

United States Department of the Interior
National Park ServiceNational Register of Historic Places
Inventory—Nomination Form

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date entered

See instructions in *How to Complete National Register Forms*

Type all entries—complete applicable sections

1. Name

historic Historic Resources of San Marcos (Partial Inventory: Historic and
Architectural Properties)

and/or common

2. Location

street & number City Limits of San Marcos, Texas N/A not for publication

city, town San Marcos N/A vicinity of

state Texas code 048 county Hays code 129

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input checked="" type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial
<input type="checkbox"/> structure	<input checked="" type="checkbox"/> both	<input type="checkbox"/> work in progress	<input checked="" type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	N/A in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
<input checked="" type="checkbox"/> multiple resource			<input checked="" type="checkbox"/> other: see continuation sheet

4. Owner of Property

name Multiple ownership, see continuation sheet

street & number

city, town N/A vicinity of state Texas

5. Location of Legal Description

courthouse, registry of deeds, etc. Hays County Courthouse; City Tax office, City Hall

street & number

city, town San Marcos state Texas 78666

6. Representation in Existing Surveys

title Historic Sites Inventory has this property been determined eligible? ☐ yes ☒ nodate March 1983 ☐ federal ☒ state ☐ county ☐ local

depository for survey records Texas Historical Commission

city, town Austin state Texas

7. Description

Condition

☒ excellent
☒ good
☒ fair

☐ deteriorated
☒ ruins
☐ unexposed

Check one

☒ unaltered
☒ altered

Check one

☒ original site # 5, 1890, 1918
☒ moved date # 21, 1967

Describe the present and original (if known) physical appearance

Thirty-one individual structures of many types, periods, and materials, as well as one district, comprise this multiple-resource nomination. One site involves industrial and historic archeology. Two more are utilitarian industrial buildings. Of the five commercial buildings, two are of limestone, the remainder are of brick. All have typically symmetrical flat facades. Frame Victorian—period houses, many with an ell plan, are well represented. The Belvin Street Historic District, consisting of 21 homes on three tree-shaded blocks, is a concentration of them. Institutional structures range from an humble frame school to a stern brick dormitory and a fanciful Gothic university building. Two small frame structures are more moderate interpretations of the Victorian Gothic. Spanish Colonial Revival motifs are found on the 20th-century masonry edifices. This century also contributes two fine houses that incorporate Colonial Revival elements, a brick Renaissance Revival house, and a rare Prairie-style residence. A stone Italianate jail and an eclectic fire station round out the selection.

Survey and Selection

In the fall of 1981, the Heritage Association of San Marcos contacted historian Lissa Anderson for advice on the direction and focus for the Association's programs. A multiple-resource nomination was agreed on as a logical step. Although many important structures were known or suspected outside the city, no other logical survey boundary was available. The Association's concentration is within the town proper, so the city limit was chosen as the survey area. Anderson examined the entire town with individual eligibility as the criterion. She also talked to local residents and historians for information that would indicate previously unnoticed buildings. Basic research also provided clues.

All structures were evaluated in four spheres: quality of exterior appearance, interior appearance, historical significance, and comparison within the context. To qualify for the list, three out of four criteria had to be met. For some, rare and notable architecture and interior detail outweighed undistinguished histories. Others had less merit in their exterior design but had intact interiors that plainly illustrated their unique places in the town's evolution. But if both the exterior and interior of a historically significant house were badly altered, the house was eliminated. From an initial list of about 75 properties, a final list of 31 individuals and one district was gleaned.

The nominated 31 buildings and 1 district are not the only historical resources in San Marcos; there are many others that have great potential, but have been severely altered, or are typical of their periods but lack the historical associations or architectural distinctions that would allow them to be included in this special group. A partial list of these runners-up has been submitted to the Heritage Association and is on file at the Texas Historical Commission.

Primarily because of the springs, the San Marcos area is rich in archeological sites. Many studies have been performed there, both above and under water. Most sites are within the flood plain of the San Marcos River, and therefore less threatened with development

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 7

Page 1

than are buildings. The city is acutely aware of the value of these sites. But the Heritage Association was unprepared to make the investment necessary for compiling all the literature, re-surveying, and mapping the archeological sites. Therefore, the present inventory is only partial, including only historical and architectural resources. The Belger-Cahill Lime Kiln (#1) can be considered an archeological site, but is well-known, above ground, documented in historic sources, and complementary to the historic structures as a building-material source. So it is logically included in the nomination.

Three San Marcos buildings are already on the National Register. First Methodist Church, built in 1894 and listed in 1974, is a splendid example of the Victorian carpenter's skill. It has recently been restored with a federal preservation grant. Also restored as a community showplace is the Charles S. Cock House (listed 1973), and the stone cottage built by early settler Cock in 1867 and located in what is now called the Juan Martin de Veramendi Plaza, which opens the San Marcos River Walkway. The 1909 Hays County Courthouse, a domed example of Beaux Arts classicism, occupies the town square and is the fourth courthouse the county has had. It was placed on the register in 1980. References to these three structures in the present nomination will be minimal. Photographs are included for comparative purposes, but the buildings are not assigned site numbers. More information on them can be found in their individual nominations.

The Natural and Man-Made Environments

San Marcos, the county seat of Hays County, is situated on the Balcones Fault, a clear demarcation between the fertile, rolling farmlands of the Coastal Plain and the limestone and cedar-clad Hill Country. Gushing from clefts in the fault into Spring Lake, the headwaters of the San Marcos River, are 71° springs that flow at the rate of one million gallons per day. These springs have made the region popular with Indians (probably Tonkawan tribes), Spanish explorers, students, and thousands of tourists, not to mention permanent residents. One of the springs is the largest in Texas and the third largest in the U.S. More than a hundred species of underwater plants help to create a unique ecology.

The town's center is less than a mile west of Interstate Highway 35, which connects Dallas-Fort Worth, Waco, Austin, San Antonio, and Laredo. The San Marcos River runs between the downtown area and the highway, joining the Blanco River about 3 miles to the southeast. Streets that form the courthouse square extend beyond it to become the main streets of the residential areas. Above the town on Chatauqua Hill looms Southwest Texas State University, which separates the main portion of the town from the residences and small subdivisions that reach into the hills on the north. Because it is a university town, development in San Marcos has been dense, and was sometimes destructive to the historic structures and districts. Contrasting dramatically, however, with the apartment complexes and once grand houses carved into triplexes are wooded lots stretching behind their nineteenth-century houses for another 400 or 500 ft. Such block-deep lots are common, particularly on Burleson, West San Antonio, and Belvin streets, and add a delightfully rural quality to the landscape.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received
date entered

Continuation sheet

Item number 7

Page 2

Within the commercial areas, the buildings are set directly on the sidewalk in front, and against each other on the sides. Some of the commercial blocks are cut by alleys. Behind, vacant spaces and parking lots disguise the fact that several of the rear facades are attractive and could be developed.

As one travels outward from the city center, one encounters mixed-use neighborhoods, which combine supermarkets, Victorian-period cottages, service stations, old churches, etc. Most of these structures are set back from the street, but not far, because the lots are ordinarily 133.33 or 166.67 feet deep and the lots behind contain buildings that face the next street. Such is not the case for the deep wooded lots, mentioned above, that characterize the old subdivisions. Several extend the depth of the block, providing such features as "the Comal Street Forest." Within these purely residential areas, houses are set far back from the street. If the lot backs up to the Balcones Escarpment, a majestic setting for the house and a rocky backyard are created.

Public parks hug the San Marcos River, which flows north to south through town, and two tributary creeks, Purgatory and Willow, that run from southwest to northeast. San Marcos has suffered occasional devastation from flooding, but the danger has kept development away from the floodplain. The town is lucky to have a wide, cool greenbelt a few blocks from the courthouse square.

Streets in the downtown area are laid on a regular grid plan and run almost in the cardinal directions. South and west of this section are the older residential neighborhoods, the streets of which run northeast, southwest, and southeast (making facade designations cumbersome). Except for modern subdivisions, where they meander and loop, streets are generally at right angles to each other.

Approximately one fifth of the city's land is devoted to industry and commerce. Another fifth or so is comprised of educational and park property. The city's tax base is reduced because so much land is publicly owned.

Vegetation reflects the two main ecosystems that meet at the Balcones Fault. Small, low-growing oaks and juniper are more common in the northwestern sections of town. Elm, pecan, walnut, and hackberry are found more often in the southeastern section, as are huge, spreading, live oak trees. The most common flowering tree is the crepe myrtle, which graces even 100° summers with its ruffled pink blossoms. In at least three locations--the Cape House, the new State Bank and Trust Building, and behind the Johnson House--giant palm trees have been planted, with considerable success. Through the center of town the San Marcos River adds a dark ribbon of verdure not found far on either side of it. Of course, vegetation is thickest in residential areas, where local gardeners vie for the lushest flower beds and most carpet-like lawns, yet greenery encroaches surprisingly close to the commercial streets. The courthouse square, with its wealth of tall pecans, is a welcome spot of cool shade.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 7

Page 3

Development of the Built Environment

The history of local building depends largely on wood. When the first settlers arrived they found a dense elm, oak, and pecan forest, and quickly established the means to exploit the resource. William Lindsey's shingle production was actually the first industry, and General Burleson opened a sawmill in 1849.

Caton Erhard built the first store on the San Marcos square in 1847-48. He described it ruefully in his memoirs as "an elegant log house, just fit for a tolerable corn crib holding about 250 bushels of corn." Three years later he built a new elm and oak structure measuring 20 by 35 feet. It followed another whose owner over-extended himself with "an extravagance...of Bastrop pine, nicely planed and ceiled inside."

Homes were usually double-pen log houses. A photo of Ed Kone's homestead in Stringtown shows such a configuration under a gable with shed roof. Two lattice panels screened part of the dog-trot. Windows had six-over-six lights, and there was a chimney at each end of the gable. General Burleson's 1847 house was of elm and oak logs. An enclosed hallway separated the two rooms which each measured 16 x 16 feet. There was a rock chimney at the north end. The floor was puncheons, later replaced by pine boards. Several other accounts substantiate the log house as the common type during the antebellum period.

For many years, the courthouse square was quite important. The first courthouse was a log building originally built for a school and church and served from 1848 to 1861. That year, C.E. Millett of Austin built a 40 x 36 foot structure on a stone foundation, using pine that must have been brought in from Bastrop. It burned in late 1868. In 1871, a soft-stone courthouse was built at a cost of \$13,000, but it lasted only ten years. F.E. Ruffini, an architect for several Texas courthouses, designed a two-story, cut, hard-limestone building measuring 60 by 50 feet for acceptance by the Commissioners in 1883. Fire destroyed it in 1908. The present courthouse was built in 1909--C.H. Page, Jr. and Brother architects, Fischer and Lamb contractors.

The buildings facing the courtyard around the 180' square matched it in humility. There were two stores, one tavern in the two-pen log style, and approximately five log houses. Sawn lumber replaced the logs, and by the late 1880s several masonry buildings faced the square. T.F. Harwell recalled in 1928 that when he arrived, in 1887, all the buildings on the east side were wood except for one; only three or four on the south side were brick (the Green Building, #12, is actually limestone); the west was wood with only one exception; but the north side was more respectable, with six stone or brick buildings. The Hardy-Williams Building (#13) was among them. During the next two decades the commercial area changed from frame to brick.

**United States Department of the Interior
National Park Service****National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 7

Page 4

The Charles S. Cock House, built in 1867, is the only early stone house remaining. How many others there may have been is not known. Stone construction was advanced enough in the area to build Coronal Institute's first home in 1868. There are fewer stone structures than one might expect given that limestone is found only a few inches under the surface in some places, presumably because lumber was cheap and available and sawmills were active. At least from the 1880s on, wood was the common residential construction material. It was also about this time that transportation and communication systems improved, allowing genuine architectural styles using imported items to make headway.

Architectural Types and Styles

Structures within the nomination are grouped into eight general categories: industrial, institutional, commercial, civic, late 19th-century residential, early 20th-century residential, recreational, and ecclesiastic. No major group of San Marcos buildings is unrepresented. With regret, a fine iron-truss railroad bridge was deleted from the nomination, in accordance with the owner's request, but a request for determination of eligibility will be filed. Otherwise, engineering would be included as a ninth category. The earliest period of settlement still visible would be better represented than it is, except that of the two log cabins from that time, one has been moved to an artificial village setting, and the other has been completely reconstructed. They had to be excluded.

A surprisingly wide variety of architectural styles can be found among the nominated structures. Within the catchall label of "Victorian" are several different styles. In Texas the simplicity and symmetry of the Greek Revival style were slow to lose popularity, but Victorian ornament proved irresistible. The two types were often combined in frame houses with central hall plans, ABA facades, and sawn and drilled trim of clear Eastlake associations. The Ragsdale-Jackman-Yarbrough House (#17) and the Episcopalian Rectory (#18) illustrate the combination of these types, although the construction date of the latter is late in the century. Although otherwise it is quintessentially late 19th-century Victorian, the Cape House (#20), with its wraparound porch that cloaks a riot of bays and ells, vaguely echoes mid-century classic forms.

Very typical of the time and place, and more numerous, are the large frame houses built very near the turn of the century by the town's bankers, lawyers, wealthy farmers, and educators. Two floors were obligatory, with a living room, dining room, parlor, kitchen, and entryway/stairhall on the first, bedrooms and bathrooms on the second. To protect the house from the fierce sun and facilitate its natural cooling, a wide porch, usually for both floors, curved around all or part of the front and sides. A screened sleeping porch usually occupied the rear of a second-floor gallery. Roof systems were complex, with a central low hip or pyramid as the starting point for gables that might jut in all directions. Below the gables were the ells, their end walls terminating in

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 7

Page 5

three-sided bays. Some owners were content with turned porch posts and sawn brackets; others indulged in the Victorian passion for bargeboards, fishscale shingles, jigsaw porch rail slats, and anything else that could be drilled, lathed, or sawn. Interiors were correspondingly embellished. Among the decorative elements were moldings around doors and windows punctuated with a dizzying variety of bullseyes; beaded-board walls, ceilings, and wainscots; twisting, turning stairs beginning in massive newel posts on the lower end and ending in inverted teardrop pendants under the upper end; pocket doors as big as walls; and fireplaces surrounded by glazed ceramic tile, carved-oak garlands, and beveled mirrors. This general type is common all over the state, but its numbers are dwindling as arson, condominiums, and asphalt take their toll. In San Marcos, it is ably represented by the Heard (#19), Barber (#23), Kone-Cliett (#22), Goforth-Harris (#24), and Cape (#20) houses, and by several within the Belvin Street Historic District (#32). Slightly different are the Smith House (#25), which displays many of the same characteristics on a one-and-a-half-story frame, and the Hutchison House (#21), which lacks the wide porch but carries more bay extensions. The Caldwell House (#26) is a tidy, compact version, typical of the cottages built for those of modest means.

Although it has lost the odd prongs that once reached up from its roofline corners and has gained a softening veranda, Fisher Hall (#7) as originally constructed shares the imposing, almost forbidding character of many Victorian* institutional and penal buildings. Strong rectangular forms executed in brick or stone were relieved only by arches over the windows, castellation at the roofline, and whatever surface articulation could be worked into the masonry. Courthouses and jails were considered particularly appropriate for this style. The Hays County Jail (#8) shares the severe masonry style, but benefits from Italianate features, notably the low pitch of the roof and the eave brackets.

Some of the best architecture in Texas was produced for educational institutions, perhaps to advertise the sophistication and progress achieved by schools newly founded in the boondocks. Gothic forms, with their references to the great medieval universities, could easily be perceived as a pinnacle of erudition, as its steep towers form pinnacles for Chatauqua Hill. Now usually called "Old Main," the building combines Gothic arches, Chateausque wall dormers, and a steeply pitched roof.

Also of Gothic derivation, but not textbook-quality, High Victorian Gothic, is the small Fort Street Presbyterian Church (#10). Unlike Episcopalians and Catholics, Presbyterians had little connection with European church traditions and, consequently, with architectural strictures. They were free to borrow forms and features from whatever appealed. Fort Street shares a freedom of design with other area Presbyterian churches.

*The Victorian period, as defined by the styles to which it gave rise, must be considered to last into the twentieth century in Texas. Old ways died slowly.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number 7

Page 6

Gothic windows are interspersed with sawn brackets, fishscale shingles, and the interior details found in Eastlake and Queen Anne houses of the same period. This localized version of the Gothic Revival is aptly called Carpenter Gothic, and is brought to its leanest, purest, form in San Marcos at the board-and-batten Cemetery Chapel (#11), which is practically a skeleton of a building, but one of incredible grace, serenity, and beauty.

Moderate commercial buildings of late 19th-century, small-town Texas were usually of two stories, built of stone or brick, flat-roofed and corniced, and pierced by a row of second-floor windows under segmental arches. The first-floor storefront was usually symmetrically organized, although few now remain in their original conditions. The removal of pressed tin cornices, which were easily damaged and potentially dangerous, was quite common. Many structures of this type still ring the Hays County Courthouse, but few have been spared the ravages of middle 20th-century remodelling. Those selected are not untouched, but most clearly portray their style and period. The Green and Faris Buildings (#12) and the Hardy-Williams Building (#13) are simple examples. A cast-iron, first-floor shopfront dresses up the McKie-Bass Building (#14).

In the 20th century, commercial buildings lost their vertical emphasis and often their arches, but gained the low parapets at their cornice lines borrowed from the Mission Style. The Moore Grocery Company (#4) retains a bit more Victorian character, in its segmental arches, than the Simon Building (#15), which is clearly from this century. Reflective of the then-popular Spanish Colonial Revival is the San Marcos Telephone Company Building (#16). Although the two styles share many features, the Telephone Company's off-center entrance and lack of parapet put it with the Spanish Colonial Revival.

The term Colonial Revival will be used to describe the structures of 20th-century dimensions with Classical orders and details applied. The older Hofheinz House (#28) is dominated by its giant Corinthian columns, creating an upward sweep. Its successor three blocks away (#29) also has a columned facade, but its simpler supports are arranged on a low profile with Palladian references. The Rylander-Kyle House (#27) is a handsome balance of elements; its even facade recalls the temple forms employed so often in Classical Revival styles. In the Historic District (#32) is the J.W. Wood House, the most ebullient local example of the Colonial Revival. There are a few other homes in San Marcos with large white columns, but they are often Victorian-period houses with 20th-century porches.

The Johnson House (#31) is outstanding among the most expensive, pretentious, masonry residences built in many picturesque revival styles around the state at the time. The Renaissance Revival appears to be the main source for its design, although it is a more simplified version than the northern mansions and civic edifices which were built in that style.

The Williams-Tarbutton House (#31) is one of the few and finest examples of the Prairie Style in Texas.

8. Significance

Period	Areas of Significance—Check and justify below			
— prehistoric	— archeology-prehistoric	— community planning	— landscape architecture	— religion
— 1400–1499	<input checked="" type="checkbox"/> archeology-historic	— conservation	<input checked="" type="checkbox"/> law	— science
— 1500–1599	<input checked="" type="checkbox"/> agriculture	— economics	— literature	— sculpture
— 1600–1699	<input checked="" type="checkbox"/> architecture	<input checked="" type="checkbox"/> education	— military	— social/
— 1700–1799	— art	— engineering	— music	humanitarian
<input checked="" type="checkbox"/> 1800–1899	<input checked="" type="checkbox"/> commerce	<input checked="" type="checkbox"/> exploration/settlement	— philosophy	— theater
<input checked="" type="checkbox"/> 1900–	<input checked="" type="checkbox"/> communications	<input checked="" type="checkbox"/> industry	<input checked="" type="checkbox"/> politics/government	— transportation
		— invention		<input checked="" type="checkbox"/> other (specify) medicine

Specific dates see cont. sheets **Builder/Architect** see continuation sheets

Statement of Significance (in one paragraph)

San Marcos, Texas, is fortunate to retain many reminders of its long and lively history. Several of its houses, businesses, industries, schools, civic buildings, and churches are not only strongly reminiscent of the periods during which they were built, but are also fine examples of several architectural styles or tastes. They represent a range of human activities, from the mundane to the spiritual, and a spectrum of designs, from the vernacular to the exquisite. Located on major travel routes from the early 18th century on, San Marcos clearly portrays in these nominated properties a growing sophistication facilitated by its location.

