one of the largest Chautauquas in the South, provided building lots for permanent residents and seasonal visitors, arranged popular programs that attracted thousands of tourists each year, and provided employment opportunities in the agriculture, commerce, timber, and railroad industries. Equally important were the establishment of a landscape design around which the community grew and the installation of an infrastructure which provided a solid foundation for growth during the following decades.

2: Florida Land Boom and Great Depression, 1920-1940

During the 1920s, Florida experienced an exuberant period of development and economic expansion. Although cities in South and

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Central Florida, particularly Miami, were the sites of the most spectacular growth, few areas of the state were unaffected by the boom. Virtually every city and town participated in speculative enterprises that led to the platting of new subdivisions for the purposes of selling building lots for profit.

Located far from the avenues of transportation that brought investors and tourists to Florida, West Florida's share in that growth was marginal. Walton County's road system, which consisted of little more than a macadam roadbed, provided only limited access to the area at a time when the automobile became the principal means of transportation for visitors to the state. Property assessments in Walton County rose only \$1,000,000 during the 1920s. In comparison, Ft. Lauderdale, which was at the center of boom activity during the 1920s, recorded \$8,000,000 in building permits in August 1925 alone. Walton County's population increased by only about 1,500 by decade's end. A number of Walton County communities, including Eucheanna and Glendale, experienced sharp population declines during the 1920s.

Along with the rest of Walton County, DeFuniak Springs experienced only moderate development during the land boom. Although the Florida Chautauqua continued to operate until it collapsed in 1927, the organization drew few tourists to the community. The economic void left by the decline in tourists was filled by the lumber industry, the railroad, government service, commerce, and light industry. Possessing some untouched reserves of pine forests, Walton County came to the attention of Pensacola based lumber companies, which purchased large tracts of forest to keep their mills operating. One of DeFuniak Springs's largest lumber mills, W.B. Harbeson Lumber Company, was established in 1920 on the L & N tracks west of town. Another industry which developed during the 1920s was the Southern Petrinite Company, which manufactured concrete block in a plant northeast of town. The company produced concrete blocks and veneers which were used in the construction of a number of buildings in DeFuniak Springs, Bonifay, and other West Florida communities.

During the land boom period approximately fifty buildings were constructed in the residential and commercial areas of DeFuniak Springs. Most residences were small, wood frame buildings. The most ambitious projects during the period were the construction the county courthouse and the Presbyterian and Baptist churches.

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On the strength of a diverse economy developed during the decade, the population of DeFuniak Springs increased slightly from 2,097 in 1920 to 2,636 by 1930. The advent of the Great Depression in 1929, however, brought development in DeFuniak Springs to a virtual standstill. The full brunt of the Depression made its impact in the early 1930s. Between 1929 and 1933, one hundred forty-eight Florida state and national banks collapsed. As deposits and investments fell, unemployment increased, and by 1933, nearly one out of four Floridians was receiving some type of public assistance. In West Florida, the region's industries of lumbering and naval stores, the railroad, fishing, and livestock, which had alleviated some of the economic strain during previous hard times, did little to buoy local economies. By 1940, the population of DeFuniak Springs fell to 2,570.

Nevertheless, about thirty buildings were constructed in DeFuniak Springs during the 1930s, most of which date from late in the decade, after the worst effects of the Depression had subsided. The federal government's New Deal programs included a host of public relief efforts. Among the most popular of those was the Work Projects Administration (WPA), which contributed resources to the rehabilitation and improvement of city services, establishment of parks, construction of buildings, and a myriad other public projects. In DeFuniak Springs, WPA efforts included public building rehabilitation and improvement of sidewalks, sewers, and other city services. State government and private industry provided more local jobs immediately prior to the Second World War, when the Florida State Road Department established a headquarters northeast of town. The Coca-Cola Bottling Company expanded its operation in DeFuniak Springs, establishing a large bottling facility north of town about 1941.

Events associated with the Second World War dampened growth associated with the mild economic recovery of DeFuniak Springs in the late 1930s. Following the war, development resumed, some of which resulted in the destruction of historic buildings. Nevertheless, much of the community's historic building fabric remains intact, and the town plan established in the 1880s lies virtually untouched. The historic buildings of DeFuniak Springs represent a significant collection of cultural resources, and provide a bold visual link to the community's past.

