

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

FOR NPS USE ONLY
RECEIVED JAN 4 1981
DATE ENTERED APR 26 1982

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
McKenzie, Mary Phifer, House
AND/OR COMMON

LOCATION

STREET & NUMBER
617 East University Avenue N/A NOT FOR PUBLICATION
CITY, TOWN CONGRESSIONAL DISTRICT
Gainesville N/A VICINITY OF 2
STATE CODE COUNTY CODE
Florida 12 Alachua 001

CLASSIFICATION

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

OWNER OF PROPERTY

NAME
Holbrook, Juan and Giavanna
STREET & NUMBER
1740 N.W. 12 Road
CITY, TOWN STATE
Gainesville N/A VICINITY OF Florida

LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.
Alachua County Courthouse
STREET & NUMBER
210 E. University Ave.
CITY, TOWN STATE
Gainesville Florida

6 REPRESENTATION IN EXISTING SURVEYS

TITLE }
DATE } N/A }
DEPOSITORY FOR SURVEY RECORDS }
CITY, TOWN } STATE }
Property has not been determined eligible.
 FEDERAL STATE COUNTY LOCAL

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

The Mary Phifer McKenzie House is a 2½ story Queen Anne style residence located on the south side of East University Avenue between SE Boulevard and SE Seventh Street one block east of the city-county governmental complex. The neighborhood was originally comprised of similar single-family residences dating from the turn-of-the-century; however, changing uses and street widening have made the area less attractive for single-family residential use. The house is located on the front (north) half of the property and is positioned to conform to the long, narrow (338' x 116') lot. Parking spaces have been provided in recent rehabilitation work along the west and south portions of the lot in the immediate vicinity of the house. Paved access drives enter and exit the property at the extremes of the north (front) property line.

The irregularly massed house is basically rectangular except for a one-story garage and covered breezeway ell projecting from the west side. The picturesque massing of the 3½ story octagonal tower on the west facade is counter-balanced by the one-story verandah at the north-east corner. A service wing (containing the original kitchen) of 1 and 1½ stories extends from the west (rear) of the building. The garage is connected to this section. A brick chimney is located on the gable-end of the center portion of this wing. A one-story, frame double-pen outbuilding (servant's quarters) is located near the center of the property along the east boundary. This simple vernacular dwelling has an entrance porch, supported by simple square posts, along the west elevation and a central brick chimney and it is covered with drop siding. The building is presently used for storage.

The truncated hip roof of the house's main section is animated with hip-roofed dormers, the faceted conical roof of the tower, shallow intersecting gables on the north, east and south slopes and broad eaves with exposed, molded rafter ends. The roof is sheathed with asbestos shingles and ridge tiles. The gable ends are sheathed with a variety of materials including patterned shingles, and horizontal and vertical siding. A brick chimney with corbelled cap and recessed panels projects from the southernmost face of the tower's roof; a second, simpler chimney is positioned on the east slope of the south gable.

The major portion of the house is covered with drop siding; however, patterned shingles (diamond, butt and octagonal) are used on the tower in flared courses to differentiate stories as well as around the base of the second-story bay window and porch on the north (entrance) facade.

Fenestration is irregular and comprised primarily of paired one-over one double-hung sashes with simple architraves and shallow pediments. Round-headed windows are used on the tower's second story with multi-paned (Queen Anne style) upper sashes. The third story of the tower has diminished windows with wood casements as have the dormers.

The verandah with corner gazebo and the second story porch have square posts with chamfered corners and incised detailing. A robust balustrade with turned balusters runs between the posts of the verandah. The most lavish detailing is used on the steeply pitched entrance hood in the western-most bay of the verandah. The hood, carried on large curvilinear brackets, has a decorative barge board, applied reeded panels and rondels and a diminutive rusticated motif in the gable end. The entrance corresponds directly with the entrance bay.

(See Continuation Sheet)

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION	
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE	
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE	
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER	
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION	
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)	
		<input type="checkbox"/> INVENTION			

SPECIFIC DATES

ca +1895

BUILDER/ARCHITECT

N/A

STATEMENT OF SIGNIFICANCE

The Mary Phifer McKenzie House is significant for its architectural style, its reflection of the general prosperity, which Gainesville, the political and mercantile center of Alachua County, experienced during the 1890's and for its continuous associations with several prominent Gainesville families, the Lamberths, the Colsons, the Pounds, and Phifers and McKenzies.