Historical Outline and Representative Structures

The name San Marcos was first applied to a Texas River on April 26 (Saint Mark's Day), 1689, by members of the Alfonso de Leon Expedition. The name was applied to the first considerable river beyond the Guadalupe which may have been the Navidad or the Colorado. Later explorers used the name for the present stream and the name was securely attached to it by 1709. In the same vicinity, just south of the present town, ran El Camino Real, from the provincial capitol at Monclova, Mexico, to the East Texas missions and Louisiana. Louis Juchereau de St. Denis probably used this road in 1714–15 when he traveled from Natchitoches to San Juan Bautista on the Rio Grande. In August, 1750, the area was inspected by Jose Joaquin de Ecay y Musquiz, and between August, 1755, and November, 1756, it was the temporary location of the San Xavier Mission and the presidio of San Francisco Xavier. Physical evidence of these structures has not been found.

Actual settlement had an early, although unsuccessful, beginning. In January 1808, Villa San Marcos de Neve was established at the crossing of the San Marcos River and El Camino Real. Its approximately eighty colonists, recruited from the interior of Mexico, were the last settled under the Spanish crown. A devastating flood in June of the same year and repeated Indian raids caused the colony's abandonment in 1812.

Juan Martin de Veramendi, later a governor of Mexican Texas, received a grant of two leagues "on the big springs of the San Marcos River." This land would become the heart of the town. General Edward Burleson, a hero of San Jacinto and resident of Bastrop, bought into the grant after Veramendi's death in 1833. He also bought acreage from William Lindsey, a surveyor for the republic of Texas under President Lamar. Burleson began encouraging Bastrop colonists to form a new settlement southwest on the San Marcos River. Among the first arrivals around 1845 were the families of William Moon, Mike Sessom, and Dr. Eli Merriman. Moon built the first cabin near what is now the intersection of Moon Drive and E. Hutchison Street, from which he shot at the Indian encampment an equivalent of three or four blocks away. His home became a stage stop. Dr. Merriman was

United States Department of the Interior
National Park Service

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 8

Page 6

Preservation and Restoration Activities Within the Area of the Multiple-Resource Survey

San Marcos was among the first named Official Bicentennial Cities. As part of the Bicentennial Commission's program in the city, the Charles S. Cock House was carefully repaired and restored. First Methodist Church has also been brought back to life, thanks in part to a preservation grant. (Both these buildings are already on the National Register). Several residences, especially within the Belvin Street Historic District, have undergone face-lifting. A few inaccurate and fanciful details crept into the enthusiastic work, but the homes are so fine that their integrity has not been seriously compromised. It is hoped that the multiple-resource nomination will focus attention on historical accuracy and the mistakes will be corrected. Commercial rehabilitation has not yet become widespread. The Green and Faris Buildings are exceptions. Many structures around the courthouse square, especially the McKie-Bass and Hardy Williams buildings, have great potential. It is hoped that the 1981 Economic Recovery Act will spur more interest.

The Heritage *Association* ~~Society~~ of San Marcos has been a prime mover of restoration efforts. Through its long range planning committee, the Association will target certain problems for its programs. The multiple-resource nomination is the first step; it will enumerate the buildings that warrant first attention. Further suggestions and observations will be appended to the association's copy of the nomination.

Since the present mayor (1982) is a past president of the Heritage Association and has actively supported the multiple-resource nomination, one can assume that San Marcos will incorporate historic resources into future planning. Other city officials have been helpful with the present work. The association is a very public and active group, and its board of directors will certainly do everything possible to continue this program.

All notes, reports, negatives, and photographs generated by the nomination will be presented to the Association, which will in turn entrust useful material to the San Marcos Public Library. The Library has already been involved in community history through its Tula Townsend Wyatt Collection. In this way, information from the present study will be made available to all residents.

The Downtown Neighborhood Association has also been active in organizing downtown merchants for encouraging revitalization. Under active leadership, the DNA is expected to take an increasing role in historic preservation.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only
received
date entered

Continuation sheet

Item number 9

Page 1

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- T.F. Harwell, "San Marcos-From the Beginning" and "San Marcos Forty Years Ago", The Kyle News, Quarter Century Edition, April 13, 1928.
- The American Statesman, November 15, 1959.
- San Marcos Daily Record, November 19, 1919.
- San Antonio Express, January 22, 1933.
- San Marcos Record, September 25, 1936 and February 24, 1966.
- Entry for Atlee B. Ayres, Architectural Archives, University of Texas at Austin.
- Kathryn Rich, handwritten monograph on Roy L. Thomas. On file at San Marcos Public Library.
- Scrapbook belonging to Mrs. A.C. Floege; information provided by Frances Stovall, July 27, 1982. Condensation on file at San Marcos Public Library.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 9

Page 2

Notes on the Sources

San Marcos is blessed with a remarkable natural resource in the person of Tula Townsend Wyatt (Mrs. William A. Wyatt, Sr.). She has lived in San Marcos all her life, and has researched and collected historical data for many years. Much of the resulting information she has donated to the San Marcos Public Library, where it comprises the Tula Townsend Wyatt Collection which aided this writer immeasurably. Throughout the duration of this project Mrs. Wyatt gave generously of her time and knowledge. She was able to supply many solitary facts without consulting other sources. Some of these are not assigned a source in the bibliographies.

Another individual whose assistance was crucial to the success of the research is Frances Stovall. She has also delved into the town's records for several years, in preparation for publishing a history. She has contributed numerous brief monographs and paragraphs. If necessary, she can produce sources for these narratives. She was immensely helpful in contacting potential sources and finding information not previously brought to light. Most of the materials from these historians dealt with family histories otherwise unrecorded, basic facts that were confirmed later by more specific research, and the fillers for the inevitable gaps left by legal documents.

Mrs. Stovall researched and wrote most of the sections on the Belvin Street Historic District. Lissa Anderson edited it.

At the beginning of preparing the nomination, a questionnaire was sent to each owner requesting information, if available, on the construction date, architect, and/or contractor, roles or importance of builders or residents; chains of ownership, alterations and additions, potential informants, and historic photographs. Most of the historic data supplied were found to be fairly accurate, and were good guides to the other sources.

The consultant visited all private owners and examined each structure's exterior and interior in order to write the description. The cooperation and assistance from the owners and residents was appreciated, especially if the owner had been unaware of his or her property's historic value. Another group whose help is appreciated is the Heritage Association's Planning, Preservation, Restoration Committee. This committee was assigned to work with the consultant, and produced much useful material.

Most of the historic photographs that provided information are reproduced in the nomination.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number 8

Page 1

the settlement's first doctor. Thomas McGehee is often credited with having the first farm in Hays County. His son was the first Anglo-American born in San Marcos.

Remnants of the early settlement period are still evident in San Marcos, but the well-known examples are not included in the nomination. Dr. Merriman's log cabin was moved from Hopkins Street to "Texana Village" at Aquarena Springs. Gen. Burleson's cabin on the hillside above the river headwaters, collapsed and was reconstructed with, it is reported, a very free hand. These log structures are good reminders of the period, however, and should continue to be protected.

Cotton was an important crop. The first gin was built in the late 1850s, and settlers brought their slaves with them to work the cotton fields. In 1860 30 to 49 percent of the county population were black slaves.

Settlers continued to arrive in the well-watered area. Fifty-four families are listed in the 1850 census. The town was laid out in 1851, within a 640-acre tract that belonged jointly to General Burleson, Dr. Merriman, and Lindsey. In 1868 the first subdivisions, the Lindsey Harvey and L.W. Mitchell Additions, were surveyed.

Incorporation and a resultant growing spurt came in 1877. In 1870 San Marcos' population was 742, and by 1880 it was 1,232. Two train lines helped spur development. The International and Great Northern Railroad (now Missouri Pacific) arrived in 1880, and the Missouri-Kansas-Texas soon thereafter.

Several buildings represent this formative period. The Green and Faris (#12) and Hardy-Williams (#13) buildings were among the first masonry structures on the square to replace impermanent wooden ones, and housed important early commercial ventures. The Ragsdale-Jackman-Yarbrough House (#18) portrays the post-Civil War, pre-boom days. Presaging the material advancement of later years is the Belger-Cahill Lime Kiln (#1). That the county needed a new jail (#8) shows that all elements of the population were growing.

A second period of expansion and prosperity began in 1890. That years' cotton crop was excellent and, as one local historian put it in 1928, "the people had been asleep long enough to get well rested." The wealth financed a new spirit of civic-mindedness, some of which was expressed in architecture. San Marcos' beautiful Victorian-period buildings came from this time, when fortunes were being made in agriculture, professions, industry, and wise investment. As in so many towns, the houses that remain are only a part of what once stood, but there are still vibrant reminders of late 19th- and early 20th-century gracious living and free enterprise. Some of those nominated are the Heard (#19), Cape (#20), Hutchison (#21), Kone-Cliett (#22), Barber (#23), Goforth-Harris (#24), and Smith (#25) houses. The Belvin Street Historic District (#32) is a concentration of these grandiose homes.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 8

Page 2

From 1890 on, progress continued steadily. National trends, especially the Great Depression, were mirrored locally, but on the whole, San Marcos followed a regular pattern of growing industry, population, and sophistication. Near the end of our historic era, the population was 5,134. Present figures for the year-round residents (excluding students at Southwest Texas State University) are about 19,000.

Higher education has been practically a local industry since Alabaman Orlando Newton Hollingsworth founded Coronal Institute in 1868. Named for the position it commanded at the crown, or corona, of a mid-town hill, Coronal opened with an enrollment of 130 and a faculty of 11, which included three army officers for the boys military training. The insititute offered coeducational schooling in all the fields deemed proper at the time, and emphasized fine arts. Its prestige is evidenced by the Texas Legislature's recognizing it in 1893 as a qualified teachers' college. Robert H. Belvin bought Coronal in 1871 and sold it to the Methodist Church four years later. Coronal grew to 265 students in the 1880-1883 period. The main building burned in 1890, but was quickly replaced. As the Baptist Academy and Southwest Texas Normal School grew, and since Coronal did not capitalize on its state accreditation, the institute waned. Its 1916-17 catalog was the largest ever, but assets and enrollment did not support the burden, and the institute closed in 1919. Fisher Hall (#7), built as a boys dorm, represents Coronal Institute's importance to San Marcos.

Eventually eclipsing Coronal Institute, Southwest Texas Normal School was established on paper in 1899. The Legislature voted that year that a teachers' college could be built in San Marcos to serve what was then called west Texas, if citizens could furnish the land. A few years earlier, the city had inherited land that had once been the center of public entertainment and education, the Chatauqua grounds. Edifying lectures had been held in a wooden tabernacle, boat rides could be had on the river, and for five cents one could ride the horse-drawn carriage to the top of the hill, watered by fountains and pools. Over 11 acres of this lovely spot were donated by the city in 1899 for the school. Two years later (the Legislature meets only every second year) the gift was accepted and \$35,000 appropriated. Southwest Texas Normal School expanded rapidly, going through several changes of name and status. Now Southwest Texas State University has over 15,000 students. The oldest and best building, "Old Main" is included in the nomination as #6.

Another contributor to education was San Marcos Academy, established in 1906 by the Baptist Church. It also offered coeducational and military training. Still an active school, the Academy recently began a building program on the outskirts of town.

Brown School offers education and therapy for handicapped children. Two other structures are also educational in significance. The Goforth-Harris House (#24) was the residence of two men instrumental in this field. Number 5, the Negro School, also represents public education.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 8

Page 3

As mentioned above, after 1890 there were no more major developmental periods. Cotton continued to be an economic mainstay for many years. Its importance appears in the nomination in the Farmers Union Gin Company (#3). However, as cotton declined the economy diversified. The San Marcos Milling Company (#2), with its changing occupants, is indicative of the many areas explored by local businessmen. Reflecting the town's steady growth and consolidation are the Moore Grocery Company (#16) and the Simon Building (#15), which supplied San Marcans with basic necessities.

Public buildings erected in the teens and twenties show some big-city sophistication in a town that still only numbered about 5,000 people. The Fire Station and City Hall (#9) and the San Marcos Telephone Company Building (#16) also display national architectural trends.

Residential Architecture reached new heights in the first two decades of this century. Competition for the most modern or flashy homes can be seen in the Rylander-Kyle (#27), Hofheinz (#28 and #29), Johnson (#30), and Williams-Tarbutton (#31) houses.

Further Justification, Areas of Significance

Although this inventory does not claim to include most archeological resources, and no major finds are expected on the site, the Belger-Cahill Lime Kiln's (#1) sub-surface potential should not be eliminated. Yet it is a viable historic archeological site as it is.

Architectural significance is clear, as several fine stylistic examples are represented. They range from high styles, such as the Victorian Gothic Main Building (#6) and the Prairie Style Williams-Tarbutton House (#31) to humbler interpretations, such as the Carpenter Gothic Cemetery Chapel (#11) and the Caldwell House (#27), a moderate Victorian cottage.

Commerce that fulfilled the town's many material needs is well represented. Examples are the McKie-Bass Building (#14), whose occupants are still remembered by some citizens, and the Green and Faris Buildings (#12), which housed the first local bank, and the Hardy-Williams Building (#13), practically a town-square institution. The Moore Grocery Company (#4) and the Simon Building (#15) represent a later commercial period.

Education has always been crucial to the town's livelihood and character. Representatives are noted in a section above.

Without industry a town has all out-go and no income, and withers quickly. A range of industries, from the most primitive, the Lime Kiln (#1), to the more technically advanced, the Farmers Union Gin Company (#3), are listed.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 8

Page 4

Architects and Builders

Although many of the buildings included in the nomination were designed by anonymous local contractors or perhaps even ordered from catalogues, several benefitted from the expertise of professional architects that lived or worked in San Marcos.

Edward Northcraft lived at 1213 West San Antonio Street. His design for Southwest Texas Normal School's Main Building (#6) echoed the one at Huntsville's Sam Houston Normal Institute (now Sam Houston State University), for which he was supervising architect. The Huntsville structure burned in early 1982, leaving Old Main as Northcraft's best surviving work. While superintendent of public building for the state, under Governor Ross, Northcraft designed more than forty edifices, including several courthouses. For a time, he worked with Alfred Giles of San Antonio, one of Texas' all-time great architects, and put in the steel work for Giles' buildings in Mexico. In San Marcos, he is represented besides the Main Building by the Cemetery Chapel and the Hays County Jail.

Roy L. Thomas is represented in San Marcos by the Fire Station, City Hall, and the Rylander-Kyle House, all works from the early years of his practice. Thomas, whose 50-year career began in 1909, was born and raised in San Marcos and educated at the University of Texas. Thomas was a prolific designer whose work included 18 churches in Austin alone, the most notable of which are First Methodist Church and University Methodist Church. His Stephen F. Austin Hotel is part of Austin's Congress Avenue National Register district.

The Johnson House (#30) and the Williams-Tarbutton House (#31) can claim as architect Atlee B. Ayres, who was reported in 1966 to be (probably) the oldest practicing architect in the U.S. A native of Ohio, Ayres moved to San Antonio as a boy, where he was to dominate local, early 20th-century architecture. His complete mastery of the Spanish Colonial Revival style, one particularly appropriate for South Texas, is evident at the San Antonio Municipal Auditorium (National Register, 1981) and the tower at Randolph Air Force Base, often called the Taj Mahal. Also in San Antonio are the Transit Tower, the Witte Museum, the McNay Museum, and the H. Lutch Brown House. Among Ayres designs elsewhere are the Louis Schreiner Mansion in Kerrville, presently being nominated to the National Register, six structures at the University of Texas, Austin, and the State Land Office Building, also in Austin. He was appointed State Architect in 1915, was instrumental in having legislation passed that required Texas architects to be licensed, and received Texas License No. 3. Ayres practiced from 1923 with his son Robert M. Their combined careers spanned 80 years. Atlee B. Ayres died in 1969.

A San Marcos lumber company built some houses as elegant as anything these nationally known architects produced. C.G. Mead had come to town in 1880 on the first train to run over the new I&GN tracks, bringing with him the first carload of finished lumber shipped in by rail, destined for the Dilley and Christian lumberyard. Mead was joined in 1910

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number 8

Page 5

by James Lawson Eastwood (known, inexplicably, as L.J. Eastwood). Mead and Eastwood were very successful at their trade, which was established near the railroad tracks, enabling them to bring in turned columns, spindles, iron fronts, elaborate window frames, and stained glass from Galveston, St. Louis, and Chicago. They also did business with Steeves Lumber of San Antonio and Walter Tips in Austin. Eastwood's brother-in-law, Horace Leffingwell, and his sons Burt, Sid, and Tom, were important to the business. Mead and Eastwood seemed to have concentrated on financing, designing, and importing, while the Leffingwells were responsible for actual construction. Eastwood inherited the firm upon his partner's death, but sold it just as the Depression deepened in 1931. The Hofheinz Houses on West Hopkins are the best examples of the firm's work.

Charles S. Sinz built the Hutchison House (#21) and several houses within the Belvin Street Historic District. He was a German architect/craftsman. S.B. McBride was responsible for several Belvin Street houses. Not only a builder, McBride was a major landowner and developer, as well.

Justification for Properties Not Ordinarily Listed

Included in the nomination are two buildings that have been moved. The Hutchison House (#21) was moved from the lot immediately adjacent to the north, in order to save it from demolition by Urban Renewal. Its association with President Lyndon B. Johnson is unimpaired by the relocation nearby, especially since his activities were inside. During rehabilitation, a few mistakes were made, but they are correctable. The house is still a significant example of Victorian-period architecture, with an impressive interior skillfully adapted for office use.

Curiously, the Negro School (#5) has gained significance by its relocation. It was moved first in 1890, and then again in 1918. One can infer that school authorities considered the building suitable for black children, but not good enough for whites. The school that supplanted it in 1890 no longer stands. That this moderate frame building has survived the moves, and has outlived all other public school structures, is no mean feat. The school's importance to the black community is also unimpaired.

The Fort Street Presbyterian Church (#10) is significant primarily for its architectural style. It has not been used for religious purposes for many years. Similarly, the Cemetery Chapel (#11) is a jewel of Carpenter Gothic design, and has minimal religious associations because it is used by all faiths and philosophies.

9. Major Bibliographical References

See continuation sheets

10. Geographical Data

Acreage of nominated property see continuation sheets

Quadrangle name San Marcos north

Quadrangle scale 1:24000

UTM References

A

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Zone Easting Northing

B

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Zone Easting Northing

C

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H

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Verbal boundary description and justification

All properties are within the city limits of San Marcos; see continuation sheets

List all states and counties for properties overlapping state or county boundaries

state N/A code county code

state code county code

11. Form Prepared By

name/title Lissa Anderson, Historic Preservation Consultant

organization

date August 31, 1982

street & number 606 W. 17th Street #313

telephone (512) 477-6321

city or town Austin

state Texas 78701

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

☐ national ☐ state ☒ local

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

State Historic Preservation Officer signature

title State Historic Preservation Officer

date

For NPS use only

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

date

Keeper of the National Register

Attest:

date

Chief of Registration

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received
date entered

Continuation sheet

Item number

Page

Notes on the photographs:

By the time the nomination list was finalized, the deciduous trees had already budded. Also, some volunteer service offered was not as fulsome as had been hoped, and the writer had to take some photos late in the summer. Some photographs were printed from color slides taken earlier, but others are still obscured by leaves. That the city is well "treed" is usually a blessing, but makes photography an exercise in acrobatics. San Marcos' hilly terrain created difficulties; a complete image of several buildings cannot be gotten from ground level because the buildings have no flat surroundings. The university Main Building (#6) and the Barber House (#24) are particularly difficult. A year round cloak of cedar trees hides the latter.