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1. Name of Property Type: Residential Buildings of the Chautauqua Era, 1884-1919

2. Description:

The residential buildings of the Chautauqua era are among the most important historic resources in DeFuniak Springs. The Chautauqua Era began in 1884, with the platting of the DeFuniak Springs town plan. In 1885, the Florida Chautauqua was incorporated, and over the following three decades promoted growth in DeFuniak Springs. The lumber industry and the railroad also spurred development. Building construction persisted until 1915, when events associated with World War I and the decline of the Chautauqua movement slowed growth in the community.

According to data compiled in a 1990 survey of historic resources in DeFuniak Springs, a total of 283 historic buildings were recorded in the community. Of those buildings, approximately 180 are residential dwellings that date from the Chautauqua era of development. Many of them are located in a proposed National Register district that takes in the historic commercial center and a large concentration of historic buildings located around Lake DeFuniak.

Although there was a town plan, throughout the periods of historic significance, DeFuniak Springs developed organically, that is, with no established plan for development. As a result, buildings dating from various eras of development are often located near one another. Because of this organic development, a combination of resources from the F.1, F.2, F.3, and F.4 property types can be found clustered throughout the community.

The historic residential buildings of the Chautauqua era were, with few exceptions, designed and constructed by lay builders who drew upon traditional building techniques and contemporary stylistic preferences for their inspiration. Although primary consideration was given to providing functional and comfortable spaces for the owners, decorative features were often applied liberally. Numerous buildings, especially those constructed during the Chautauqua era of the late nineteenth and early twentieth centuries, exhibit elaborate woodwork and intricate architectural detailing. The historic architecture of DeFuniak Springs's Chautauqua era residential buildings embraces a variety of styles, including Frame Vernacular, Colonial

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Revival, Bungalow, Neo-Classical Revival, Queen Anne, and Second Empire.

Frame Vernacular

Frame Vernacular is defined as the common wood frame construction techniques of lay or self taught builders. Prior to the Civil War, vernacular designs were local in nature, transmitted by word of mouth or by demonstration, and relying heavily upon native building materials. With the coming of the American Industrial Revolution, mass manufacturing became the pervasive influence over vernacular house design. Popular magazines featuring standardized manufactured building components, house plans, and house decorating tips flooded consumer markets and helped to make building trends universal throughout the country. The railroad also aided the process by providing cheap and efficient transportation for manufactured building materials. Ultimately, the individual builder had access to a myriad of finished architectural products from which he could pick and choose to create a design of his own.

Frame Vernacular is the most common architectural style found throughout the United States. Frame Vernacular houses pre-dating 1920 are generally two stories in height, with a balloon frame structural system constructed of pine, and a brick pier foundation. They have regular plans, usually rectangular, but often L-shaped plans were used to maximize cross-ventilation. The interior spaces contain two rooms (hall and parlor), two or four rooms divided by a central hall, or two rooms with a stairway on the side. They have gable or hip roofs with pitches steep enough to accommodate attic space. Horizontal drop siding and weatherboard are the most common exterior wall surface materials. Wood shingles were originally used to cover the roofs, but they have nearly always been replaced by metal or composition shingles in a variety of shapes and colors. The main facade of Frame Vernacular residences is often placed on the gable end, making the height of the facade greater than its width. Porches are also a common feature of the style. They include one and two-story porches. Fenestration is regular, but not always symmetrical. Windows are double-hung sash with multi-pane glazing, and doors contain recessed wood panels. Decoration is sparse. It is generally limited to ornamental woodwork, including a variety of patterned shingles and truss-work in the gables, turned balustrades and porch columns, and porch brackets under the eaves.

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Colonial Revival

Colonial Revival was the dominant formal style for American residential architecture during the first half of the twentieth century. The style was introduced at the Philadelphia Exposition of 1876. The centennial of the Declaration of Independence sparked renewed interest in the architecture of the colonial period. The style was derived from a combination of various elements from the Adam, Federal, and Georgian Styles.

Colonial Revival houses are formal and balanced in design and plan, commonly having central stair halls and formal floorplans. Many have gable ends of brick, stone, or wood. Small classical columns are found on small front porches. Stylized colonial frontispieces are often the only decorative feature of otherwise plain exteriors. A central entrance flanked by paired double hung sash windows with multiple lights characterize Colonial Revival houses. Construction materials range from wood frame clapboard to hollow clay tile and stucco. Exterior finishes are generally weatherboard, brick, or stucco.

Bungalow

The Bungalow Style was developed by several California architects at the turn of the century, particularly Charles Sumner Greene and his brother Henry Mather Greene. The Bengali bangla, small wayside shelters along the roads of rural India during the nineteenth century, provided the inspiration for this style. Built to suit India's climate, major features include encircling porches, utilitarian construction, low horizontality, and ventilation by means of bands of windows and axial door placement. Such design was well suited to the warm climates of California and Florida.