The enthusiasm of the late nineteenth century builders and architects for the Queen Anne style is clearly expressed in the picturesque massing and inventive detailing used on this 2½ story frame residence. The size of the dwelling and demonstrated craftsmanship attest to the prosperity of the builder John E. Lamberth, and the abilities of the local labor force. It is also an indication of the general economic expansion and population growth which Gainesville experienced at the turn-of-the-century. The development of nearby phosphate resources and accompanying population increases (from 2,790 to 3,633) between 1890 and 1900 resulted in the town's becoming the seventh largest in the state.¹ As the future location of the University of Florida and as the county seat of Alachua County, Gainesville was assured a consistent and comfortable economic base for the future.

The McKenzie House seems to exemplify that assured comfort. It was built about 1895² by John Lamberth, a native of Savannah, Georgia, who moved to Gainesville in 1881.³ He was admitted to the Florida bar in 1887 and became a prosperous attorney having been associated with Hampton & Hampton, a prominent Gainesville law firm of the time. Lamberth built his new residence on East University Avenue, one of the principal east-west streets within a neighborhood of the similar quality residences very close to the center of town. The Lamberth family owned the house until 1903⁴ when it was purchased by Perry M. Colson, who, along with a brother, Barney R. Colson, established and operated the Alachua County Abstract Company.⁵

From 1909, until 1975, interlocking family connections gave the house an unusually long association with several prosperous mercantile families. The Colsons sold the house in 1909⁶ to William Turner Pound and his wife Mary Phifer Pound. Both W. Turner and his brother C. Addison Pound held responsible positions with the Baird Hardware Company, a local firm which by 1904 had become the largest hardware wholesaler in the state.⁷ At his untimely death at 33 in 1917, W. Turner Pound was the Secretary for the Baird firm. His brother Addison Pound served as president for the Baird Hardware Company for some thirty years as well. It was during the first years of the Pound ownership (sometime between 1909 and 1913)⁸ that several important alterations were made to the house and grounds: the three-story semi-octagonal tower on the northeast corner was added; the second-story covered balcony over the main entrance on the north facade was added; and the bay windows on the north and east sides of the first story were added. Several out-buildings were also changed or moved. An existing frame, one-story, double-pen dwelling

9 MAJOR BIBLIOGRAPHICAL REFERENCES

(See Continuation Sheet)

UTM NOT VERIFIED

10 GEOGRAPHICAL DATA

ACREAGE NOT VERIFIED

ACREAGE OF NOMINATED PROPERTY Less than one (1)

QUADRANGLE NAME USGS Gainesville East

QUADRANGLE SCALE 7.5 min

UTM REFERENCES

A 17 372300 3280700
ZONE EASTING NORTHING

B
ZONE EASTING NORTHING

C

D

E

F

G

H

VERBAL BOUNDARY DESCRIPTION

(See Continuation Sheet)

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

STATE	CODE	COUNTY	CODE
N/A	N/A	N/A	N/A
STATE	CODE	COUNTY	CODE
N/A	N/A	N/A	N/A

11 FORM PREPARED BY

NAME / TITLE

Deibler, Dan G. (Historic Sites Specialist)

ORGANIZATION

Florida Division of Archives, History and Records Management

STREET & NUMBER

The Capitol

CITY OR TOWN

Tallahassee

DATE

July 11, 1980

TELEPHONE

(904) 487-2333

STATE

Florida

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL X

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

TITLE

L. Ross Morrell, State Historic Preservation Officer

DATE

letter 2-27-82

FOR NPS USE ONLY

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

William H. Brachman

KEEPER OF THE NATIONAL REGISTER

DATE 4-26-82

ATTEST:

Clude McAllister

CHIEF OF REGISTRATION

DATE 4/22/82

FHR-8-300A
(11/78)

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HERITAGE CONSERVATION AND RECREATION SERVICE

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The interior has the typical compliment of domestic rooms some of which have woodwork (baseboards, windows and door architraves) with a variety of pressed designs. These include twining ivy, trailing daisys and geometric floral motifs.

Because the McKenzie House was associated with the same individual for over sixty years (1909-1975), few alterations appear to have been made. The kitchen was originally a separate building but is reported to have been connected to the main house by 1907.¹ The garage may also be a later addition. The house has been recently rehabilitated for commercial and office use by the current owner.