On the photograph labels, "Negative property of HASM, on file at SMPL" appears regularly. This is an abbreviation for "Negative is property of the Heritage Association of San Marcos and is on file at the San Marcos Public Library."

Historic photographs from the San Marcos Public Library are from the Tula Townsend Wyatt Collection.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 1

1. Name: Belger-Cahill Lime Kiln

Location: On south side of Lime Kiln Road, .35 mile northwest of intersection of Lime Kiln Road and Old Post Road.

Classification: Category - structure; Ownership - private; Status - unoccupied;
Accessible - yes, restricted; Present use - other: historic site.

Owner of property: Dr. Stan Pinder

Vice-President of Operations
Brown Schools Treatment Centers
P.O. Box 4008
Austin, Texas 78756

Mr. Richard Hardin

San Marcos Treatment Center
P.O. Box 768
San Marcos, Texas 78666

Description: Condition - fair; Unaltered; Original Site

The Belger-Cahill Lime Kiln is a freestanding structure of roughcut limestone blocks, built at the foot of a natural limestone outcrop. The kiln consists essentially of a rectangular chimney 14 ft. deep, 16 ft. wide, and 22 ft. high at its highest point. Extending from the chimney's front corners are two low stone walls, about 23 ft. long on the south and 16 ft. on the north, that seem to act as earth retainers. Within the chimney is a corbelled brick lining of beehive design. The lower course of blocks on the front seem to be part of the stone outcrop in situ.

The eastern face is pierced at ground level by a segmental arch of stone voussoirs, the opening of which is at a 45° angle from the higher chamber. It is reinforced with small iron rods. On the north face is a round-arched entrance of two brick rowlocks at a higher level (reflecting the hillside on which the kiln is built) than the eastern arch. The southern side is severely caved in, exposing the iron rods, but the inner chimney has not been breached. Horizontal weathered wooden braces wrap around the structure.

Several of the bricks can be seen to read "LACLEDE St. Louis". These are found not only within the chimney proper but also scattered at the site and along the old abandoned road that runs along the top of the outcrop. Another road runs below the outcrop.

Significance: Period - 1800-1899, 1900- ; Areas of Significance - archeology, history, industry. Specific dates - 1887

Important to any building boom is the availability of materials. The Belger-Cahill Lime Kiln, on the town's outskirts, helped make possible the physical prosperity San Marcos enjoyed at the end of the 19th century and the beginning of the 20th. It is lucky and surprising that this artifact of a rustic industry has survived.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 2

Verbal reports not verified by written documentation or on-site evidence place the kiln's construction in 1856 and 1870. These reports may indicate the limestone seam had been known and used for many years. The 1887 date for the kiln itself is supported by the name "Laclede" which appears on the kiln's lining firebricks. Laclede of St. Louis, was active from about 1868 to 1907, when it consolidated to become Laclede-Christy, and was probably the leading firebrick manufacturer in the country.

J.J. Belger and J.D. Cahill, already experienced in the lime business, bought the land from Major W.O. Hutchison. The limestone belt they exploited was reported in 1887 as "one of the purest and best in the United States" but "their greatest achievement was their kiln for burning the lime". Production was 100 to 120 barrels per day. Great possibilities were predicted, including additional kilns and an I.& G.N.R.R. siding, but the seam was not as plentiful as had been thought and lime became as cheap to import as to make locally. By 1910, the kiln was inoperative.

However, before its demise the kiln had supplied mortar for numerous structures, including the courthouse, Coronal Institute, an 1890 public school, and the 1887 Hofheinz Hotel. A contemporary newspaper article predicted that farmers would use the kiln refuse for fertilizer and bug killer; presumably these uses were realized.

Bibliography:

The Hays County Times, Oct., 1897.

E. Joe Brackner, Jr. "The Old Lime Kiln of San Marcos", unpublished report, on file at San Marcos Public Library.

Historical Markers in Hays County 1907-1976, Compiled by Tula Townsend Wyatt, Sponsored by the Hays County Historical Commission, 1977, pp. 195-197.

Interview with Clara Louise Cape, June 24, 1982.

Geographical Data: Acreage - less than one.

UTM Reference - 14 / 603700 / 3307910

Verbal Boundary Description - The nominated property is enclosed within a chain-link fence measuring 45 ft. on the east and west and 50 ft. on the north and south. The center point of the eastern fence wall is about 52 ft. from the western edge of Lime Kiln Road at a point .35 mile from the intersection of Lime Kiln Road and Old Post Road, or 162 ft. north of Sink Creek. A qualified archeologist, E. Joe Brackner, Jr., has examined the site and determined that this is an appropriate boundary. Any associated materials found outside the boundary, such as bricks, will probably not be meaningfully related to their locations.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received
date entered

Continuation sheet

Item number A11

Page 3

2. Name: San Marcos Milling Company

Location: On Nicola Alley, one block east of LBJ Dr. and one block south of Mo-Pac railroad tracks.

Classification: Category - building; Ownership - private; Status - unoccupied;
Accessible - yes, restricted; Present use - commercial (storage).

Owner of Property: Mrs. Reuben H. Meeks
800 Bluebonnet Dr.
San Marcos, Texas 78666

Description: Condition - fair; Altered; Original Site.

What the San Marcos Milling Company building lacks in high-style details it possesses in scale. It is an L-shaped, two-story warehouse with basement, built of wood framing and covered with corrugated metal on the gabled roof and walls. The arms are both more than 100 ft. long, and at the gable peak the walls reach a height of almost 50 ft. Inside, windows with six-over-six lights are evident, but they are sheathed on the exterior with metal. Windows are on both levels; doors are found on all four major walls.

The basement is in disrepair, but retains some features from the dairy period, including an augur-operated, feed-distribution system. Insulation materials are stored on the first floor, which is basically intact. Part of the second floor has caved in from the weight of the cotton seed once stored there. However, this floor still has the dairy operator's apartment along the west wall, and the mill's sifting/grading operation, which sent various grades of grain directly from the stacked sifters through chutes to packing stations. The mechanism is in the eastern wing. A wooden floor and piano evidence the area in the northern wing where the Mexican-American populace held dances, in a section that probably had originally been offices and showrooms.

A one-story metal shed was added to the west wall when a railroad siding was installed. There are sheds within the ell's elbow and on the north wall also. Just to the north-east is an auxilliary wooden building. To its north is a brick building with a metal gabled roof for drying the furniture company's wood, known as the kiln house. Since these structures seem to be fairly contemporary with the mill building, they should be considered contributing.

Significance: Period - 1900- ; Areas of significance - industry. Specific Dates - 1910.

The oldest known industrial building in San Marcos is still an impressive structure. Although not an example of a defined architectural style, its sheer mass makes it a dramatic addition to the landscape. Built as a furniture plant, the metal structure reached the height of success as the San Marcos Milling Company and as Nelson's Dairy.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 4

Physical remnants of these industries are still found within, and not only help illustrate their function but also amplify the importance they had for the town.

A 1910 newspaper reported construction of the Acme Manufacturing Company, whose main product was the Thompson Sanitary Showcase, for the "keeping and sale of cigars." The economy did not support the enterprise, however, and the company closed the next year. The building's next major period began in 1914, when the San Marcos Milling Company was organized by C.D. Lake and R.P. Lowman. Lake and his son-in-law installed the milling equipment and built the shed on the alley side to shelter grain wagons.

H. A. Nelson bought the property in 1922. He was the agriculture teacher at Southwest Texas Normal, and was deeply interested in starting the first Holstein dairy in the state. He acquired a herd in Wisconsin and rode with them in the boxcar all the way to Texas, milking them twice a day and giving away the milk at station stops. Nelson's dairy was successful. Milk was delivered twice a day, since refrigeration was limited to lowering the cans into a springfed vat, by a cart drawn by a draft horse. The cows were milked in the basement and the milk processed and bottled on the first floor, where feed was also stored. For a while, both the mill and the dairy operated in the building. The herd was sold in 1931. "San Marcos Milling Co., Flour Corn & Hay" is still visible on the south wall and very faintly on the east.

The local Mexican-American community held dances in the north end during the 1930s. H. Conrads, a cotton-seed breeder, used the building to store his product during that decade and the next. Since the 1950s, the warehouse has been used for long- and short-term storage of various goods.

Bibliography:

Interview with Marion Nelson Meeks, April 13, 1982.

Monograph written by Marion Meeks, July 15, 1982, on file at San Marcos Public Library.
San Marcos Leader, April 30, 1910.

Geographical data: Acreage - approximately one acre
UTM reference - 14 / 602520 / 3305330

Verbal Boundary Description - D. P. Hopkins Second Addition, parts of lots 15, 16, and 17. The nominated property forms a trapezoid with its base at the north edge of the Nicola Alley perpendicular to LBJ Street and measuring 158.33 ft. east to west; its eastern edge, at a 90° angle to the base, and measuring 277.77 ft. along the southern end of Edward Gary Street; the western boundary that extends, after a 90° turn from the western end of the base, to the intersection of two alleys; and the northern boundary, not parallel to the base, extending from the alley intersection to South Edward Gary. Includes main and auxiliary buildings, and immediate environs.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 5

3. Name: Farmers Union Gin Company

Location: 120 Grove Street

Classification: Category - building; Ownership - private; Status - work in progress;
Accessible - yes, unrestricted; Present use - commercial (restaurant)

Owner of property: Randall Morris, William Crook, H. Arlan Conners
c/o Randall Morris and Associates
216 North Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site

Next to the MKT tracks in the town's industrial area is the Farmers Union Gin Company building. The complex centers on a rectangular, buff-brick building under a gabled, corrugated-tin roof. This was the ginning room, built 1910-11. Five windows with six-over-six lights under brown-brick, segmental arches connected by a string course, and a nine-pane roundel, also framed by brown brick, add elegance to the south facade. A round metal stack, capped by a cone, protrudes above the roofline. On this facade's west end the original sliding door is in place under a metal canopy that shelters the scales.

As built, the north facade generally echoed the south. Its exterior wall became an interior one when a red-brick building was erected to house a third battery during the early 1920s. The east facade includes another sliding door and a second string course. The west end was enclosed by late 1920s construction for the coal room. Utilitarian structures toward the northwest were auxiliary to the gin's operation and date from the same general period.

The interior is naturally, unadorned, but does show the building's character. Iron trusses support the gin-room roof; there is no ceiling. Wooden posts 5 inches square brace the walls. The walls' double thickness is evident by the absence of segmental arches on the interior; the windows display flat wooden lintels. Concrete, reputed to be of an extraordinary hardness, supports the heavy equipment and remains intact.

Just southwest of the main building is a small structure with a hipped, metal roof that protected the cotton wagons. It and the aforementioned attached buildings should all be considered "contributing," but vary in their significance.

Rehabilitation is planned as a restaurant.

Significance: Period - 1900- : Areas of significance - architecture, industry.
Specific dates - 1910-1911.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 6

For about 50 years, cotton was a mainstay of the Hays County economy. Central to the industry was the Farmers Union Gin Company of San Marcos. It was housed in a utilitarian building made handsome with Victorian string courses, arched windows, and polychrome decoration.

In 1908, five area farmers bought five acres of land on the MKT line. They convinced Oscar Calvin Smith, Sr., whose father had owned a gin in nearby Waelder, to organize a local facility. In 1909 the property was conveyed to the Farmers Union Gin Company, which was in full and prosperous operation by that summer in an iron building already on the site.

A fire in 1910 destroyed the metal structure but spared the Murray-Corliss Steam Engine that ran until 1966 and is now in an Alamo, Texas, Steam Engine Museum. Oscar Smith rebuilt in 1910-1911 in brick on a scale three times the size of the earlier structure that allowed three bales to be ginned at once. The gin's location in the heart of town and near the cotton buyer's yard and cotton seed mill ensured its success. It was the hub of a highly efficient and modernized complex that saw the raw material and by-product fully processed and shipped in a smooth series of operations. In addition to the extensive ginning operation, the Farmers Union Company sold out-of-state coal to local residents. A further company diversification was the construction from junked Model T parts of early motorized chassis for cotton transport.

Smith eventually bought out the original investors and continued the business in 1931 as O.C. Smith and Company. He was a city councilman and mayor. His son Max was in the Texas Legislature and was elected Hays County judge. Another son, Edwin, ran the gin from 1948-1966. Calvin and Gwenolyn, the other children, distinguished themselves in the field of education.

With the decline of cotton production, the gin became quieter, and was the last in Hays County to close, in 1966. The building is being rehabilitated as an eating place, appropriately named the Farmers Union Company Restaurant.

Bibliography:

Interviews with Gwen Smith and Edwin Smith, May 26, 1982.

Kathleen M. Morris. "The Farmers Union Gin Company:", unpublished monograph on file at the San Marcos Public Library. A full bibliography is appended to this monograph.

Geographical data: Acreage - approximately one acre
UTM reference - 14 / 602330 / 3305330

Verbal Boundary Description - The nominated property is roughly a triangle, the westernmost angle of which is at a telephone pole 65 yards west of the Grove Street-Hull Street intersection. The northern boundary runs from the telephone pole along the rear wall of the rearmost building, and is stated on the property plat as "N 53° 00' 00" E" and measures 339.94 ft. The eastern boundary, 182.68 ft., is stated as "S 36° 00' 39" E" Returning to the telephone pole, the southern boundary reads "S 83° 00' 00" W" (measuring 49.17 ft.) and "S 81° 15' 00" W" (measuring 333.98 ft.), making the total southern measurement 383.15 ft. Includes main and auxiliary buildings.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

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received

date entered

Continuation sheet

Item number All

Page 7

4. Name: Moore Grocery Company (Common name, King Feed Company)

Location: 101 South Edward Gary Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, unrestricted; Present use - commercial.

Owner of property: Mrs. Lotha Mae King
102 Norcrest
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

On the edge of the downtown area near the railroad tracks, is the Moore Grocery Company Building, now the King Feed Company. The one-story structure, with basement and mezzanine, is of buff brick which has been painted white on the exterior. The low gabled roof is masked on the west facade by a stepped parapet. A low, shed-roofed, porch is also on this side. On the south wall are a small office addition of brick, and a corrugated-metal dock room.

The north wall is pierced at ground level by seven basement vents. The five windows on the first floor have four-over-four lights, while the five windows on the second level have single panes. All openings are under segmental rowlock arches, and the windows are barred. Similar fenestration is found on the south wall, but is obscured by the dock addition. A large double door and a sliding door allow access. The west, entrance facade contains two sets of double doors under arched and barred transoms flanked by two similar windows with four-over-four lights. Between the doors is a modern plate-glass window.

Several features distinguish the interior. A wooden loft against the south wall is reached by a single flight of wooden stairs. Toward the store's rear is the original Otis Elevator on a rope and pulley system. It is still used. The office is enclosed within the southeast corner and embellished with beaded ceilings and other wood finishes, and the metal addition is the original floor scale. There, one can read "Moore Grocery Co." painted on the sliding door. Wooden floors, lack of temperature control, and the musty odor of feed and plants enhance the early 20th century atmosphere.

Alterations have been few. An unobtrusive, low, clay-brick room was added to the rear by Mr. Moore. The aforementioned additions all appear to have been built shortly after the erection of the main structure. The plate glass window and three aluminum doors are the only noticeable modern changes.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 8

Significance: Period - 1900- ; Areas of significance - commerce;
Specific dates - 1913.

In some towns, there are buildings that encapsulate a certain aspect of local history. In San Marcos, the building at 101 South Edward Gary portrays early 20th century, middle-class commerce. It housed the Moore Grocery Company and is presently home to the King Feed Company. Neither business has obscured the original fixtures or the stately utilitarian design, which is the best preserved of its type and period in town.

John. M. Moore had the store built in 1913. His wholesale grocery company competed with the only other similar outfit, the Southern Grocery Company. A 1918 fire, rumored to have been set to hide stolen rationed goods, destroyed the latter store. Moore employed several salesmen to sell staples, canned goods, candy, dried fruit, and general merchandise to local and area retailers. Occasionally he sold to institutions such as the Austin State Hospital and the State Blind School. The company seems to have dealt in all types of necessities except highly perishable fruits and vegetables. Upstairs, tires and tubes were for sale. Deliveries arrived via railroad and unloaded at the spur that ran alongside the building. Bulk items were repackaged for sale to retailers. Moore added a room to the rear to contain low wire-mesh tables for drying and/or storing fruit and stocks of matches. The fire wall between this room and the main building recently saved the store from complete destruction by arson.

After a brief period as the Groce-Wearden Grocery Company, the building was sold in 1955 to Clarence T. King, who moved his feed business there. Remaining in place are the original Otis Elevator, the floor scale, wood floors, and sliding doors. The entire atmosphere is reminiscent of the decades when these businesses were central to the community.

Bibliography:

San Marcos Record, October 8, 1959.

Lotha Mae King, unpublished written material, March 1982. On file at San Marcos Public Library.

Interview with Bess Moore Hopson, July 7, 1982.

Geographical data: Acreage - less than one acre
UTM reference - 14 / 602570 / 3305970

Verbal Boundary Description - Original Town Site, Block 6, Lot 5. Behind the building there are large feed hoppers and a modern cinder-block, lawn-mower shop. On the south is a parking lot. Although these are under the same ownership, they do not add to the nominated building's significance and are on different lots and detached from the main building. Therefore, they are not included in the legal description.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 9

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5. Name: Negro School (~~Common Name - Dunbar School~~)

Location: Comal and Endicott streets

Classification: Category - building; Ownership - public; Status - occupied;
Accessible - yes, restricted; Present use - park (and community center)

Owner of property: City of San Marcos
Dr. Emmie Craddock, Mayor
City Hall
San Marcos, Texas 78666

Description: Condition - good; Altered; Moved in 1890 and 1918.

In contrast to some of the fancy Victorian houses, the frame, one-story Negro School is very simple, but dates from the same period. The main structure is a rectangle formed by joining two structures on their sides. Thus each section has its own hipped roof, and the two roof lines are bridged at one end by an additional transverse roof. There are two extensions from the main block: a small wing to the southeast, and a low, gabled addition moved in from Camp Swift in Bastrop. All roofs are covered by V-crimpled sheet metal. The space between the south wing and the main block is filled in with a shed addition. A small kitchen and loading dock abuts the south wall. A freestanding building that was once part of the West End School is located to the southeast, under a pyramidal, corrugated metal roof, and completes the layout.

A brick chimney pierces the peaks of each of the old wings. The weatherboard walls are painted rust to about the midpoint, then buff above that. Trim is also rust colored. Fenestration consists mainly of the original wooden-sash windows with two-over-two lights. Each of the main, long walls contains two groups of six. More windows with two-over-two lights are located on the south wing and the shed inset. The kitchen shed contains sash windows with one-over-one lights while the newer wing has eight-over-eight lights. Behind a corrugated metal skirt, cedar posts serve as a foundation.

Chronology for the Negro School structures, as reported in the documentation and oral interviews, is confusing and sometimes contradictory, but is most probably as follows. The original U-shaped building is the basically rectangular frame structure under the U-shaped hipped roofs and the small gabled extension to the southeast. After the move in 1918, the flat-roofed additions appear to have been built. Sometime around 1930, a square building was brought in for use as a home-economics department. Its construction pre-dates its move by several years, making it visually compatible with the school. About 1946, local contractor John Avey was assigned the task of hauling the last wing to San Marcos. It had to be brought in in pieces, and caused a controversy at the time because many people felt that a completely new wing would have cost less than the moved one. This wing, because it is also of an unornamented, utilitarian style, does not seriously detract from the building's historical appearance. It could easily be removed if a complete restoration were performed.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 10

Inside, six rooms plus the kitchen lead from a long hall. The walls and ceilings are beaded; floors are pine boards. A vestibule and principal's office are located toward the northwest. The 1940s wing contains shotgun-type rooms.

Significance: Period - 1800-1899, 1900-; Areas of significance - education.
Specific dates - 1890, 1918, 1930, 1946.