Bungalows are usually one to one-and-a-half story, frame, rectangular buildings, sheathed with various materials; masonry, however, is unusual. Occasionally they have a full second story which covers one half of the area of the first floor. They have a shallow, sloping, usually gabled roof, the narrow gable end forming the facade. A gable over the front porch is often employed also. The gable end is often treated with stained wood shingles, board and batten, half-timbering over stucco, or large lattice roof vents. One of the most distinctive features is short, heavy, battered and squared columns or heavy brick piers,

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often extending from the ground to the porch's eaves. Fenestration is asymmetrical except for two small windows flanking an exterior chimney. Double hung sash are frequently hung in groups of two or three; the upper sash is often divided vertically into several panes.

Neo-Classical Style

The Neo-Classical Style was popularized by the World Columbian Exposition, held in Chicago in 1893 and remained in common use in the United States until c1940. Buildings erected by each state at the exposition were to have a classical theme. Wide publicity for the event and attendance by people from all over the country assured a popularity of the style which lasted for nearly fifty years.

Neo-Classicism recalled the simple architectural features and techniques of the Greeks and Romans. Its most distinguishing characteristics include: use of the Ionic or Corinthian order for colossal pilasters and columns, flat or low pitched roofs behind parapets, horizontality, symmetry, and balance. Doorways often have elaborate, decorative surrounds based on Greek Revival, Adam, or Georgian precedents. Cornices often have dentils or modillions, and sometimes have a wide frieze band. Windows are usually double hung sash with various light configurations.

Queen Anne

As it developed in the United States, the Queen Anne Style was almost exclusively domestic and was usually executed in wood frame. The style was popular in Florida from approximately 1876 to 1910. Richard Norman Shaw (1831-1912), a successful designer of country homes, led a group of nineteenth century architects who named and popularized the style. Its name was inappropriate, for the precedents they used had little to do with the formal Renaissance architectural forms dominant during the reign of England's Queen Anne (1707-1714).

A fully developed Queen Anne house is usually a two-story building, distinguished by asymmetrical massing and an elaborate use of shapes and textures designed to produce a highly picturesque effect. Vertical elements are separated by horizontal bands using various siding materials, such as stone, brick, weatherboard and shingles. Steep gables, towers,

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pavilions, dormers, balconies, and wraparound porches often further enrich the building.

Second Empire

The Second Empire Style was particularly popular in the United States between 1860 and 1880. It derives its name from the reign of Napoleon III of France (1852-1870) who undertook a major building campaign and redesigned Paris into a city of grand boulevards and monumental buildings that were copied throughout Europe and the United States. The style found its widest popularity during President Grant's administration when it was applied to public buildings as well as residences.

The distinctive mansard roof, named for seventeenth century French architect Francois Mansart, was a popular feature of the style because it created an extra story of usable space for the building. Often, the mansard roof was added to existing buildings during renovations because of its utility. The Second Empire Style began to lose favor after the Panic of 1873 and subsequent economic depression. True Second Empire Style buildings are rare in Florida due to the state's relatively recent era of development. They were generally built near the end of the period when the style was popular or after it had gone out of fashion in the rest of the country.

Some of the identifying features of the style include a mansard (dual-pitched hip) roof with dormer windows on the steep lower slopes; molded cornices with decorative brackets under boxed eaves; prominent projecting and receding surfaces often in the form of central and end pavilions; wrought iron roof cresting; and decorative window and door surrounds, often including classical pediments and pilasters.

**General Appearance of Residential Buildings of the Chautauqua
Era, 1884-1919**

The contributing residential buildings from the Chautauqua era in DeFuniak Springs vary in scale, setting, and design. Many are large residences that rise two stories, feature large porches or verandas, and are set on large lots with a substantial setback. Smaller buildings are typically grouped closer to one another. Most display gabled or hipped roofs, and although original roof surfaces included either wood or metal shingles, or metal 3-V crimp sheeting, composition shingle has been used to

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replace the original surfacing. Corbeled brick chimneys and a variety of dormer types pierce many roof lines.

Building plans form varied, irregular footprints. Many residential buildings have main blocks with extensions which create an interesting interplay of building units. Often those extensions display canted or polygonal walls, and in some cases towers and turrets. Wood balloon frame structural systems are almost exclusively used. Wood drop siding, patterned wood shingles, and board-and-batten are common exterior wall fabrics. Brick or concrete block piers serve as the foundation for many buildings. Some rest on continuous brick foundations, and several feature pierced-brick infill.