FOOTNOTES:

¹Giovanna Holbrook, personal communication to Dan Deibler, Florida Division of Archives, History and Records Management, May 20, 1980.

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(servants' quarters') is the earliest remaining outbuilding. It appears to have been moved sometime between 1913 and 1922⁹ from the southeast corner of the property to its current location near the center of the lot along the east property line. Given the family business and the prosperity which the community experienced by the location and development of the University facilities, it is not unlikely that alterations or additions would have been made to the property.

Mary Phifer Pound remarried by 1925 to Reid Hill McKenzie of Moultrie, Georgia.¹⁰ Her father, W.B. Phifer, was president of both the Phifer State Bank and the W.B. Phifer Company a naval store business. Also, in conjunction with his brothers, he owned the Phifer Brothers Department Store and the Wilson Company, another Gainesville Department store. Her second husband, R.H. McKenzie had organized the McKenzie Motor Company; however, in 1931, he, too, died prematurely at the age of 35.¹¹ The house remained Mary Phifer McKenzie's residence until her death in 1975.¹² It stood vacant for several years but was eventually sold in 1978 when it was acquired by the present owner.

FOOTNOTES:

¹ Charles Halsey Hildreth, A History of Gainesville, Florida, 1954, Ann Arbor: University of Michigan Doctoral Dissertation Series #9548, p. 142.

² Abstract of Title, Alachua County Abstract Co., p. 37.

³ Biographical Souvenir of the States of Georgia and Florida, 1889 (reprint n.d., Easley, S.C.: Southern Historical Press), Chicago: F.A. Battey & Company, p. 500.

⁴ Abstract, p. 45.

⁵ F.W. Buchholz, History of Alachua County, Florida, St. Augustine: The Record Company, 1929, p. 218.

⁶ Abstract, p. 48.

⁷ Hildreth, op. cit. p. 182.

⁸ Sanborn Map Company, Map of Gainesville, Florida, 1913.

⁹ Sanborn Map Company, Map of Gainesville, Florida, 1913, 1922.

¹⁰ Gainesville Sun, January 6, 1931, 1:6.

¹¹ Ibid.

¹² Warranty Deed, April 3, 1975, between Florence G. Cox, Martine G. Oakley and the Venice-Nokimis Bank and Trust Company.

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Biographical Souvenir of the State of Georgia and Florida, Chicago: F.A. Battey & Company, 1889: (reprint Easley, S.C.: Southern Historical Press, n.d.)

Buchholz, F.W., History of Alachua County, Florida, St. Augustine: The Record Company, 1929.

Burts' Gainesville Directory, Jesse E. Burtz, n.d.

Davis, Jesse G., A History of Alachua County, Gainesville: Alachua County Historical Commission, 1969 (2nd Edition).

Hildreth, Charles Halsey, A History of Gainesville, Florida, Doctoral Dissertation Series #9548, Ann Arbor: University of Michigan, 1954.

Florida Times-Union, Jacksonville, July 20, 1917, Obituary for William Turner Pound (1884-1917).

Gainesville Sun, Obituary for Reid Hill McKenzie, January 6, 1931.

Polk's Gainesville City Directory, Jacksonville; R.L. Polk & Company, 1915-1916, 1920-1921, 1928, 1969, 1971, 1974-76.

Sanborn Map Company, Maps of Gainesville, Florida, 1909, 1913, 1922, 1928.

Warranty Deed, between Florence G. Cox, Martine G. Oakley and the Venice-Nokomis Bank Trust Company, April 3, 1975.

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CONTINUATION SHEET four **ITEM NUMBER** 10 **PAGE** 1

Commence at the northwest corner of the lot of land sold by Samuel B. Thompson and his wife Laura D.M. Thompson and Hatties L. Sanchez and her husband Edward C.F. Sanchez to Alonzo M. Cushman on the 25th day of June A.D. 1885 and run west on the South boundary line of Alachua Avenue one hundred and sixteen (116) feet and eight (8) inches, thence South three hundred and thirty eight (338) feet and one (1) inch, more or less to Union Street, thence East along the Northern boundary line of Union Street one hundred and forty nine (149) feet more or less to the South boundary line of Alachua Avenue to the place of the beginning. Same lying and being in and part of Lots Two (2) and Three (3) of East Gainesville in Section Four (4), Township Ten (10) South, Range Twenty (20) East.