Although San Marcos has placed heavy emphasis on education throughout its history, the only public building remaining from the town's earlier periods is the Negro School. Ironically, the building is not of a high style, has been moved twice, and has been composed of several structures. However, its core dates from the 1880s, and it has served the black population in the present location since 1918. The school continues to focus the black community's anti-discrimination efforts.

Education for San Marcos' black children began informally in 1847, when they were taught by the Presbyterian minister's wife and a Mary Sublet. Following passage of the Public Free School Law in 1876, the Negro School District, the first in Hays County, was formally organized on January 13, 1877, with 50 pupils and a black preacher as teacher. In 1890, \$8,000 was raised to build a new school for white children on the site of the old school, on Woods Street, the present location of St. Mark's Church. The old building was moved to center street, next door to the African Methodist Church, and repaired for the blacks' use. A black minister again served as teacher for an average salary of \$37 per month.

John H. Saunders became superintendent of schools for the county when such an officer was required by the state. He developed the entire system, and provided training for black teachers. In 1918, the frame building was moved again, this time to its present location. Along with the old building went the old textbooks; new books were bought for the white children. (Having to use old, outdated books required black teachers to put more of themselves into their instruction, reports an interviewee. This need probably accounts for some of the high esteem in which black teachers are held locally.)

In 1961 the Negro School's name was changed to the Dunbar School, to honor Paul Lawrence Dunbar (1872-1906) of Dayton, Ohio, a noted black author. The school closed in the '60s when full integration was achieved, and was sold in 1973 to a philanthropic couple who gave it to the city for use as a community center.

Many black residents feel that the city has not developed the school's community role as fully as is appropriate. For example, the school was used for storage and lawn mower repair space, while utilization for classes and recreation remained low. Many feel that no fee should be charged for public use of the building and some have refused to pay it. In order for Dunbar School to receive more attention, blacks have organized to pressure the city and keep the neighborhood informed of changes. Need for a public soccer field has recently been voiced; there is a push for the playing fields around Dunbar to be upgraded for this purpose. Neighborhood old people have no place to go for socializing. Some sit on the steps of a closed lodge building on nice days. Repairing,

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 11

equipping, and opening the school all day for the use of these lonely people is another goal the community hopes to see realized. Those meetings and events that are held at Dunbar are well attended, while similar functions held elsewhere are not. Mrs. Ollie Giles summarized local sentiment with this statement: "Dunbar is something special. It's something that can identify us."

The Negro, or Dunbar, School Building is mainly over 50 years old, and is the only surviving historic school connected with the San Marcos black community.

Bibliography:

- Historical Markers in Hays County 1907-1976, pp. 184-188.
- Interview with Theodora Scrutchin, June 9, 1982.
- Interview with Catherine Hardeman, May 21, 1982.
- Interview with Mrs. Charles Williams, undated.
- Interview with Yancy Yarbrough, August 12, 1982.
- Interview with Mrs. Ollie Giles, November 5, 1983.

Geographical data: Acreage - approximately two acres
UTM reference - 14 / 601730 / 3305370

Verbal Boundary Description - The northwest boundary is a line 135 ft. long that starts at the south corner of Comal and Endicott and runs southwest along Comal. The northeast boundary is a line beginning at the same point, approximately 630 ft. long, or, the length necessary to reach Purgatory Creek, which forms the southern boundary. The remaining boundary is created by turning 90 ° at the end of the 135 ft.-long line on Comal Street and proceeding directly southwest until Purgatory Creek is reached. This line encloses the main building, its attachments, the separate building, and part of the playground surrounding them.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only
received
date entered

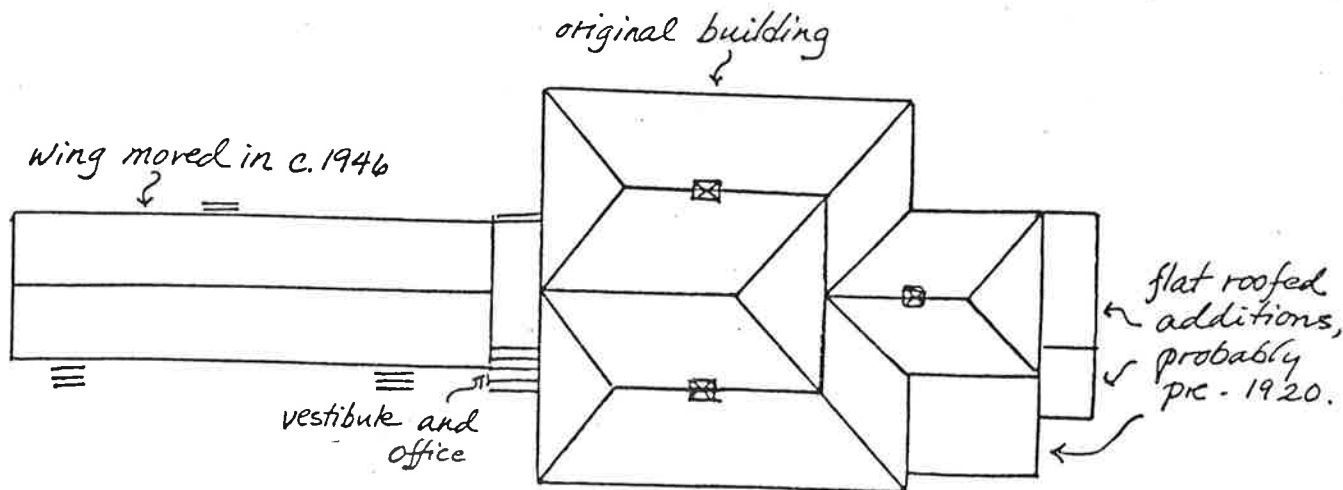
Continuation sheet

Item number A11

Page 11A

Historic Resources of San Marcos
#5 Negro School

Home
Economics
Bldg. moved in
c. 1930. Construction
is earlier.



Scale is approximate.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 12

6. Name: Main Building, Southwest Texas Normal School
(Common name - Main Building, or Old Main, Southwest Texas State University)

Location: Old Main Street, Southwest Texas State University campus

Classification: Category - building; Ownership - public; Status - occupied;
Accessible - yes, unrestricted; Present use - educational.

Owner of Property: Southwest Texas State University
Mr. Robert Hardesty, President
J.C. Kellam Building, SWTSU
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

The Victorian Gothic Main Building of Southwest Texas State University is the most impressive structure in San Marcos. It is of buff brick and two and a half stories high. The remarkable profile is created by the four pyramidally roofed towers that rise from each of the four corners of the rectangular structure, the main mass of which is topped by a hipped roof. The central gabled pavilion of the south facade and the wall dormers of the corner towers add to the roofscape.

The south front is the primary facade, and is divided into five bays containing three windows each. The two end pavilions feature windows with two-over-two lights in segmentally arched frames on the first floor, with round-arch openings on the second floor. This pattern of fenestration is repeated on the recessed second and fourth bays of this facade. The central pavilion features round-arch window openings on the first floor, and pointed-arch openings on the second. All of the window openings of the building are formed by limestone arches. The walls are articulated with a corbel table under the cornice of the gable end, multiple brick stringcourses (six for each floor), stone stringcourses that double as window sills, brick dentil and zigzag courses, and indented panels. Each of the wall dormers of the attic floor contains a double window set within a broad, pointed-arch frame. A limestone roundel is set above the apex of this arch. The roofs of each of the four corner pavilions rise up from the wall dormers in flat planes towards a cornice which marks the base of the upper pyramidal section of the roof, the sides of which are concave. Tall finials rise from the peaks of these uppermost roof elements.

The other facades feature similar decoration, but are less complex in their design. The east and west walls are flat, but show a slight projection of the bays. The north front has no central pavilion, but brick piers define the central bay, and the end pavilions project slightly. This wall is covered with a heavy growth of ivy. A fire escape is attached to the east facade.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 13

Few exterior changes are evident. Some windows have been bricked in or their light arrangement changed. An old postcard shows the second floor Gothic windows, now nine-over-nine, to have contained long vertical lights. Tiny eyebrow dormers that appear in old photos are gone. A roof crest, similar to iron fencing, once ornamented the hip, but differs from a sawtooth design seen in a drawing, perhaps by Northcraft, but never in photos. There have been finials on the hip's ends. The roof color has changed at times, also. During World War II it was painted a light color.

More alteration shows inside. The long wooden ceiling of the first-floor hall has been covered by dropped acoustical tile, and the vaulted ceiling of the second-floor auditorium has been largely obscured. Wooden details, including sawn cutouts under each stair tread and beaded wainscoting, have been painted light brown. The stairs remain important features; the eastern one sends a single flight to a landing where it branches in two, and the western flights are hidden behind side walls from where they converge at a landing where there is a single flight to the second floor. University officials and Texas Antiquities Committee staff are working together on a major restoration plan.

Significance: Period - 1900- ; Areas of significance- architecture, education.
Specific dates - 1902-03; Edward Northcraft. Architect; Francis
Fisher and R.C. Lambie, contractors.

Among the many fine buildings of the state, the old Main Building erected for the Southwest Texas Normal School stands out. The design is Victorian Gothic, with steep gables, arched windows, dormers, and roof finials. The setting is particularly lovely. "Old Main" occupies Chautauqua Hill, and its distinctive outline is visible for miles.

In 1899, the Texas Legislature established the university-to-be as a "normal" school, a teachers' college. It would be located on a hilly, 11-acre tract given by the city, that since 1885 had hosted educational and inspirational meetings. The property became available with the Chautauqua's collapse. Edward Northcraft, a local professional of considerable talent, was chosen as architect for the school's first building. The cornerstone was laid April 28, 1902. It opened in 1903 with a faculty of 17 and an enrollment of 303, but grew rapidly in size and prestige. Nineteen fifteen saw its status elevated to junior college. In 1918, Southwest Texas became a full, four-year college; in 1936, it opened a graduate school. Finally, in 1969, the name was changed to Southwest Texas State University. Among its many graduates was Lyndon B. Johnson, in 1930. Present enrollment is over 15,000.

Today, Old Main houses the ROTC and Journalism Departments. An extensive restoration program is being planned.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 14

Bibliography:

Historical Markers in Hays County 1907-1976, p. 45.

Texas Democrat, April 28, 1902.

Annie Hall, The History of Hays County, Texas, plate VII.

"Background on Old Main," press release from University News Service, 1972.

The Pedagogue, yearbook published by Southwest Texas Normal School and Southwest Texas State College. 1905 and 1916 editions.

Geographical data: Acreage - less than one acre.

UTM reference - 14 /602480 / 3306800

Verbal Boundary Description - The immediate environs of Main Building are described on three sides by a low stone-and-concrete wall that serves as a boundary. Its distance from the structure varies. On the north, or rear facade, it is about 10 ft. from the building, and about 14 ft. from the east facade. From the building's southeast corner, the wall curves out to form a yard in front of the south facade. At the building's midpoint the wall is about 48 ft. from the facade. It continues at this distance to the southwest corner. The west boundary is defined by a low concrete platform 20 ft. wide at the building's midpoint, and 10 ft. wide at its southwest and northwest corners.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number 10

Page 1

Notes on individual inventory forms:

Location: All properties are within the city limits of San Marcos, Hays County, Texas.

Location of legal description: Legal records for all properties are housed in the Hays County Courthouse, San Marcos, Texas, and are augmented by materials in the City Tax Office, City Hall, San Marcos, Texas 78666.

Geographical data: All properties are found on the San Marcos North quadrangle. The scale is 1 : 24000

No properties overlap county or state boundaries.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 15

7. Name: Fisher Hall (also known as Boy's Dorm, Coronal Institute. Common name - Pi Kappa Alpha Fraternity House)

Location: 1132 Belvin Street

Classification: Category - building; Ownership - private; Status - occupied; Accessible - yes, restricted; Present use - private residence (fraternity house).

Owner of property: PKA Housing Authority of Texas
Robert Cotner, Registered Agent
P.O. Box 1115
San Marcos, Texas 78666

Description: Condition - fair; Altered; Original Site

Set at the end of a large yard that was originally used as a parade ground is the three-story, buff-brick Fisher Hall. The dominant feature of the building is the substantial five-bay frame porch on the primary, or east facade. The porch is framed by massive unfluted columns, and has pilasters at the point where the porch frame joins the wall. While the columns have lost their capitals the pilasters still retain their Ionic caps. The first floor of the porch features broad, round arches between the columns, each with a simple keystone element. The entire porch is topped by a simple entablature with a dentiled cornice. The porch railings are formed by turned spindles. The majority of the windows on the first floor are paired under round-arch openings formed by rowlock arches. The windows of the second and third floors are set in openings formed by segmentally arched rowlock arches. All of the windows have sashes with two-over-two lights. Double doors open on to the porch on both the first and second floors. The walls are articulated by string courses, the majority of which serve to connect the window sills and arches to one another.

The east elevation features a central bay that projects from the wall plane and rises the full height of the structure. The west elevation is a flush wall to which a fire escape is attached. The north elevation features a two-story extension that appears to be original, but has had some alterations, including the addition of a frame utility shed. The south, east, and west elevations are topped by a plain brick parapet with a molded metal cornice.

As constructed, the dorm had no front porch, but did have pointed caps at its corners, resembling stylized anathemia. When they were removed is not known, but it was prior to 1928 when a photo was taken that shows a square, pillared gallery with a three-bay entrance pavilion that extended almost to the end walls (built 1923). The present porch was built between 1928 and 1931. These changes, although dramatic, should not be considered inappropriate alterations. They were the natural result of the building's changing uses and have gained their own significance with the passage of time.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 16

The building rests on a concrete foundation that includes a half basement pierced by low arches. A modern stair leads up to the porch.

Inside, public areas are concentrated in the center and are flanked by residents' rooms. Its service in many roles ensured several alterations, but its origin as a dormitory indicates that it was probably never elaborately decorated. The rehabilitation potential is good.

Significance: Period - 1900- ; Areas of significance - architecture, education, other - medicine; Specific dates - 1906, W.N. Hagy, architect.

Fisher Hall is a handsome structure, typical of institutional buildings of the early 20th century. Set back from the street, the regularity of its lines makes a bold design statement. It is the only building remaining from Coronal Institute, and has filled many community needs since its construction in 1906 as a boys' dorm.

The building's name honors Rev. Sterling Fisher, Coronal's president from 1903 to 1916. From the dorm, the boys walked five blocks to the Institute. Coronal closed in 1919, but the dorm housed the Normal School Army Training Corps members during World War I. Nineteen twenty-three saw the building opened to the community as "The Soldiers and Sailors and Marine Hospital". Various individuals and groups had contributed to the dorm's outfitting as a hospital. Records even detail the items collected at a linen shower held in a local home. Other fund-raising events included a party and a motion picture benefit. "Soldiers and Sailors" remained open until a new hospital was built in 1960. The American Legion bought it and leased it to the San Marcos Baptist Academy as a junior cadet dorm. Pi Kappa Alpha Fraternity is the present occupant.

Bibliography:

Tula Townsend Wyatt, "A History of Memorial Hospital," unpublished monograph, c. 1938, on file at San Marcos Public Library.

San Marcos Record, June 6, 1963.

Recorded Texas Historic Landmarks files, Texas Historical Commission, Austin.

Interview with Alberta Smith, June 11, 1982.

Geographical data: Acreage - approximately 2 acres

UTM reference - 14 / 600980 / 3305370

Verbal Boundary Description - H.E. Barber Addition, Block 4, lots 12, 13, 14, and part of 11. The property forms a rectangle measuring 200-ft. along Belvin Street (measured from the corner of Veramendi Street and Belvin Street) by 472.4 ft. along Veramendi, (measured from the same corner). The boundary includes the large front yard and a piece of vacant wooded land behind the building, all of which is under the same ownership and provides a setting that accents the importance of the structure.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 17

8. Name: Hays County Jail

Location: 170 Fredericksburg Street

Classification: Category - building; Ownership - private; Status - unoccupied;
Accessible - yes, restricted; Present use - other, vacant.

Owner of property: Mrs. Dottie Payne Sims
P.O. Box 484
San Marcos, Texas 78666

Description: Condition - poor; Altered - slightly; Original site.

The old Hays County Jail typifies 19th-century Texas penal construction. Its main block is L-shaped and two stories; at the rear is the one-story cell structure. Walls are cut limestone. The low-pitched, standing-seam metal roof is hipped over the residential section, flat over the cell. A porch fills in the ell. Fenestration consists of wood-sash windows with four-over-four lights on all except the rear wall, and four-panel wooden doors that occur on the north, east, and south sides.

Decoration is minimal. A simple, brick, dentilled cornice is found on the cell section. Under the main block's eaves are brackets and a simple frieze made of boards and moldings arranged in geometric shapes. The window frames have shallow arches echoed by brick, rowlock, segmental arches. Cut limestone sills are below. Shallow scallops follow the porch bays. One spindle remains on the wood stair in witness of its former elegance.

Inside the jailkeeper's quarters there are two rooms downstairs, one evidently a kitchen, and two upstairs. An L-shaped stairhall gives access to the north and east doors. A slot in the kitchen wall is for passing meals to prisoners in the cell. Wall surfaces are plastered. The interior walls are 15 inches thick and of brick. Again, detail is low key, consisting primarily of simple door moldings and a beaded ceiling in the stairhall. The cell section has an exceptionally high ceiling, coming almost to the roof level of the front section. Within there is an iron cage reported to be of a later date.

Also on the property are a one-story, carport-like shed attached to the south wall, a wood barn to the northwest, and an open pavilion made of a hipped roof on metal posts to the southwest. Their history is not known, but the attached shed is the only one that could be said to detract. Although the jail is in disrepair, it has good potential for rehabilitation. The original specifications are in the county records.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 18

Significance: Period - 1800-99; Areas of significance - architecture, law.
Specific dates - 1884. Edward Northcraft, architect;
B. F. Donalson, builder

A low-pitched roof and bracketed eaves bespeak the Italianate character of the old Hays County Jail. This style, more often used on residence, adds grace to the otherwise almost undecorated, forbidding edifice. The building served county law enforcement efforts for more than half a century.

The County Commissioners met on Valentine's Day, 1884, to sign a contract for the construction of the new jail on the same lot as the one built in 1873. Edward Northcraft and B. F. Donalson were given until August 12 to complete their task, for which \$11,500 had been allocated. Specifications were firm. The jail was to be constructed of the best stone, brick, and lumber.

Hays County's only official hanging was held in the jailyard on April 9, 1915. One Benjamin Guerrero is reported to have puffed a cigar and quipped "Fine show, no?" to the crowd just before his execution. The jail lasted until 1937, when frequent breakouts and repairs neccessitated a new one.

Bibliography:

Records of the Hays County Commissioners Court, Book C, pp. 391-405, February 14, 1884.
San Marcos Record, April 16, 1915.
Hays County Times-Leader, April 16, 1915.

Geographical data: Acreage - less than one
UTM reference - 14 /602140 / 3305810

Verbal Boundary Description - Original town site, block 16, lot 15 and the northern 28.33 ft. of lot 14. The lot is 158.33 feet by 111.66 ft.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 19

9. Fire Station and City Hall

Location: 224 North Guadalupe Street

Classification: Category - building; Ownership - private; Status - unoccupied
Accessible - yes, restricted; Present use - other, (vacant).

Owner of property: Mr. and Mrs. Celestino Mendez
1213 West San Antonio Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Prolific Austin architect Roy L. Thomas designed the Fire Station and City Hall building in a vaguely Renaissance Revival manner. The structure is a simple two-story rectangle with buff brick walls, a low-pitched, hipped roof of red barrel tile, and a pedimented entrance.

Decoration is concentrated on the front (west) facade. Three entrances (the central, multidoored one is hidden behind the "For Lease" sign) are inset to form an overhang supported by brick piers and, inside the piers, two unfluted Doric columns. On the wall surface dark brown brick, tiles, and concrete forms in geometric shapes contrast with the light brick. Stone or concrete cartouches at the corners add a softening touch. Dentils and openwork brackets, some of them paired, are found under the overhanging eaves.