Fenestration varies depending on the particular style of each building. Those designs with Neo-Classical or Colonial influences exhibit symmetrical facades and openings, while eclectic and vernacular designs typically display an asymmetrical appearance. Casement and double-hung sash with multiple panes are common window types. Transoms and sidelights embellish entrances on many formal designs.

Porches are present on many buildings. Although expansive, tiered verandas extend along the facades of many large residences, most buildings display small end or entrance porches. Porch roofs include hip, gable, shed, and curved-hip, the latter of which is found on several large residential designs. Roof supports take many forms, including wood posts, classical columns, and tapered posts on brick piers. Decoration in the form of carved brackets, spindle work, and balustrades commonly appears on many turn-of-the-century buildings.

3. Significance:

The historic residential buildings of DeFuniak Springs are significant at the local level under the National Register criteria A and C in the area of Exploration and Settlement of DeFuniak Springs and as representing stylistic trends in architecture consistent with those found across Florida during the late nineteenth and early twentieth centuries. Residences associated with the founders of the Florida Chautauqua include the Thomas Wright House, located at 301 West Circle Drive. The house at 101 West Circle Drive is associated with George Henry, who served as the first mayor of DeFuniak Springs. The Octagon

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Cottage (15 West Circle Drive) was used as a crafts shop in early Chautauqua meetings.

A number of formal designs, including Colonial Revival, Neo-Classical Revival, Bungalow, and Queen Anne, are located in DeFuniak Springs. Collectively, those buildings have significance for their association with DeFuniak Springs's development as the headquarters of the Florida Chautauqua, and the development of the community's historic residential districts. They have further significance as examples of national trends in residential architecture during the period in which they were constructed.

4. Registration Requirements:

For buildings to be eligible for nomination under this property type they must serve a historic residential function and have been constructed during the Chautauqua-era context outlined in Section E and be located within the city limits of DeFuniak Springs. Districts nominated under this property type should possess a concentration of relatively well-preserved historic resources. Eligibility for individual buildings is restricted to (1) exceptional examples of a style or type of architecture; and (2) buildings associated with important local historical events. Individual buildings must retain their original appearance to a high degree. A building that has been altered by significant additions, the extensive application of materials inconsistent with the historic period in which they were constructed, or the removal of significant architectural details is excluded from eligibility.

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1. Name of Property Type: Residential Buildings, 1920-1941

2. Description:

The residential buildings of the 1920s and 1930s are a small but important component of DeFuniak Springs's historic resources. Development during the period was spurred by the lumber and railroad industries, government service, and commerce. According to data compiled in a 1990 survey of historic resources in DeFuniak Springs, approximately eighty-five buildings, many of which served a residential function, were built in the community. Most residential buildings were Frame Vernacular dwellings smaller than those constructed during the Chautauqua era. They typically rise one or one-and-one-half stories and feature small porches. Three historic masonry residential buildings date from late in the period. Many 1920s and 1930s residences lie in a proposed National Register district that takes in the historic commercial center and a large concentration of historic buildings located around Lake DeFuniak. The historic architecture of DeFuniak Springs's residential buildings from the 1920s and 1930s embraces a variety of styles, including Bungalow, Colonial Revival, Frame Vernacular, and Masonry Vernacular.

The Bungalow, Colonial Revival, and Frame Vernacular Styles are described in detail in F.1, Residential buildings of the chautauqua Era, 1884-1919. Masonry Vernacular, like Frame Vernacular, refers to designs which lack strong identification with a formal architectural style, and reflect the skills and knowledge of local builders, the use of local materials, adaptation to the local environment, and the tastes of the owner or builder. Designs are often derived from widely circulated house plan books. Roofs are usually gabled or hipped. Exterior materials are usually brick or stucco with wooden trim.

3. Significance:

The historic residential buildings of DeFuniak Springs are significant at the local level under the National Register Criterion C in the area of architecture, representing stylistic trends consistent with those found throughout Florida during the early twentieth century. A majority of those buildings embody Frame Vernacular construction, although several formal designs, including masonry Colonial Revival, are apparent.

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4. Registration Requirements:

For buildings to be eligible for nomination under this property type they must serve a historic residential function and have been constructed between 1920 and 1941, the context for which is outlined in Section E. The building must be located within the city limits of DeFuniak Springs. Districts nominated under these criteria should possess a concentration of relatively well preserved historic resources. Eligibility for individual nominations is restricted to (1) exceptional examples of a style or type of architecture; and (2) buildings associated with important local historical events. Buildings nominated under this area of significance must retain their original appearance to a high degree. A building that has been altered by significant additions, the extensive application of materials inconsistent with the historic period in which they were constructed, or the removal of significant architectural details is excluded from eligibility.

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Section number F.3 Page 1 Historic Architectural Resources of DeFuniak Springs,
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1. Name of Property Type: Commercial Buildings

2. Description:

The historic commercial buildings of DeFuniak Springs represent an important property type. Although a majority of those buildings date from the Chautauqua era, a number were built between 1920 and 1941. According to data compiled in a 1990 survey of historic resources in DeFuniak Springs, approximately thirty buildings originally served a commercial function. Many of those lie in a proposed National Register district that includes the historic commercial center and a large concentration of historic buildings located around Lake DeFuniak.

The historic commercial sector of DeFuniak Springs is concentrated along Baldwin Avenue between Fifth and Ninth streets. Commercial development historically occurred on the north side of Baldwin Avenue, which runs parallel to the CSX railroad tracks. Commercial development later extended onto secondary streets north of Baldwin Avenue and then along Nelson Avenue, which is also known as U.S. Highway 90. A few commercial buildings, however, are scattered south of the railroad, and elsewhere in the community.

The typical historic commercial building is a Masonry Vernacular design with a rectangular footprint. Roofs are flat, and some buildings have stepped or flat parapets. Brick is the common exterior wall surface. Decorative corbeling and panels embellish many walls. Storefronts typically contained cast iron posts, transoms, fixed plate glass, wood kick panels, and lighted entrances. The original detailing has been removed from some buildings. Poured concrete is a typical foundation. Several historic commercial buildings are of wood Frame Vernacular construction.

3. Significance:

The historic commercial buildings of DeFuniak Springs are significant at the local level under the National Register Criteria A and C in the areas of Commerce and Architecture. They represent stylistic trends in architecture consistent with those found throughout Florida during the late nineteenth and early twentieth centuries. The buildings have further significance for their association with the development of DeFuniak Springs's commercial center during the historic period.

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4. Registration Requirements:

For buildings to be eligible for nomination under this property type they must have served a historic commercial function, have been constructed during one of the historic contexts outlined in Section E, and be located within the city limits of DeFuniak Springs. Districts nominated under these criteria should possess a concentration of relatively well-preserved historic resources. Eligibility for individual nominations is restricted to (1) exceptional examples of a style or type of architecture; and (2) buildings associated with important local historical events. Buildings nominated under this area of significance must retain their original appearance to a high degree. A building that has been altered by significant additions, the extensive application of materials inconsistent with the historic period in which they were constructed, or the removal of significant architectural details is excluded from eligibility.

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**1. Name of Property Type: Public, Religious, and Transportation
Buildings**

2. Description:

The historic public, religious, and transportation buildings of DeFuniak Springs are significant historic resources. Buildings under this property type were developed during the late nineteenth and early twentieth century. Included are buildings associated with the Florida Chautauqua, government, health care, library, railroad, and religion. According to data compiled in a 1990 survey of historic resources in DeFuniak Springs, approximately ten buildings historically served one of these functions.

Public buildings assume a variety of styles and forms. The Chautauqua Hall of Brotherhood, listed in the National Register in 1972, is a large wood frame Classical Revival design that dates to 1910. The Walton County Courthouse, a Neo-Classical Revival design built in 1926, is among the largest public buildings in the area. Religion-related buildings date between 1896 and 1931, and embody Late Gothic Revival, Neo-Classical Revival, and Masonry Vernacular styling. The Neo-Classical Revival Style is described in detail in F.1 Residential Buildings of the Chautauqua Era, 1884-1919, and the Masonry Vernacular Style is described in F.3, Commercial Buildings.

The Gothic Revival Style was most popular in the United States between 1840 and 1870, although it remained a popular building style for religious and educational buildings well into the twentieth century. Andrew Jackson Downing is said to have built the first example in America in 1832. In subsequent years, Jackson produced several pattern books in which he showed the suitability of adapting the style to modest domestic designs. Downing's efforts at popularizing the Gothic Style helped make it one of the dominant styles of the day. Because of Florida's relatively late period of development, there are very few examples of high style Gothic Revival buildings in Florida.