Except for the west facade, which has windows with one-over-one lights, the windows have two-over-two lights. A historic photo shows that the 1/l's are original, and that their transoms, now filled in, were once clear. There are 11 windows lined regularly on the west second floor. On other walls they are arranged irregularly. A stranded second-floor door on the east wall shows that a stair has been removed there. All windows are on stone or concrete sills.

The four-panel door at the northwest is like the eight doors of 10 lights each hidden behind the sign. At the southwest corner is a simple single door that leads to the long, narrow, city-hall section and a front stair. Interesting features in the city-hall area are the green and white octagonal tile floor and the vault doors that appear to be painted metal. One displays a lion's head, composite pilasters, and a dentiled entablature. The other has an acanthus-leaf frieze. Besides this room, its vaults, and the fire engine room, there is another room to the rear. The second floor is one large room, now open to the roof, devoid of detail. There is a brick chimney near the southeast corner. The only other major change to the building was the removal of the bell and its metal tower from the roof. It was feared that their weight would cause them to crash through.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 20

At the building's northwest corner, not much higher than the sidewalk, is a small gravestone inscribed "In Memory of Jack. Killed 12-27-1922. Mascot S.M.F.D."

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, government. Specific dates - 1915. Roy L. Thomas, architect.

The San Marcos Fire Department has been held in high esteem since its beginnings in 1881, and its home from 1915 to 1969 is a fitting monument for the organization. Reflecting the early 20th-century trend in public buildings which drew inspiration from Renaissance sources, the Fire Station and City Hall building is the most important non-residential structure from the post-Victorian period, and served many community functions.

Prior to the organization of a volunteer fire department in April 1881, a bucket brigade fought the many fires that plagued the town's frame structures. Two volunteer divisions were started in 1884--the Hook and Ladder and Alert Hose companies--and a third in 1886, the Rescue Hose Company. By 1889 the total membership of the two older companies was 26 active and 26 honorary. The department remained purely voluntary until the 1950s, and for a time was the largest voluntary fire department in the state.

Horse- or mule-drawn carts served as water wagons until 1914, when the first motorized truck arrived. Dubbed "Old Faithful," the La France truck was still in use in 1975. Also, in 1914, the old station burned. The following year the new station was built in an attractive combination of motifs. Under the wide eaves and low roof typical of the Prairie Style, classical columns and cartouches decorate the front facade. Red barrel tiles are typical of Spanish-derived buildings of the period.

Stories about the town's fires and their fighters abound. Among the list of well-remembered episodes is the 1920 blacksmith-shop fire that was so hot that the telephone poles on the other side of West San Antonio Street ignited. Every firehouse seems to have a Dalmatian mascot, but this one had a fox terrier, Jack, whose tiny grave is marked by an inscribed stone near the northwest corner. The bell that once topped the building warned of fires and other calamities and also proclaimed good news, such as the end of World War I. On January 6, 1924, two boys climbed to the bell to summon police after robbers held up the State Bank and Trust across the street and cut the cord.

The building housed firemen (on and off duty), a town hall with stage and dressing room, and the Chamber of Commerce on the second floor. On the first floor, besides the fire trucks in the north part, was the city hall in the southern section.

After closing as a firehouse in 1969, the building became a local museum for a few years. It is presently for lease.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 21

Bibliography:

Edward C. Serur, Public Relations Division, San Marcos Fire Department, undated monograph on fire department history. On file at the San Marcos Public Library.
Interview with Catherine Johnson, May 27, 1982.
Interview with Jack Wood, June 10, 1982.
San Marcos Record, October 8, 1959, February 1, 1973, January 1975, May 16, 1976, March 26, 1978, and April 19, 1981.

Geographical data: Acreage - less than one acre.
UTM reference - D 14/602250 / 3306200

Verbal Boundary Description - Original Town Site, Block 20, southern 87.33 ft. of lot 1.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received
date entered

Continuation sheet

Item number All

Page 22

10. Name: Fort Street Presbyterian Church

Location: 516 W. Hopkins St.

Classification: Category - building; Ownership - private; Status - unoccupied;
Accessible - yes, restricted; Present use - other, vacant.

Owner of property: Mr. Steve Wimberley
Ms. Nancy Wells Mize
502 Dawson
Austin, Texas 78704

Description: Condition - fair; Altered; Original site.

The Fort Street Presbyterian Church is a modest, white, frame vernacular Gothic building distinguished by two octagonal towers within the arms of its cruciform plan. A gable over the sanctuary is intersected by another over the chancel. Both are covered with standing-seam metal roofing. A similarly styled and finished educational wing spans the building's rear, but the half-pyramid roof of the apse is visible above it.

The towers rise from square bases, although the transition is smoothed in shingling. Above the wood louvres that comprise the walls are steep pyramidal roofs of plain sheet metal, supported by small carved brackets. The northern tower is about six feet higher than the southern. Other exterior features are triangular, carved, corner brackets at the chancel's front walls and bands of decorative shingles on the gable end.

All windows in the original structure are multipaned in the Gothic style. The panes are rose, turquoise, gold, green, or clear and stippled. Those in the sanctuary's first floor are sash, those above are on pivots.

Three bays of upward-sliding doors separate the sanctuary and chancel. Their frames are detailed with bullseye and trefoil moldings. The sanctuary's hardwood floor curves down toward the altar. Most of the curved pews are still in place. Church records from 1901 state that the pews installed in the new building were "antique." Thus they pre-date the church, but their exact date is unknown. Panelling from 1941 or 1957 obscures the altar's apse, but there are reports that stained glass is in place behind.

A 1904 photograph shows the education annex and southwest tower not yet built. Their styles indicate construction not long thereafter, but the education building was not put up until 1949. The photo also shows that the church was painted in several values. The shingles were in eight bands of two alternating shades, the trim was darker than the walls, and the tower shingles were darker still.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received
date entered

Continuation sheet

Item number All

Page 23

Significance: Period - 1880-1899, 1900- ; Areas of significance
Specific dates - 1901; Samuel Blue Bales and John Cape, builders.

Built in 1901 in Gothic style, Fort Street Presbyterian Church is one of only two San Marcos churches to survive without damaging alterations. The design is vernacular but elegant. Victorian-period detail inside and out beautifies the simple building, which is credited to local craftsmen. During its years of service the Fort Street Church housed three different denominations.

Members of the Cumberland branch of the Presbyterian Church had organized a congregation in San Marcos by the 1860s. By 1892 the group had built a sanctuary on Fort Street, now West Hopkins. Shortly thereafter this burned, but was rebuilt perhaps in the original design, within the year. Samuel Blue Bales, overseer of the construction of the Texas State Capitol and a church elder, and John Cape, a ginmer and postmaster, are said to have been the contractors. Will Barber was a major financier. Central Presbyterian Church, U.S.A. became the name in 1912. Six years later, a loose federation with the First Presbyterian Church took the Cumberland congregation from its sanctuary. The structure was not completely abandoned. The owners returned occasionally for private gatherings and in 1925 the Literary Clubs of San Marcos were given permission to use it as a lending library. In 1929 the federation dissolved and the congregation returned, only to turn over the building in 1940 to the First American Lutheran Church. The First Pentecostal Holiness Church used the structure after 1969. Recent years have seen the church vacant.

Bibliography:

Martha Hawn Baker and Martha Louise Baker, The History of the First American Lutheran Church, Privately printed, San Marcos, Texas, 1969.

San Marcos Daily Record, Golden Anniversary Issue, 1962.

Frances Stovall, "Cumberland Presbyterian Church," a condensation of material in a notebook belonging to Tula Townsend Wyatt. Unpublished, July 1, 1982. On file at the San Marcos Public Library.

Interview with Clara Louise Cape, June 24, 1982.

Interview with Kathryn Rich, June, 1982.

Geographical data: Acreage - less than one acre.
UTM reference - 14 / 601740 / 3305960

Verbal Boundary Description - Lindsey and Harvey Addition, Block 3, part of lot 6. The rectangular property measures 83.33 ft. along West Hopkins, measured from a point 120 ft. from the west corner of the intersection of State Highway 12 and W. Hopkins Street.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 24

11. Name: Cemetery Chapel

Location: San Marcos Cemetery, on State Highway 12, northwest of central San Marcos.

Classification: Category - structure; Ownership - public; Status - unoccupied;
Accessible - yes, unrestricted; Present use - religious.

Oner of property: City of San Marcos
Dr. Emmie Craddock, Mayor
City Hall
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site

More a pavilion than a building, the Cemetery Chapel is a white, cruciform, frame structure, the arms of which practically consist of large, straight-sided, pointed arches. Dimensions of the two axes are 46'6" x 16'6", and 36'6" x 16'6". The "walls" are one bay in width, except for the nave, which contains two bays. Four gables are covered in corrugated metal.

The Chapel's construction is of single boards with exterior battens on a frame of heavy square posts. Rough logs fastened with iron spikes form the foundation. There is no ceiling; the truss system is visible and creates an attractive pattern against the roof boards.

Wooden benches are affixed to the transept arches on both sides. Originally, there were freestanding benches also, but these have been removed. The floor is unpaved. A gutter and cistern system for collecting rainwater were replaced by a well, windmill, and wooden tank, but these fell into disrepair. Their removal did not damage the chapel.

A major attribute of the chapel is the peaceful setting, on a hill overlooking the cemetery on one side and distant blue hills on the other.

Significance: Period - 1890-1899; Areas of significance - architecture.

Specific dates - 1866. Edward Northcraft, architect; Ralph Smith, builder.

American Gothic Revival tastes ran the gamut from frilly to stark. San Marcos' Cemetery Chapel is in the latter category, "Carpenter Gothic". The open air plan also recalls the brush arbors that served the first pioneers until they could afford genuine sanctuaries.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 25

The earliest settlers used a plot in the Lindsey addition, a block from where First Methodist Church now stands, as a cemetery. Mrs. W.W. Moon was the first person buried, in 1846. The City of San Marcos Cemetery Association in 1876 bought a plot further from town, where a few people, including six slaves, had already been buried. This became the present cemetery.

Before the chapel was built, mourners had to make a long carriage journey into town for the service and then another out to the cemetery. This was too time consuming for those who wanted to be back on the farm by dark. Also, cemetery chapels were becoming "in vogue" across the southwest where mild weather made them possible. So, architect Ed Northcraft and builder Ralph Smith were contracted in 1886 to erect a chapel on a cross plan. They would have five months to complete the \$450 structure. Their work was well-received; the chapel has hosted the last rites of the town's most respected citizens and veterans of the Civil, Spanish-American, and both World Wars.

Bibliography:

Recorded Texas Historic Marker file, Texas Historical Commission, Austin, Texas.
Historical Markers in Hays County (see general bibliography for full listing),
p. 150.

The Free Press, January 7, 1886.

Speech by Tula Townsend Wyatt, November 11, 1966, recorded by the Hays County
Historical and Genealogical Society, on file at the San Marcos Public
Library.

Geographical data: Acreage - less than one.
UTM reference - 14/600690/3306500

Verbal boundary description - The chapel is located 400 ft. south of the southernmost extension of the 800 ft. contour line of a scarp that straddles State Highway 12. (The eastern 800 ft. line crosses Highway 12 about 400 ft. northwest of the city limit). The chapel's boundaries are formed by a lozenge shape, the points of which are 35 ft. from the midpoints of the cruciform structure's end walls. The sides of the lozenge are, therefore, at 45° angles from the chapel walls and face (approximately) the cardinal directions. Includes the structure and immediate environs only.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 26

12. Name: Green and Faris Buildings
(Common names - First National Bank Building, San Marcos Title Company Building)

Location: 136-144 East San Antonio Street

Classification: Category - buildings; Ownership - private; Status - occupied
Accessible - yes, restricted; Present use - commercial, private
residence (apartments upstairs)

Owner of Property: Larry Murphree and ^{Michael}~~Vincent J.~~ Scanio Bruce Harper
144 East San Antonio 100 East Mimosa Circle
San Marcos, Texas 78666 San Marcos, Texas 78666

Murphree and Scanio own 140-144 E. San Antonio in partnership;
Murphree and Harper own 136-138 E. San Antonio in partnership.

Description: Condition - good; Altered; Original site.

The two-story commercial Green and Faris Buildings are located on the south side of the courthouse square at Lyndon B. Johnson Dr. At 136-138 E. San Antonio (the Faris Building), the brick is painted a putty color, which contrasts handsomely with the white and maroon accent applied to the segmental arches over the four windows with one-over-one lights and the stringcourse connecting them. Striped awnings over the five-bay store window and door (first floor) separated by iron posts, repeat the color scheme. Adjacent on its east, the larger building at 140-144 E. San Antonio (the Green Building) is of roughcut limestone (side and rear) and brick (front), all painted cream. Nine windows with four-over-four lights under segmental arches span the second-floor front facade. Below, a V-crimp metal canopy on metal posts protects the six original iron posts set among the plate-glass windows and doors, which have aluminum frames. Both posts and panels are trimmed in dark brown.

As is common on commercial rows, the remaining walls are less articulated. The east wall, on LBJ, contains seven second-floor windows with four-over-four lights set into the limestone, and one modern, single-paned, aluminum-frame window on the first. From the rear (looking north) one can see that the roof of 140-144 is not flat, as it appears from the front, but consists of two low gables with their axes running north to south. Openings on the rear wall are in an irregular arrangement of mostly windows having four-over-four lights along with a few modernized ones; all are under segmental arches, as are the double door and one single door.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 27

A worn section of gridded metal to the right of the entrance to 144 may be the bank's original entrance. At the northeast corner, a piece of concrete laid diagonally shows there was also an entrance there at some point.

As built, the window panels at 140-144 were set back from the posts and trimmed with wrought iron. A photo taken about 1900 shows the unpainted dark brick in contrast to the limestone and lighter segmental arches. The canopy at that time appears to be wood, with a scalloped "eyelet" edging and a railed balcony above. This configuration was probably original, and is barely visible in an 1881 bird's eye map. No photos have been found of the 136-138 section.

The buildings were constructed separately; 140-144 has a full limestone wall on the west also. Both buildings were severely altered over the years, and very little first-floor or interior historic fabric was left for the present owner's rehabilitation program. Thus 140-144 has a fairly modern but pleasant interior. Beaded-board ceilings do remain in 136-138, but the board floor is not original. The owners may perform further restoration work.

Significance: Period - 1800-1899; Areas of Significance - architecture, commerce.
Specific dates - 1879 (Green Building), 1881-85 (Faris Building).

The oldest operating business in San Marcos, the First National Bank, opened in this location in 1879. The bank's original home at 140-144 East San Antonio, and its neighbor, are two of the handsomest buildings on the courthouse square, and perhaps the oldest. Their unadorned design is typical of the period when the town was just beginning to develop as a commercial center.

Ed J.L. Green bought property on the south side of the square in 1878, and in the next year built the rock structure. His private enterprise, "Ed J.L. Green Banker," received a national charter six years later. On May 16, 1885, the First National Bank of San Marcos opened with 500 shares of capital stock at \$100 a share, of which Green held 300.

Other businesses had occupied the building along with the bank. Green rented to lawyers, doctors, and real-estate agents. Martin Weiss' Chicago Store, which seemed to sell everything from groceries to hats was in the easternmost section. The building next door, at 136-138 San Antonio (called the Faris Building after a 1926 lawsuit that called it by that name), also housed a multitude of businesses. One is said to have been a Chinese grocery store.

Not much has been found out about N.K. Faris, except that he owned a great deal of property in San Marcos, and that he was codirector of the Chautauqua.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 28

In 1909, the First National Bank moved to the east side of the square. The Courthouse Annex now occupies that building, which has been cruelly altered. The Green and Faris Buildings continued to serve in various capacities. Shortly before rehabilitation, the San Marcos Department Store was in the Green area. The structures are combined here as one property primarily because they were originally in the same hands, because the present owner owns both buildings, and because they form a single visual unit.

Bibliography:

Interview with Larry Murphree, May 27, 1982.

Interview with Norman Yarbrough, undated.

Recorded Texas Historic Landmark files, Texas Historical Commission, Austin.

Hays County Citizen, April 17, 1975.

San Marcos Daily Record Golden Edition, September 20, 1962.

Hays County Times, September 3, 1897.

Geographical data: Acreage - less than one acre.

UTM reference - 14 / 602370 / 3305980

Verbal Boundary Description - Original Town Site, northern 90 ft. of lot 4, block 13, and of the eastern 3 ft. 8 in. of lot 5.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 29

13. Hardy-Williams Building (Common names - Williams Pharmacy, Hillburn's Pharmacy)

Location: 127 East Hopkins Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, unrestricted; Present use - commercial.

Owner of property: Estate of Dr. Wilburn Cook Williams and heirs
c/o Mrs. Myrtle Penn Williams Tarbutton
626 Lindsey Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

The north side of the courthouse square is distinguished by the Hardy-Williams Building (now Hillburn's Pharmacy). It is a two-story commercial structure of ashlar (front facade) and roughcut (side walls) limestone. Five round-arch windows with four-over-four lights pierce its second-floor, south facade. The windows are capped by key-stones and stone hoodmolds that connect as a stringcourse. Another stringcourse connects the sills. Six similarly shaped and paned windows are on each of the side walls, and their arches are formed by three rows of reddish-brown bricks. Dressed stones form the frames and sills. A door with a dressed-stone arch but a modern fitting forms the drive-up prescription window in the alley. There is a third door at the west end of the south wall, which leads up a stair to a second-floor pool hall.

The front facade is defined by a slight indentation back from its corners and cornice. An early photoshow that a more elaborate cornice, probably metal, once capped the structure. It was removed sometime between 1916 and the 1940s. A double door for horse carts is remembered by an informant, but its exact location is not. It may have been at the rear, to which was added a one-story addition in 1920. This addition, although unattractive, is effectively hidden and connected directly inside.

Other recent changes are minimal and reversible. The simple coffered ceiling with pressed tin is in place, as are the black and white, octagonal tiles of the floor, as well as an old scale. The iron columns that divide the pharmacy section of the front facade into thirds are still present and their tops are visible, although they are boxed in aluminum. Transoms are still in place above the modern awning and aluminum door.

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, commerce. Specific dates - 1880-1885..

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 30

The Hardy-Williams Building is the best preserved of the commercial structures on the north side of the courthouse square, and strongly reminiscent of the pre-boom, late 19th century. Of rough- and smooth-cut limestone, the building is accented with round arches on its second floor. Several businesses important to small-town life have occupied the structure.

The building was constructed prior to 1886 by H. Hardy as a feed store. At one point, there was a double door that allowed horse carts to enter. Talmadge and Hudson then operated a hardware store at this address. During the first decade of the 20th century, probably in 1906, Dr. William C. Williams opened his medical office upstairs. His brother, John, ran Williams Drugstore downstairs. Dr. Williams, a native of nearby Caldwell County, and a 1905 graduate of the University of Tennessee's Medical School, also ran the San Marcos Sanitarium at 1251 Belvin. Following Dr. William's death in 1947, the business was sold to Mr. B.D. Hillburn, although the building remained in the hands of Williams' heirs. John Carson now runs a drugstore there, and the soda fountain continues to be a downtown gathering point.

Bibliography:

Interview with John Carson, March 1982.

Interview with Myrtle Penn Williams Tarbutton, April 29, 1982.

San Marcos Record, Golden Anniversary Issue, September 20, 1962.

San Marcos Record, November 7, 1947.

Geographical data: Acreage - less than one acre.

UTM reference - 14 / 602330 / 3306140

Verbal Boundary Description - Original Town Site, Block 20, western 33.7 ft. of lot six. The property is a rectangle measuring 33.7 ft. by 157.67 ft.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received 7/14/83

date entered

Continuation sheet

Item number All

Page 31

14. Name: McKie-Bass Building (Common name -- Hays County Abstract Company Building)

Location: 111 North Guadalupe Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - commercial.