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There are, however, a number of folk Gothic adaptations of the style that may be better termed Neogothic.

Identifying features of the Gothic Revival Style include steeply pitched gable roofs, often with one or more intersecting cross-gables; decorative vergeboard work in the gables; open eaves; wood siding, often board and batten; one story entrance or end porch; and varied window treatments, including lancet, cantilevered oriels, and double-hung sash windows, often with diamond pane glazing.

3. Significance:

The historic public, religion, and transportation buildings of DeFuniak Springs are significant at the local level under the National Register Criterion C in the area of architecture, representing stylistic trends consistent with those found across Florida during the late-nineteenth and early twentieth centuries.

4. Registration Requirements:

For buildings to be eligible for nomination under this property type they must serve a historic residential function and have been constructed between one of the historic contexts outlined in Section E. The building must be located within the city limits of DeFuniak Springs. Districts nominated under these criteria should possess a concentration of relatively well preserved historic resources. Eligibility for individual nominations is restricted to (1) exceptional examples of a style or type of architecture; and (2) buildings associated with important local historical events. Buildings nominated under this area of significance must retain their original appearance to a high degree. A building that has been altered by significant additions, the extensive application of materials inconsistent with the historic period in which they were constructed, or the removal of significant architectural details is excluded from eligibility.

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Geographical Data

Corporate limits of the City of DeFuniak Springs, Florida

Summary of Identification and Evaluation Methods

A comprehensive survey was initiated in 1990 to determine the nature and extent of historic properties in DeFuniak Springs. The methodology used in conducting the survey consisted of several steps. Initially, a literature search was conducted to determine the periods of development, activities, and personalities significant to the development of the community, and to identify any previously recorded historic buildings and standing structures. At this stage, it was determined that all buildings constructed before 1942 would be considered for inclusion in the survey.

The intermediate level consisted of the field survey, which confirmed the location of extant properties, an evaluation of preliminary research and the sites recorded in the field survey, recording site data, and compilation of a basic inventory. The final level consisted of an analysis of properties and the community by theme and period of significance, evaluation of the significance and concentration of the historic buildings, and recommendations for National Register nominations and locally recognized landmarks.

In accordance with the survey criteria, 283 properties, all of them buildings, were recorded during the course of the project. The survey team field inspected, photographed, and recorded the location of each property on a base map or U.S. Geological Survey map. The team noted its condition, integrity, and surroundings. After the completion of field work, the team recorded the aforementioned information along with the legal description of each property and its address.

The development of a historical context for evaluating properties in DeFuniak Springs constituted a major portion of the survey. The consultant's team of historians conducted a preliminary literature search, focusing generally on the chronological development of the city, emphasizing important events, individuals, and significant themes associated with that development. They conducted research at the Walton County Courthouse, DeFuniak Springs City Hall, and Walton-DeFuniak Library. In addition to those primary source areas, background

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research was performed at the Pace Library, University of West Florida; St. Augustine Historical Society Library, St. Augustine; the State Library of Florida and the Library of the Bureau of Historic Preservation, both in Tallahassee; the P.K. Yonge Library of Florida History at the University of Florida in Gainesville; and the DuPont-Ball Library at Stetson University in DeLand, Florida. The research information formed the basis for the preliminary and final historical reports, and historical information included on the Florida Master Site File forms.

Upon completion of the survey, it was determined that a large percentage of resources eligible for listing in the National Register were located in proximity to Lake DeFuniak. A small number of other buildings lay outside the district and were identified as potentially eligible for individual listing in the National Register. Further research was conducted in 1991 to determine the level of the significance of those buildings, and evaluate the extent of a historic district in the community. Scaled maps were prepared and numerous photographs taken to provide reviewers with visual aids that convey a sense of setting for the varied historic resources of DeFuniak Springs.

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Intensive architectural survey work and historical research was conducted for the City of DeFuniak Springs in 1990 by a private consulting firm, Historic Property Associates of St. Augustine, Florida. Their work is compiled in the publication, Historic Properties Survey of the City of DeFuniak Springs, Florida: A Study of the Historic Architectural Resources of DeFuniak Springs and Recommendations for Their Preservation. St. Augustine, FL: Historic Property Associates, 1990. Copies of this report and files for the research are located at the offices of Historic Property Associates, Inc., Post Office Box 1002, St. Augustine, Florida 32085, and at the Florida Division of Historical Resources, Bureau of Historic Preservation, R.A. Gray Building, 500 S. Bronough Street, Tallahassee, Florida 32399-0250.