Owner of property: Hays County Abstract Company
Zeb H. Fitzgerald, President
111 North Guadalupe Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

On the west side of the courthouse is the McKie-Bass Building, now the Hays County Abstract Company. Part of a commercial row, it is a two-story structure with a cast-iron, first-floor shopfront and a red-brick second story.

Detail is concentrated on the east facade. The three-bay, first-floor front (by Mesker Bros. Front Builders, St. Louis) is painted white, as is the metal cornice. Both contain stylized foliate motifs. The three windows with one-over-one lights on the second floor are set into indented niches elaborated by segmental arches and fancy brickwork zigzags.

On the second-floor south wall are five sash windows with four-over-four lights, also under segmental arches. Three similar windows have been boarded over in the rear. The roof recedes in steps to the west wall. C.T. Bass' name is still visible in faded paint on the south wall.

Although there is a modern interior on the first floor, it is set below a beautiful, intricate, pressed-tin ceiling that could be re-exposed. A major feature is the vault door (Mosler Safe Co.), removed from the old First National Bank. The second floor is largely untouched. The spindle-railed back stair leads to living quarters of lath and plaster wall, high beaded ceilings, and a hall skylight.

The McKie-Bass Building was once part of a larger structure. Since it has long been separated by an interior wall, is under separate ownership, and is in much better condition, it is considered a separate building.

Significance: Period - 1800-1899, 1900- : Areas of significance - architecture, commerce. Specific dates - 1893.

The McKie-Bass Building is the only commercial building in San Marcos that has retained its cast-iron front. Other features are well preserved, making it one of the outstanding 19th-century structures of the courthouse square.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received
date entered

Continuation sheet

Item number A11

Page 32

W.R. and Daniel McKie and their sister Jennie McKie Hutchins erected the building in 1893 as an investment. B. Daily operated a grocery store there in 1895. C.T. Bass of Georgetown purchased it in 1904 and, with his son, Charles H., operated a drugstore until about 1926. For a while, the second floor was used for the Bass family apartment. Bass served the area as state senator. The building changed hands and functions in 1944, when W.D. Talmadge bought it for his hardware business. Presently the Hays County Abstract Company owns and occupies the structure.

While the structure was originally one of three identical buildings, it has been under separate ownership since 1904 and is the only structure whose historical character remains unchanged. The adjoining structures have had major unsympathetic additions to the ground floor which involved complete removal of the cast iron facade. Inappropriate paint, blinds, and signage have further changed the character of the neighboring structures to render them ineligible for inclusion on the National Register at this time.

Bibliography:

Zeb H. Fitzgerald, unpublished narrative written March 29, 1982. On file at the San Marcos Public Library.

San Marcos Record, November 1, 1935.

Interview with Zeb Fitzgerald, April 6, 1982.

William Z. Fitzgerald to Peter Flagg Maxson, October 12, 1983, on file at Texas Historical Commission, Austin.

Geographical data: Acreage - less than one acre.

UTM reference - 14 / 602240 / 3305030

Verbal Boundary Description - Original Town Site, southern 21.66 ft. of lot 3 of Block 11.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 33

15. Simon Building (Common name - The Bakery)

Location: 124-126 West Hopkins Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, unrestricted; Present use - commercial.

Owner of property:	Larry and Diana G, Murphree	Dorothy Yarbrough
	730 Belvin Street	903 Belvin Street
	San Marcos, Texas 78666	San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

A simple, rectangular, white-plaster, commercial structure, the Simon Building presents a facade subtly detailed with contrasting reddish-brown brickwork at its cornice and parapet. Within a bricked frame appears the word "Simon" and the date "1923." The building's division into two distinct but matching halves reveals its construction in two phases: the entire eastern section in 1923, the second floor of the western after 1930. Their store-front sections are similar, large, plate-glass windows with transoms flanking double (western) and triple (eastern) glass doors. The original wood louvres remain below the eastern windows, but have been replaced by plywood on the west. Second-floor fenestration is also similar in the two halves, although the western windows with one-over-one lights are in triplets instead of pairs. A stair separates the the two halves, and a modern, but unobtrusive, canopy spans the entire width.

The east and west walls are undistinguished. On the north, a balcony covers the slight extension of the first floor and provides a rear entrance to the second floor. Attached to the west wall is a garage added in the 1940s. It has recently undergone a low-key rehabilitation and continues to contribute ot the building's historic significance.

Upstairs, there are four apartments, three of which open to the stair landing with French doors. Far from the utilitarian character one would expect, the apartments are finely finished in a restrained, sophisticated style that echoes the Arts and Crafts movement.

The Bakery occupies the first floor in the half toward the square, where the Simon Bakery began its production. Many old fixtures are in place or still in use, such as a 1916 dough divider, the floor drain, a massive oven, and a myriad of pans and implements.

Significance: Period - 1900- ; Areas of significance - architecture, commerce.
Specific dates - 1923, c. 1931.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 34

Especially in part of the interior, the Simon Building is still strongly reminiscent of the days when it was a major local service industry, a bakery. The low parapet walls and brick detail of its front facade are typical of the 1920s, and add a grace note to the western region of the downtown square.

Alex Simon, from nearby Kyle, erected the structure in 1923 for his family business. He had previously built his bakery in Hubbard City, and had owned another San Marcos bakery on (then) Austin Street. The Simon Bakery was inordinately successful. It operated as a separate bakery until 1980, when it was sold to the present owners who also run a full-service bakery. Alex had worked in the building for sixty years when he retired.

During the building's life, it was expanded twice. Shortly after 1930 a second floor was added to the western portion. Apartments for the growing families (children were Alvin, Benno, and Minnie) occupied these spaces. Following the purchase of the land in 1945, Simon built a one-story garage addition on the the west to house his fleet of trucks, some of which served nearby Camp Gary during World War II.

Because of the large output, the Simon Bakery used two commercial ovens. The third, dating from 1945, is still in use, although the reduced production requires only a fraction of its capacity.

At one point, the bakery occupied the entire lower floor of the building. The space is now shared with a toy store to the bakery's right, and an interior decorator's shop in the rear where flour was stored. The Bakery occupies the area where Simon began his business. With its use of old equipment, furnishings, and decoration, it maintains the atmosphere of one of the town's longest-lived establishments.

Bibliography:

Interview by Gwen Smith of Magnolia Simon, July 1982.

Interview of Dianne Hannusch, May 18, 1982.

San Marcos Record Golden Edition, September 20, 1962.

Geographical data: Acreage - less than one acre.

UTM reference - C 14 / 602260 / 3306120

Verbal Boundary Description - Original Town Site, Block 10, southernmost 120 ft. of lot 8.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 35

16. Name: San Marcos Telephone Company

Location: 138 West San Antonio Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - commercial (offices).

Owner of property: C. W. Robin Percy, Thomas E. Garner, Marcos Hernandez
138 W. San Antonio Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

In 1928, the San Marcos Telephone Company constructed the Spanish-Colonial Revival, two-story building at 138 West San Antonio Street. The freestanding, flat-roofed office building of stuccoed brick is accented by peaked pilasters at its front corners, and a red, barrel-tile, pent roof that stretches about six feet beyond the front facade.

Entrance is on the south side through an arched door set into a panel. Above the door is a light casement window measuring 10 x 10 ft. A triplet of that same type window is to the left of the entrance. Below them are a triplet of arched windows with modern aluminum mullions. Separating them are diagonally ridged pilasters topped with cones and volutes. Original wood-casement and sash windows with one-over-one lights remain on the east facade. One of each type remains on the west, but two have been filled in. They have also been filled in on the north wall.

A small one-story room was added at an unknown date to the west wall, but it is set back from the street and does not intrude. The aforementioned modern windows are the other major change. Also, the corner pilasters were originally fluted. The interior has a modern decor, but there is no evidence that it replaced significant historic features. Since a good historic photo is available, accurate restoration would be simple.

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, communications. Specific dates - 1928.

In these days of telecommunication giants, the independent small town telephone company is a rarity. Therefore, the San Marcos Telephone Company building is significant not only for its Spanish Colonial Revival architecture, but also for its position as the previous home of one of the largest locally owned communications companies in Texas. Research has failed to reveal a comparable firm.

The San Marcos Telephone Company opened for business in March 1899, with 61 subscribers. The founder was R.T. Durrett. Sam R. Kone was the first businessman to have phone service between his home and work place. When Southwestern Telephone and Telegraph opened a competing exchange in 1903, Durrett sold his company to Frank C. Smith. Both companies operated until 1919 when the local firm absorbed Southwestern's (Southwestern Bell since 1910) subscribers.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 36

Emphasizing the company's local connections was a common advertising theme. The 1910 directory asked customers to "Consider where your money goes. Will it be spent in San Marcos, so that you may see it again, or will it go to the Northern capitalists?" The advertisement must have worked, because by 1928 the telephone business was so active that a new building was necessary to replace the temporary quarters. A two-story Spanish Colonial design was chosen under the leadership of then-president, Walter Donalson. The company remained in the building until November 5, 1955. H.Y. Price had bought the company in 1949. It continues to serve the community with specialized features unavailable from Bell Telephone.

Bibliography:

Telephony's Directory and Buyer's Guide for the Telecommunications Industry, 86th Annual Edition, 1981-82.

San Marcos Telephone Company Directory, 1910.

San Marcos Daily Record, November 18, 1979.

Interview with H.Y. Price, Jr., May 27, 1982.

Geographical data: Acreage - less than one acre.

UTM reference - 14 / 602180 / 3305010

Verbal Boundary Description - Original Town Site, southernmost 90 ft. of Block 12, lots 6 and 7. A detached metal shed behind the building is eliminated by this boundary.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 37

17. Name: Ragsdale-Jackman-Yarbough House

Location: 621 West San Antonio Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - residence.

Owner of property: Mr. and Mrs. Yancy Yarbrough
621 West San Antonio Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

In plan, the two-story Ragsdale-Jackman-Yarbrough House generally follows a rectangular layout with central hall. A one-story kitchen and library extends toward the east. The front (northwest) facade is symmetrical. A flat-roofed, three-bay porch on square pillars and eight shuttered windows with four-over-four lights are centered on the round-arch double front door which is mirrored above by a single door. A gable roof, now covered in red asbestos shingles, runs the long axis of the building. A cross gable covers the rear wing, a shed roof the rear enclosed porch. Brackets are found under the eaves along with an elegant geometric frieze formed of moldings. The cypress siding is painted white.

Because of its age and many occupants, the house has been changed over the years. The most marked alteration outside is the porch. Round columns to replace the originals could not be found in 1947, so square pillars were used and the porch floor was finished in concrete and ceramic tile. The balusters on the balcony are original, however. The windows and doors on the main facades are appropriate to the period, except for one aluminum screen. In the rear, a screened porch was expanded slightly and enclosed. A wall separating the living room and dining room was moved back, and the fireplace shifted to make the space symmetrical. Some interior surfaces were covered.

Since it dates from the last days of the Greek Revival period, the house was always simply detailed. These alterations, therefore, have made less impact than they might have. The home is graciously decorated, using some hand-carved furniture and Mrs. Yarbrough's exquisite rugs and needlepoint. The old carved staircase is still the centerpiece of the house.

An unobtrusive 1940s-style frame garage is located to the east of the house. Behind the house and garage stretches a large shaded yard.

Significance: Period - 1800-1899; Areas of significance - architecture, exploration/
settlement. Specific dates - 1868.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 38

The Ragsdale-Jackman-Yarbrough House is the oldest occupied residence in town, and may also be the oldest frame house. Built in 1868, it displays the symmetry still popular from the Greek Revival period, embellished with restrained, early Italianate detail. Its owners have contributed much to local history.

Peter Ragsdale, who had the house built of lumber hauled by oxteam from Indianola, on the Gulf coast, was a veteran of the Texas Revolution. He had sold beef to Sam Houston's army and fought at the battle of San Jacinto. After the war, he established a trading post in the next county and worked as a civil engineer. After his death, Mrs. Ragsdale operated a school for girls and a hospital for female Conrail students in the home. In 1890, she sold the house to William Turner ("Uncle Billy") Jackman, who had made about 13 cattle drives to northern markets over the previous 20 years. Jackman was elected to the sheriff's office in 1892, and served 20 colorful years. A legend that he kept prisoners overnight in the crawlspace under the house was lent credence when the present owners found a trap door in the library floor. During Woodrow Wilson's two terms, Jackman was postmaster in San Marcos. He was known for his well-told stories of Texas history, and died in 1939. In 1947, the house was bought and refurbished by Nancy and Merle Yarbrough, highly respected San Marcos educators.

Bibliography:

Tula Townsend Wyatt and Yancy Yarbrough, "The Yarbrough Residence, 621 West San Antonio Street." Monograph prepared for the Heritage Association of San Marcos Tours of Distinction, 1981. On file at the San Marcos Public Library.

Geographical information: Acreage - less than one acre.

UTM reference - 14 / 601780 / 3305670

Verbal Boundary Description - D.S. Combs Addition, Block 1, east part of Lot 1, west part of Lot 2. The lot measures 99 feet along West San Antonio, beginning at a point 50 ft. north of the intersection of W. San Antonio and Jackman Streets, and is 303 ft. deep.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 39

18. Name: Episcopalian Rectory

Location: 225 West Hopkins Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Mr. and Mrs. Archie F. Weatherford
225 West Hopkins Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

An embellished ABA facade is the most noticeable characteristic of the Episcopalian Rectory. The house is a two-story, white frame structure, the main part of which is a narrow, four-room (two upstairs, two downstairs) rectangle. Behind this part is a one-story dining room-kitchen wing, which forms an ell filled in later with a bedroom and screened porch. The main gabled roof, with crossing hipped roof, is covered with corrugated metal.

The West Hopkins Street (north) side features a double-level entrance porch. Its three open sides are decorated with beaded boards, scallops, brackets, chamfered posts, and spindle rails. Porch ceilings are dark brown. Both upstairs and down are doors with two round-arch panes and transoms. Eight windows with two-over-two lights are arranged symmetrically over the facade.

On the side walls are one-story, squared bays containing two windows with two-over-two lights and held by brackets like those on the porch. Above the bays and additional windows with two-over-two lights are tapered roof beams with returns. Windows and doors are capped by classical moldings.

A central-hall plan is evident, with a stairhall separating the house into halves. Beyond the living room is a dining room with a curious gambrel-shaped beaded ceiling. The kitchen in back has undergone some slight modernization, and evidence from the window indicates that it post-dates the remainder. A section of board-and-batten on the east wall, however, adds confusion. A small bathroom, also board-and-batten, has been added to the stairhall's rear.

There are back-to-back fireplaces in the living room and dining room. Extensive beading is found on ceilings and wainscoting. Some surfaces have been covered with modern finishes. Also on the property is a noncontributing, but unobjectionable, garage apartment.

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture.
Specific dates - 1889.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 40

The Episcopalian Rectory is an excellent example of the hybrid style created by the combination of Greek-Revival and Victorian-period lines. Its late date illustrates an important point in Texas architectural history, that major American styles were late in arriving and sometimes slow in replacing popular tastes.

N.K. and Tennie Faris sold lot 5 of block 15 to the "Bishop and Standing Committee of the Missionary District of West Texas" for \$550 in 1889. This seems to be the same year that St. Mark's Protestant Episcopal Church erected the house, to be used as a rectory. A verbal account says that an existing cottage on the lot was demolished and part of the lumber was reused.

St. Mark's Church was located across the street where a supermarket now stands. It was built in 1902, with funds secured by using the rectory as collateral, and demolished in 1955. St. Mark's first church had been built in 1875.

During the first part of this century the church underwent a difficult period with low membership and, occasionally, an empty pulpit. It must have been at this time that St. Mark's began renting out the Rectory. By about 1925 the house was rented by the Calvin Tuttle family of Martindale. A son, James, went on to hold various offices in St. Mark's organization, and to found the Tuttle Lumber Company in 1950.

For a while around 1935, when St. Mark's did not have a rector in residence, one bedroom upstairs at 225 W. Hopkins was reserved for the supply pastor, as was the added bathroom.

How many families rented the house is not known. The present owners, who rented from 1935 until they purchased the house from the church in 1940, moved in after a family that sold Singer Sewing Machines from the house vacated. The 1940 sale was to raise money to repair the church.

Bibliography:

Clara Louise Cape, A Century with St. Mark's: an Informal History. Privately printed, San Marcos, 1979. p. 9.

Deed Records of Hays County, Volume X, p. 321, book L, p. 229.

August Koch, Birdseye View Map of San Marcos, 1881, in possession of Henry Kyle, Jr.

Interviews with Dorothy Weatherford, April 13, 1982, and August 12, 1982.

Geographical data: Acreage - less than one acre.

UTM reference - B 14 / 602060 / 3306060

Verbal Boundary Description - Original Town Site, Block 15, Lot 5.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 41

19. Name: Heard House

Location: 620 West San Antonio Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Mrs. Flora Baker
620 West San Antonio Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Typical of Texas Victorian houses is the Heard House, a white frame structure of two stories plus attic under a complex hipped roof with crossed gables and a bell-shaped turret. Across the front and around the east corner is a one-story porch. A second-floor porch is inset between the octagonal turret and an ell. During the 1920s, a sleeping porch was added to the northeast second floor. A one-story addition to the kitchen was made in 1954.

Detail is concentrated on the San Antonio Street facade. The main porch is enlivened with stylized lyres under the eaves, sawn brackets, turned posts, and spindle rails which are repeated on the second floor. Sawn brackets adorn the diagonal corners of ells extending from the southeast and northeast walls.

The sash windows are the original, and have one-over-one lights. The original wooden shingles were replaced in 1944 by composition shingles. This and the previously mentioned alterations have made a minimal impact on the integrity of the structure.

Several hallmarks of Victorian interior design are in place: pocket doors, bullseye moldings, an oak and ceramic tile fireplace, and a beautiful coffered stair spandrel. Interior alterations have obscured some surfaces, but have not replaced original materials.

Significance: Period - 1800-1899; Areas of significance - architecture.
Specific dates - 1888.

Last of the local turretted mansions, the Heard House on West San Antonio Street is a fine example of a Victorian type popular for its romantic, grandiose profile. Particularly notable are the porch trim and the wooden interior finishes. The house was built for a successful rancher.

Samuel McGehee Heard (born 1854) came to Texas from Arkansas as a child. He was educated by Major Ezekial Nance at his school near Kyle and apprenticed to Nance to learn the ranching business. In 1882, he married Nancy Zively, with whom he had six children. Six years later, he bought the nominated property from D.A. Nance.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 42

Evidently, Heard was good at his trade, because in about 1888, he was able to build one of the fanciest houses in town. Many farmers and ranchers who had made their fortunes in the country were finding, during this period, that a house in town had definite social and financial advantages. Heard's home was distinguished by a three-story turret and lacy porch trim.

At the time the Heards built the house they owned the land from there down to (now) 626 W. San Antonio, and north to (now) Hopkins Street. Heard kept horses on this land, and rode to his ranch to oversee it.

Heard was described in an ebullient, but uninformative, obituary as a "genuine cowman--the ideal ranchman" in 1909. Family members remained in the house until 1944, when the late husband of the present owner purchased it.

Bibliography:

Obituary for Samuel McGehee Heard, undated, source not stated. On file at San Marcos Public Library.

Deed records for Hays County.

Interview with Flora Baker, April 5, 1982.

Geographical data: Acreage - approximately two acres.
UTM reference 14 / 601740 / 3305700

Verbal Boundary Description - The nominated property is within Farm Lot 15. It is an L-shaped lot, beginning 166.9 ft. northeast of the intersection of Scott Street and West San Antonio, measured along W. San Antonio. At that point, the line makes a 90° turn and extends northwest for 255 ft., then makes a 90° turn toward the northeast and proceeds in that direction for 70 ft. It then makes another right-angle turn, back toward the southeast, and stretches 78.3 ft., where it turns a right angle to the northeast and runs 63.78 feet. (The ell has therefore been defined). At that point, the line makes a 90° turn, toward W. San Antonio Street, or the southeast, and runs the 233.4 ft. to the street. Frontage along West San Antonio is 134.3 feet.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 43

20. Name: Cape House

Location: 316 West Hopkins Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Mrs. Don Ennis
Springlake Hills
San Marcos, Texas 78666

Description: Condition - good; Altered (slightly); Original site.

John Cape had his frame house of two stories plus attic built in a pleasing balance of asymmetry (a typical Victorian floor plan) and symmetry (a porch that sheaths three sides of the house and disguises its variety). On the east is a porte-cochere on square wood pillars that shelters a porch stair facing north and supports a screened sleeping porch. Under a central hip, with two chimneys, ells under cross gables extend to the east, west, and south, each with original doors opening to both porch levels. The house is painted white; roof material is corrugated metal.

Unusual in its simplicity, the porch substitutes alternating plain and beaded boards for elaborate gingerbread trim. Spindles form small brackets, the porch supports, and balustrades. The porch ceilings are painted sky blue. Shallow pavilion extensions mark stair entrances to the porch on east, west, and south. On the rear facade small screened porches are located on both floors.

Windows, under small classical cornice moldings, mainly have two-over-two lights, though a few have one-over-one. A keyhole window at the entrance is trimmed in colored glass. The southern gable end contains a small Palladian arrangement of windows.

A heavy, carved, and coffered stair is the best feature of the interior. Also notable are the living-room fireplace, the built-in china cabinet of the dining room, several operable pocket doors, bullseye moldings, and the beaded walls and ceilings still found in a bedroom, a bathroom, and the kitchen. One fireplace has been modernized and some surfaces have been obscured, but otherwise the interior is intact and impressive. Exterior alterations are almost nonexistent. Porch enclosures date from early in the history of the house.

Also on the lot is a garage apartment. It is not significant but does not detract from the main view of the house.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 44

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, commerce, industry, law. Specific dates -c.1898. Horace Leffingwell and sons, contractors.

J.M. Cape built the house at 316 West Hopkins in about 1898. It is one of the most spectacular Victorian residences in the town. Many hallmarks of the late 19th century are in evidence: asymmetrical massing, abundant wooden details, and a penchant for gracious living accented by the double-level porch that shelters the house on three sides. Local craftsman Horace Leffingwell and his sons performed the work.

Such a home was only proper for the prominent family. John Cape had walked from New York to Texas when only 15 years old. In 1880, he inherited all the property of a local miller he had befriended and assisted in his business, thus assuring his wealth and success. Cape was San Marcos' first postmaster and major cotton ginner. His wife, Mary Bales, daughter of Samuel Blue Bales, gave birth to all six of their children in this house. The eldest, Edward Matthew, grew up to be a renowned attorney and an officer of State Bank and Trust. His degree in civil engineering enabled him to instigate formation of the Guadalupe-Blanco River Authority and construction of Canyon Dam, in the next county. Cape's influence was critical in getting Gary Air Force Base established at San Marcos. In 1968, he donated 2,500 volumes from his personal library to Southwest Texas State University. Lyndon Johnson had often studied in the same collection, and was a frequent overnight guest of Cape and his wife Clara Louise.

A Cape family descendant presently owns the home.

Bibliography:

Mary Ann Ennis, unpublished narrative written March 1982. On file at San Marcos Public Library.

Interview with Clara Louise Cape, June 24, 1982.

San Marcos Record, July 6, 1972, and August 8, 1968.

Geographical data: Acreage - approximately one acre
UTM reference - A 14 / 601950 / 3306100

Verbal Boundary Description - Original Town Site, Block 17, Lots 3 and 4.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 45

21. Name: Hutchison House

Location: Northeast corner of LBJ Drive and University Street.

Classification: Category - building; Ownership - public; Status - occupied;
Accessible - yes, unrestricted; Present use - educational, offices.

Owner of property: Southwest Texas State University
Mr. Robert Hardesty, President
J.C. Kellam Hall, SWTSU
San Marcos, Texas 78666

Description: Condition - good; Altered Moved 1967.

A myriad of angles and surfaces characterize the two-story frame Hutchison House. Under a hipped roof topped by four pointed finials, gables, some with their own dormers and bays, protrude in all four main directions and the northwest. A hexagonal oriel at the southwest corner under a pyramidal roof completes the general layout.

The front facade on LBJ Drive includes a one-story, low-pitched porch with pediment and turned posts. An unusual, cut-out medallion design, spaced between small spindles, forms the under-eave trim. The second-floor triplet of sash windows with one-over-one lights is set below a spindle bargeboard in the gable end, and above a course of decorative square-sawn shingles. The diagonal bay carries a two-story square bay with curved brackets and a small gable over a small porch on the first floor. Each little roof shelters a window with one-over-one lights. A similar squared bay is found on the south wall, where there are two window triplets.

Similar articulation continues around the house. There is another small porch, on the south wall of the kitchen wing, that is decorated like the front porch.

Beneath the eaves runs an interesting band of board-and-batten blocks that become brackets as they fill the roof angle. The general motif is repeated in the dentils below the oriel's window sills. A simple board course connects window sills on the second floor.

Wood shingles cover the roof. No chimneys appear in the photo taken immediately before the house was moved, so presumably they had been removed before that date.

The building was rehabilitated immediately after it was moved from the lot immediately to the north. The only noticeable intrusion was the use of a poured concrete porch floor. The house is now painted white with dark brown trim. Reportedly, former residents were consulted on the proper paint colors.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 46

The interior was converted for office space, but its major features are preserved. Upon entering, a carved walnut stair on one's right leads first to the oriel, which is lit by colored glass windows, and then to the second floor. The stair's bottom newel extends to the ceiling to form a pillar. Moldings surrounding doors and windows consist of nine rounded ridges between flat edges and are slightly convex. Ball and dowel fretwork decorates the ornate fireplace in what was the dining room and the transom area of the oriel entrance. There is another fine fireplace in the living room. The front door appears to be original.

Significance: Period 1800-1899, 1900- : Areas of significance - architecture, Politics/government. Specific dates - 1896. Charles S. Sinz, architect and contractor.

Standards of Victorian taste are well expressed in the many gables, bays, and carved details of the Hutchison House. Intricacy of line is repeated inside in the walnut stair, mantel, and fretwork.

Charles S. Sinz, a German craftsman who also built some of the houses on Belvin Street, designed the house for Beverly Hutchison, son of Major W.O. Hutchison, one of the town's early developers. The Hutchison family lived here from 1896, when the house was built, until 1913, when they moved to Kyle.

During the Hutchison residence, the home was the epitome of late Victorian elegance. The floorplan is irregular, reflecting the faceted exterior appearance. A tiny room within an oriel at the stair landing is a feature unique to the town. Other items are comparable: the walnut panelling on the stair spandrel, deeply incised newels, bullseye moldings, pocket doors, and walnut mantels embellished with ball and dowel trim that is echoed on the fretwork at the oriel.

The house changed owners several times, but was regularly operated as a boarding house. Among the student boarders was president-to-be Johnson, who took his meals here from March, 1927 to September, 1928 and during the summer of 1929. Other accounts report that Johnson lived here. The exact nature of his association is still debated, but that he spent a great deal of time in this house is undisputed. Johnson revisited the house in 1964.

Three years later the house had to be moved to an adjacent lot in order to save it from demolition by the Urban Renewal Agency. Because it was moved only a short distance, approximately 60 feet, changes were minimal. The subsequent rehabilitation was basically sensitive, and the house can be considered to have retained its architectural and historical integrity.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 47

Bibliography:

Fances Stovall, "Hutchison House, the LBJ Alumni House," unpublished monograph, April 16, 1980. On file at the San Marcos Public Library.
Real estate appraisal file of A.N. Moon, SRA, C.M.B., 116½ W. Hopkins.
Historical Markers of Hays County 1907-1976, p. 81.

Geographical data: Acreage - less than one acre.
UTM reference - 14 / 602350 / 3306400

Verbal Boundary Description - The nominated property is a rectangle 90 ft. deep, measured from the northeast corner of University and LBJ and extending along University, and 75 ft. wide, measured from the same corner and running along LBJ. The eastern and southern lines are coincident with ornamental brick walls.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 48

22. Name: Kone-Cliett House

Location: 724 Burleson Street

Classification: Category - building; Ownership - private; Status - occupied;
Accesible - yes, restricted; Present use - private residence.

Owner of property: Mrs. Azlete R. Little
100 Algarita
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Judge Ed Kone built his two-story frame house on the bluff overlooking the town. Like many of its period, the structure has an asymmetrical plan, with a double gallery curving from the bevelled-corner ell around to the side wall. A corrugated, metal, pyramidal roof with cross gables to the southeast, southwest, and northeast covers the main portion of the house, which is supported by a cedar-post foundation skirted with pressed metal.

Ornament is restrained but elegant. Both porch levels are framed by turned posts with sawn brackets, have beaded-board "friezes" under the eaves, have beaded ceilings, and are edged with spindle rails. Floors and steps are wood, with turned newels. Once the steps curved outward, but they were replaced incorrectly. Also, a few of the brackets fell off, but are in storage awaiting repair. Similar sawn brackets fill in the gable ends. Doors onto the porch on both levels are original.

Some of the sash windows with one-over-one lights are extra wide. The den, at the rear, contains nine-pane windows. Major doors have transoms.

The centerpiece for the interior is a double stair that converges from the front entry and rear den to a common landing. Each stair is in several different sections, creating an interesting interplay of planes, and is decorated with beading and carved newels. Beading is used liberally for walls and ceilings. Bullseye moldings are common in the front part of the house, plain frames in the back. A built-in gun rack is a feature upstairs.

Modern stained glass fills two transoms, two closets have been added, a bathroom was modernized, and a second-floor, rear porch was filled in. The kitchen has been slightly updated, but the old cabinets and high ceilings keep it strongly in character with the Victorian period. The present owners have begun a renovation program that will correct the surficial alterations.

**United States Department of the Interior
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**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 49

Fortunately, several outbuildings have survived, and should be considered as contributing to the property. They are (1) a saltbox-shaped, board-and-batten servants' quarters, with V-crimp metal roof and inset porch; (2) a well house with a diagonally laid, V-crimp roof and scalloped eyelet trim under the eaves; (3) a board-and-batten garage with hipped roof; (4) a board-and-batten stable with corrugated metal roof and concrete floor; (5) and a three-holer outhouse. The structures are near the front of the lot, which reaches deep into a wooded area.

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, law. Specific dates - 1890, 1902.

Among the fine homes built on the bluff created by the Balcones Fault is the Kone-Cliett House, rebuilt in 1902 in a design held over from the Victorian period. Hallmarks of its style are the lavish interior details, asymmetrical plan, and airy double porch. Among the first owner's accomplishments were his roles as County Judge and State Commissioner of Agriculture.

Edward R. Kone (born 1848) came with his family from Montgomery, Alabama, to Stringtown, Hays County, in 1851. He worked as a store clerk and cattle driver before studying law at Coronal Institute. Before he was 21 years old or licensed to practice, Kone had been appointed county attorney. During Reconstruction he briefly served as sheriff. In 1872, he married Lucinda Martin, who gave him four daughters. While County Judge, a position he filled from 1878 to 1890, and from 1894 to 1908, he and his wife acquired the subject property in 1881. They built their first home here, probably in 1890. In 1896, he became Hays County's first superintendant of education. Also during this period he served for two years as a special district judge.

January 18, 1902, at least part of the Kone House burned, as irony would have it, while a firemen's benefit party was in full swing across town. Research has not revealed how much of the house burned, and it was not mentioned in a list of well-remembered fires. Perhaps only the rear had to be rebuilt. At any rate, the Kones did rebuild immediately and remained on the property for several years more.

Gov. T.M. Campbell appointed Kone Commissioner of Agriculture in 1908. From 1920 until his death in 1933 Kone was Corporation Judge for the City of Austin, where he had lived since about 1911.

The property passed in 1914 to Oran W. Cliett, owner and operator of Cliett Cotton Breeding Farms and, after 1933, postmaster. The present owner's family acquired it in 1956.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 50

Bibliography:

Handbook of Texas, vol. 1.

Interview with Azalete Little, April 13, 1982.

Deed of Trust, dated June 25, 1958.

San Marcos Record, February 3, 1933, and March 17, 1922.

Frances Stovall, Unpublished notes on Ed R. Kone, August 1, 1982. On file at
San Marcos Public Library.

Geographical data: Acreage - Approxiamtely two acres.

UTM reference - 14 / 601340 / 3305870

Verbal Boundary Description - The nominated property is "D" lot of Farm Lot 15 of the Original Town Site, and can be more accurately described as two rectangles joined together. The first rectangle measures 130 ft. along Burleson, from the north corner of Burleson and Browne Streets, and 431.9 ft. along Browne, from the same corner. The second rectangle is adjacent to the first and measures 104.4 feet southwest to northeast, or against the rear line of the first rectangle, and 66.67 ft. along Browne Street.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 51

23. Name: Barber House

Location: 1000 Burleson Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Col. and Mrs. Robert M. Beechinor Jr.
1000 Burleson Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Of many beautiful views in San Marcos, that from the Barber House may be the loveliest. The setting on the wooded Balcones Fault bluff is perfect for the asymmetrical, two-story, white, frame Victorian house. Dominating the front, southeast facade is a double gallery extending the entire length and around the eastern section that surrounds a five-sided ell bay. The flat part of the porch is composed of three bays. Porch rails on both levels are jigsaw panels. The under-eave trim is simple little sticks in a double row on the second floor, in a single row on the first. Chamfered posts support the porch and sport sawn brackets. The wooden steps and porch floor remain intact.

To the northeast, the gallery becomes a one-story inset porch and a filled-in, second-story sleeping porch. This section seems to be of a later date. A stair also with a sawn rail goes to the second-floor porch from here. Two other sections, previously one-story, received a second story from the present owner. However, these are located toward the rear and are not detracting. The additions have multi-paned casements, often with six-over-six lights, while elsewhere the windows have the original two-over-two lights.

Basically the roof is a gable augmented with cross gables and a shed roof over the porch. Because of the setting, the whitish urethane roof cannot be seen easily.

There are six bedrooms and attendant bathrooms and halls upstairs. Downstairs there is a living room, entrance hall, dining room, breakfast room, kitchen, sewing room, bathroom, and family room. The breakfast room contains a rack that was once used for cooling milk when the house was a rural homestead. Interior changes are mainly superficial. An elaborate stair graces the entrance hall, but is not original.

On the grounds is an old swimming pool built by Barber, which measures about 35 ft. by 65 ft. It is presently in poor repair, but adds markedly to the property's significance. The pool, pumphouse, a garage, and caretaker's cottage of early but unspecified date, also add to the semi-rural scene. In 1914 a low wall was built across the lot's front. The granite used is from the same source that provided stone for the State Capitol.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 52

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, law. Specific dates - 1895-1901.

The Will Barber House is a fine example of the kind of frame Victorian residence chosen by prominent Texans near the turn of the century. A very large rounded porch embellished with all the best of the millworker's art is the most notable feature. Will Barber, often called "Judge" Barber, was memorialized as one of the leading civil and criminal attorneys in southwest Texas.

L.H. and Alice Browne built the house between 1895 and 1901, then they sold it to Will G. Barber. Barber came to San Marcos when his father, Henry, was elected sheriff of Hays County in 1880. He went to Austin for schooling and graduated from the University of Texas Law School in 1889. Upon returning, he was elected Hays County Attorney, and thereby began a 45-year law career. Barber served for many years on the State Board of Legal Examiners, and after founding the State Bank and Trust in 1905 with J.M. Cape, as president of that institution for 30 years. He was a trustee of Southwest Texas Normal School. Although not an elected judge, he was often appointed special judge in appellate court trials.

Barber was also involved in agriculture, as owner-operator of 5,000 acres of farmland and part owner of gins in Buda and Kyle.

When Barber bought the house, the neighborhood was still rural. To store water for livestock and plants, he dug a deep pool further up the hill, smoothed its bottom and sides with concrete, and enjoyed the multipurpose creation as a swimming pool also. It is the oldest swimming pool in San Marcos and may predate those in Austin.

Upon Barber's death in 1935, the house remained in the possession of his family until 1944.

Bibliography:

- Mrs. Annie Hall, B.S., The History of Hays County, Texas. Mater's Thesis, Colorado State College of Education, Greeley, Col., 1935. p. 68.
The Alcalde, published by the University of Texas Ex-Student's Association, Austin. v. 24, no. 3, December 1935, p. 72.
Abstract of Title, drawn up for Wallace T. Barber, 1944.
Interview of Tom G. Oliver by Frances Stovall, reported July 20, 1982.
Interview with Jack Wood, June 10, 1982.
Interview with Dr. M.D. Heatley, June 11, 1982.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 53

Geographical data: Acreage - approximately 1 3/4 acres.
UTM reference - 14 / 601090 / 3305640

Verbal Boundary Description - Original Town Site Farm Lot 16, Block 16, more specifically described as follows: beginning at a point 413.33 ft. from the west corner of Burleson and Kasch Street, the boundary runs along Burleson Street 27.5 ft. before making a 30° turn to the southwest and continuing along Burleson Street 138.9 ft. At that point it turns 60° to the northwest and runs 361.8 ft. until it turns a right angle to the northeast and continues 159.6 ft. At the end of this line, the boundary makes another 90° turn to the southeast and runs 112.50 ft., where it creates a small rectangle extension measuring 24 ft. (NE to SW) by 30ft. (NW to SE). A line from the southeast edge of this little rectangle runs parallel to the southwest boundary 371.6 ft. to Burleson Street.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 54

24. Name: Goforth-Harris House

Location: 401 Comanche Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Dr. John H. Hooker
205 Briarwood
New Braunfels, Texas 78130

Description: Condition - good; Altered; Original site.

A two-story, white, frame structure under a hipped roof with cross gable, the Goforth-Harris House bears characteristic Victorian features. A curved double gallery fills the space between the main block and the ell. Three-sided bays occur on the north and south facades. Distinguishing details are the concentric, quarter-circle porch brackets, their attendant paired turned posts, as well as fishscale shingles, pendants, and sawn brackets in the gable ends. Shutters flank the front windows with their one-over-one lights; the rear facade has windows with two-over-two lights. There are two brick chimneys.

Because the house has been divided into apartments, it has undergone some alteration. The roof is covered in composition shingles and a small rear porch and its stair have been enclosed. However, the other three faces are virtually unchanged, and the angle of the lot obscures the roof. Interior alterations include new wallpaper, panelling, and carpet, but leave intact coffered wainscoting, bullseye moldings, some beaded walls and ceilings, and the ornate inglenook and pendants of the ornate stairs. All alterations appear reversible.

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, education. Specific dates - c. 1905.

Residents of the Goforth-Harris House have been deeply involved in Texas education. The house is also architecturally significant. With its asymmetrical plan and gracefully detailed porch, it is typical of late Victorian residences.

J.T. Goforth, who with his wife Lucinda built the home in about 1905, founded and gave his name to a now empty town about 12 miles northeast of San Marcos. He and two others also founded the Goforth School and contributed most of the operating funds. In 1913, the Goforths sold the present house to Thomas Green and Lon Harris. After earning his B.A. and M.A. in Tennessee and teaching school in Georgia, Harris came to

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 55

Texas in 1879. Eventually he served as superintendant of schools in Weatherford, Mansfield, Plano, Dallas, Houston, and Austin. In 1903 he moved to San Marcos and was named the first president of Southwest Texas Normal School. In 1911 he transferred to the San Marcos Baptist Academy to become its second president. Even after his retirement in 1915, Harris taught math at Sul Ross State College for six years, and superintended San Benito schools three years. He died in 1934. The house remained a residence until converted into three apartments in recent years.

Bibliography:

Handbook of Texas, vol. 3.

San Marcos Record, September 25, 1936.

The Citizen-Advertiser, February 3, 1966.

Geographical data: Acreage - less than one acre.

UTM reference - 14 / 601930 / 3306330

Verbal Boundary Description - P.C. Woods Addition, south part of lot 6, 7, 8. The property measures 98.87 ft. along Comanche, measured from the corner of Comanche and Pat Garrison and proceeding north, and is 250 ft. in depth, measured from the same corner.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 56

25. Name: Smith House (Common name - Smith-Storey House)

Location: 322 Scott Street

Classification: Category - building; Ownership - private; Status - unoccupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Ralph and Patricia Babcock
322 Scott Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Dominating the one-and-a-half-story frame Smith House is a dormer set at a 45° angle to the main axis of the house. A profusion of cross gables and dormers projecting from the V-crimp, metal, hipped roof make the roofline complex. Besides the southern dormer, other gable ends are located at the northwest, southwest (front facade), southeast, and northeast. A small dormer with a bell-shaped roof is also found on the front facade. Curving from the southwest ell to the southeast ell is a one-story porch supported by paired lathed posts. A kitchen wing extends to the northeast, and a brick chimney rises from the northwest gable.

Elaboration is varied. The under-eave trim of the porch consists of small spindles, while the rail is a Japonisone stick arrangement. Little chamfered sticks and spindle bargeboards are tucked in several of the gable ends, along with fishscale shingles and shingled pents. The bell-roofed dormer includes medallion trim. The gable end of the southwest ell has been screened to form a small balcony; turned and chamfered posts serve as its rail and bargeboard.

Long narrow windows with two-over-two lights pierce the southwest facade. A floor-length window with one-over-one lights occurs at the left of the front door, which is of original carved wood and etched glass. Other windows are of regular dimensions, and either have one-over-one or two-over-two lights.

The stair has been turned around to allow a separate entrance to the second floor, and the dining room has been converted into a kitchen. Otherwise interior alterations are minimal and do not detract from the exquisite wood details, some of them executed by the first owner and builder. In the living room crowned bullseye moldings cap the window frames and accent the wooden curtain rods. The same room boasts an oak and tile mirrored mantel. The southeast bedroom has a wood-burning fireplace. Mr. Smith's artistry is best displayed in the kitchen, where his pencil lines are still visible on an unfinished but exquisite, built-in, diagonal china cabinet.

Part of the northeast section of the exterior was filled in with canvas windows by the previous owner. Also in that area is a greenhouse addition. Neither of these changes is visible from the main approaches nor mars the general appearance of the house.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 57

Significance: Period - 1800-1899; Areas of significance - architecture;
Specific dates - 1897; B.W. Smith, builder.

An unusual floor plan that carries through to the exterior appearance makes the Smith House an interesting and significant example of the many forms used in Victorian residences. The southern-pointing wing is set among finely crafted exterior trim that is matched by interior work typical of the period.

Carrie Kone Smith, sister of Judge Ed R. Kone, bought the land in the McGehee Addition, one of the oldest subdivisions in town, from her sister L. Janie Kone Harper. She and her husband Byron Wynne Smith built the present house in 1897. Mr. Smith was a noted cabinet maker. Pieces of his work that remain in the house testify to his skill, although not all the details can be attributed to Smith with surety. Among the many embellishments that make the interior attractive are the crowned bullseye moldings, a carved oak and tile fireplace, wainscoting, and the original, etched-glass, front door. Intricacy of interior detail reflects the many angles and decorative features of the exterior.

Following her husband's death in 1908, Mrs. Smith lived here on Scott Street until 1940, when she died, leaving the house to her daughter, Rebecca Storey.

Bibliography:

Condensation of Abstract of Title, prepared by Frances Stovall, May 14, 1982.
Interview with Patricia Babcock, May 19, 1982.

Geographical data: Acreage - less than one acre.
UTM reference - 14 / 601460 / 3305910

Verbal Boundary Description - C.L. McGehee Addition, Block 2, parts of lots 5 and 6. Beginning at the east corner of the intersection of Burleson and Scott Street, the boundary follows Burleson to the northeast for 194.44 ft., turns a 90° angle to the southeast and runs 166.67 ft., then turns a right angle to the southwest and runs 84.44 ft., at which point it makes a right angle to the northwest and continues 65 ft. It then turns a right angle to the southeast to define an ell and runs 110 ft. to Scott Street. The Scott Street frontage, to the point of beginning, is 101.67 ft.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 58

26. Name: Caldwell House

Location: 619 Maury Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Fred and Lydia Feltner
619 Maury Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Applied to the simple L-form of the one-and-a-half-story Caldwell House with partial basement is a wealth of wooden Victorian detail. A three-bay porch under a shed roof, and a tiny porch at the ell's northeast wall under its own shed roof, are dominated by the steep hipped roof with cross gable covered in standing-seam metal and pierced by a single chimney at the peak.

The turned posts of the porch are bracketed by drilled and jigsawn triangles and rectangular panels, which are separated by spindles. Larger spindles form the rail. The smaller porch has a similar row of spindles and brackets under the eaves and also rests on turned posts. Both porch floors are of wood. In the ell's gable end is a small, diamond-shaped, attic window, fishscale windows, and a metal-sheathed pent. Wooden shingles are visible below the metal. The primary windows, including those on other walls, are topped by peaked, molded frames. Now painted, the Eastlake door is still in place.

Two floor-length windows with one-over-one lights open to the porch, one from the main block of the house, one from the ell. On the southeast wall the four sash windows with one-over-one lights are in two pairs; on the northwest, there is one pair. The only altered windows, small aluminum-frame openings, are in the southeast and northwest gable ends.

Previous owners added bathrooms to the rear, and the present owners enclosed the uneven outline to create a storage area. They also added a one-story den to the northwest and decorated it with old, rectangular, colored-glass windows. These additions are removable, but in the meantime, since they are of comparable materials and scale and are away from the main facade, they do not detract seriously from the historical integrity of the house.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 59

An interesting feature of the interior is the separation of the foyer from the central hall by a pair of carved brackets. The two downstairs bedrooms have beaded walls and ceilings. There appears to have once been a door between the rooms, as the boards there are pieced together. Both bedrooms have an ornate fireplace. Most of the doors retain their bullseye moldings. The only nonsurficial alteration inside is the addition of a stair from the dining room to the four bedrooms created in the attic. Should the house ever be restored, removing the rather skeletal stair would be no problem.

The original garage is behind the house, next to a well-hidden swimming pool.

Significance: Period - 1800-1899; Areas of significance - architecture.
Specific dates - 1893. J. Pierce Caldwell, contractor.

The house at 619 Maury is the only well-preserved example remaining in San Marcos of the typical one-story, L-shaped Victorian house. Its porch trim is among the most delicate and attractive in town.

J.W. McBride sold the hillside to J. Pierce and Fannie Caldwell in 1893, the year the house was built. Caldwell was a local contractor, and evidently lavished great care on his home, because the details are outstanding. Although the house form is moderate, the jigsawn porch brackets, small ell porch, and peaked hood molds create an articulated facade.

Many structures of architectural merit are undistinguished for their history, and the Caldwell House is one of these. Among the names of the many people who owned the house prior to 1945 are Herndon, Heard, Driskill, Leinweber, Summy, McNeill, Haymes, Ramsay, and Smith. Little is known of their lives, as they relate to this property, but one story stands out. J. Alex Driskill and his wife bought the house in 1901. Driskill was an elder in the Church of Christ, where musical instruments were forbidden. When a small organ was installed, Driskill's mother, who lived with her son and daughter-in-law at 619 Maury, took a hatchet to the innocent instrument, saying "If there's going to be any noise made around here, Alex and I will make it." This incident had occurred in 1892 or 1893. The dispute caused a faction under J.L. Green's leadership to break off and form First Christian Church.

Less colorful, but more constructive, was the contribution of a veterinarian, J.A. Riley, who rented the house in the teens. The present owner's grandfather, A.C. Feltner, started the town's first soft-drink bottling plant in 1897.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 60

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San Marcos Record, March 16, 1967.

Deed Records of Hays County, vol. 75, pp. 75-77.

Historic Markers of Hays County, 1907-1976, p. 179.

Interview with Tula Townsend Wyatt, July 23, 1982.

Geographical data: Acreage - less than one acre.

UTM reference - F 14 / 601270 / 3306140

Verbal Boundary Description - J.C. Rogers Addition, Block 6, lots 1 and 2.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 61

27. Name: Rylander-Kyle House (Common name - Henry Kyle, Jr., House)

Location: 711 West San Antonio Street

Classification: Category - building; Ownership - private; status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Mr. and Mrs. Henry C. Kyle, Jr.
711 West San Antonio Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Classical details grace the sedate, two-story Rylander-Kyle House, a basically symmetrical frame edifice of carefully balanced horizontal and vertical lines. Beneath a low-pitched pyramidal roof broken by two large gabled dormers, the front facade is centered on a shallow pedimented portico, which leads onto a double-level porch supported by six colossal, unfluted Ionic columns.

The front porch is in a three-bay arrangement and divided horizontally by a spindle rail on the second floor. There is no rail on the first floor, nor was there ever, but originally there was a second rail on the roof cornice. Two unfluted flat pilasters echo the columns. Porch ceilings are beaded. In the pediment's tympanum are plaster and stick detailing and dentils. The dormer gable ends are finished similarly. Brackets under the heavy architrave complete the elegance of the front facade.

Except for the small northeast porch, which once had an open, arbor-like arrangement of boards for a roof, the other facades cede prominence to the front. Additional dormers point to northeast and southwest. Also on the southwest wall is a wood stair to the second-floor porch. The rear wall is flat, since the small porch that was once there has been filled in. There are two brick chimneys with plaster caps.

Window sizes vary, but almost all are original. The front, first-floor facade features two triplets of 6/1, 12/1, and 6/1 sash windows flanking the door, which carries its own triplet transom and two sidelights, which are multipaned. Above this arrangement, opening to the second-floor porch, are two side windows made of a decorative, leaded-glass panel in an elongated diamond pattern and a single large pane. Between them is a door with similar detailing.

The kitchen has been modernized somewhat, including the removal of a refrigerator room. Instead of also opening onto the living room, the stair now opens only to the hall; evidently a newel and inglenook were removed. The main exterior change consisted of lowering the porch floor, replacing it with red concrete, and placing the columns on red-brick pedestals. A small, spindle rail on the side porch roof, like that of the main roof, is no longer there. The strong lines and fine details of the house have easily weathered these changes.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 62

The Kyles have an exceptional collection of handmade and antique furnishings which are suitable props for the beautiful, but restrained, interior. Stained-glass windows flank the fireplace. Original brass light fixtures hang in the living room and dining room, which are joined by a pocket door.

Also on the property is a nonintrusive but noncontributing garage. Behind the house is a huge garden where Mr. Kyle raises bouganvilleas, and approximately 700 chrysanthemum plants. A wisteria arbor, planted in 1913, graces the front yard.

Significance: Period - 1900- ; Areas of significance - architecture, agriculture.
Specific dates - 1912-13. Roy L. Thomas, architect, S.B. McBride, builder.

One of the most important buildings in the locally designated, San Antonio Street Historic District is the Rylander-Kyle House, an imposing residence that typifies the Colonial Revival style of Texas. Ignatius Bramwell Rylander, the first owner, was a distinguished agriculturalist from Alabama.

Born in 1842, Rylander enlisted in the Confederate Army (Company I, First Alabama Calvary) and fought in the battle of Shiloh and several other engagements. After a stint in a Maryland prison camp, he walked back to Alabama. He came to Texas in 1867. Five years later he married Clarissa Glennie Malone, and the marriage produced eleven children.

Rylander's work was in farm demonstration, in the Department of Agriculture. Gov. Colquitt commissioned him to represent Texas in 1913 at the National Conference on Marketing and Farm Credits. He was sent by Gov. W.P. Hobby to the National Farmer's Association at Kansas City in 1919, and to the American Cotton Conference at Montgomery, Alabama, in 1920. Rylander was also a director of the First National Bank and on the board of trustees at Coronal Institute.

Members of the Rylander family have remained in the house since its construction in 1912-13. The present owner is Henry C. Kyle, I.B. Rylander's grandson. He and his wife Marian have filled the home with beautiful antiques, unique pieces, and Oriental rugs.

Bibliography:

Henry C. Kyle, Jr. and Henry C. Kyle III, "The Family and Home of Ignatius Bramwell Rylander," unpublished and undated monograph, provided by Frances Stovall from "Tours of Distinction" files.

Interviews with Henry C. Kyle, Jr., April 24, 1982, and July 21, 1982.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 63

Geographical data: Acreage - less than one acre.
UTM reference - 14 / 601710 / 3305590

Verbal Boundary Description - Part of Farmlot 12. The rectangular property measures 97.22 ft. along W. San Antonio St., starting at a point 97.22 ft. south of the intersection of Jackman and W. San Antonio, and is 416.67 ft. deep. The boundary encloses the house, garage, and gardens.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 64

28. Name: Hofheinz, Augusta, House

Location: 1104 West Hopkins Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Fred and Karen Wigginton
1104 West Hopkins Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Reflecting the impact of the Beaux Arts-style exposition buildings on domestic architecture, the August Hofheinz House is a two-and-a-half-story, white, frame residence dominated by eight colossal Corinthian columns that hold up a hipped portico, and by short Ionic columns above that support a small, gabled, pedimented dormer. The appearance of a full extra floor is achieved by the dormer, which has been screened in flush with its post rail, and opens to the spacious attic floor. There is a small fanlight within the pediment. Attached to the second floor is a semicircular balcony on carved brackets with a spindle rail. Architraves occur below the bracketed eaves of both the dormer and the main roof. The facade is symmetrical in effect.

The hipped roof, with its cross gables, was once covered with wooden shingles, but is now under composition shingles. Extensions from the side walls are decorated with large oval windows filled in with a curvilinear beveled-glass design. Two rectangular beveled windows pierce the dining room's northwest wall. Other windows have one-over-one lights, those on the front facade being extra wide. A bay window on the northeast wall has twelve-over-twelve lights but is modern. The double front door contains long panels of beveled glass and is topped by a beveled transom.

Upstairs, there are four bedrooms, two baths, and a hall. Downstairs, a very large living room leads to a dining room on the east and a kitchen, breakfast room, butler's pantry, and utility porch toward the rear. This section was once an open porch, as indicated by the back stairs, but has been enclosed. There are two rear doors, one with its own small porch.

To the southeast of the living room is a stair embellished with a small egg-and-dart molding, and with lathed balusters of a stick-and-ball configuration. The ceiling of the large room is deeply coffered, with moldings creating rectangular shapes within the coffers. A freestanding fireplace leads to one of the two red brick chimneys. Window lifts and doorknobs are original brass and copper.

The only disruptive exterior alteration is the brick porch which replaced a wooden one. The present owners may paint the brick white, while contemplating further restoration of it.

A garage apartment from the 1940s is behind the house.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received
date entered

Continuation sheet

Item number A11

Page 65

Significance: Period - 1900- ; Areas of significance - architecture;
Specific dates - 1908-09. Mead and Eastwood, architects,
Horace Leffingwell and sons, contractors.

Among the handful of monumental Colonial Revival houses in San Marcos, the Augusta Hofheinz House is particularly notable for its dramatic vertical lines. The high and narrow design is accented with colossal Corinthian columns. Augusta Hofheinz was the widow of an early hotel owner.

Daniel Hofheinz had built the town's first real hotel in 1887. To supply his hotel's dining room, he constructed extensive gardens, some of the stone terrace walls of which still remain on the north edge of the city. His wife, Augustus Voges Hofheinz, ran a millinery shop in the hotel. Following Mr. Hofheinz' death in 1903, his widow had the imposing house on West Hopkins built by Mead and Eastwood Lumber Company, with Horace Leffingwell as contractor. Mrs. Hofheinz' son Walter supervised construction.

During this period, the West Hopkins Street area was becoming a popular residential section for well-established citizens. Mrs. Hofheinz' home towered over the neighborhood, however, because of its height. Use of many classical motifs also made it a particularly dignified structure.

Handwork displayed in the construction is exceptionally fine. For example, the ceiling is coffered, and the stair is finished with ball-and-rod rails and a tiny egg-and-dart molding. The leaded-glass doors and oval windows were imported from France.

Mrs. Hofheinz lived here until her death in 1924. The next year the house was purchased by Mr. and Mrs. Eugene de Steigher, a wealthy farming family. Mr. and Mrs. Bob Kercheville bought it in 1952. The present owners are conducting a careful rehabilitation.

Bibliography:

Information provided by Frances Stovall and Tula Townsend Wyatt.
Interview with Fred and Karen Wigginton, April 14, 1982.

Geographical data: Acreage - less than one acre.
UTM reference - 14 / 601170 / 3305370

Verbal Boundary Description - H.E. McAllister Addition, Block 7, lots 1 and 2.
The property measures 142.55 by 144.44 ft.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 66

29. Name: Hofheinz, Walter, House

Location: 819 West Hopkins Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Don and Betty Jack Rains
819 West Hopkins Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Classical details distinguish the Hofheinz House of two-and-a-half-stories at 819 W. Hopkins. Under a standing-seam, metal, hipped roof with cross gables over dentil brackets, the basically rectangular shape is relieved by a porch that curves around the east facade. The one-story porch is supported by seven unfluted Ionic columns and two pilasters. There is no evidence that a rail ever existed. Paint colors are yellow-buff and dark bluish grey.

On the front (northwest) facade, the pediment of the cross gable acts as a frame for a Palladian window arrangement at the attic level. Just below it is an ornate, oval, beveled window (oddly, in a closet). The porch's entrance is also under a pediment. Standing out from the southwest wall is an extension on carved stick brackets that shelters the stair landing. On the northeast side is the endwall chimney and a repeat of the beveled window, this one in a more logical place, on the first floor next to the chimney. The southeast wall is the only one that has been altered; part of the rear kitchen wall and its chimney were removed and a screened porch was enclosed. A modern deck looks out over the spacious yard.

Most of the windows have one-over-one or four-over-four lights, but in the living room and dining room they are fancier, with eight small, square panes over four verticals, an arrangement echoed at the entrance. The northeast door contains 16 small panes over four long, vertical panes. Except for two pairs of windows on the front wall, and a triplet in the dining room, the openings are in singles.

A wealth of polished wood enriches the interior. It frames the fireplaces (two downstairs, one painted upstairs), forms coffered ceilings, creates window seats, outlines papier mache panels, acts as a plate rail in the dining room, separates the public rooms as pocket doors, and caps all windows and doors with unusual, square hood molds. A handsome, almost severe, separation between the exceptionally wide stair and the entry is made of a wainscot wall and square vertical posts above it. The streamlined brass fixtures in the dining room and entry are surprisingly modern in design, but are original.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 67

Alterations have made the house livable for a young family, but have not adversely affected its integrity. The rear rearrangement is the main change; a second-floor porch was also enclosed. The front door is Victorian, and is certainly not original to this house. A "maid's stair" once came into the kitchen from the common landing, but was removed, as was an opening from the dining room to a small bath.

A board-and-batten wash house behind the main house has been shortened by the removal of rotten boards and resettling on a new foundation. It is under a standing-seam metal roof and sports bullseye molding trim.

Significance: Period - 1900- ; Areas of significance - architecture.
Specific dates - 1909. Mead and Eastwood, architects and contractors.

The Walter Hofheinz House reflects several of the beautiful features found on the home built for Hofheinz' mother a few blocks away. Also erected by the local Mead and Eastwood Lumber Company, the newer residence displays classical exterior details and a carefully finished interior with touches of the simple lines and honest interpretation of materials representing the Arts and Crafts movement.

Hofheinz was involved in real-estate development to an extent, but is remembered primarily as the owner and proprietor of the confectionary on the east side of the square, near the hotel and bank. More than just candy store, the shop dispensed refreshments of all sorts and served as a classy gathering spot for the town's young people. It is said that the pretty Hofheinz daughters were an added attraction.

Immediately after his mother's house was completed at 1104, Walter turned his attention to his own home at 819 West Hopkins. Rather than the elongated profile of the first house, this one was built along blocky lines softened by classical columns and two exquisite, oval, beveled-glass windows. Among the interior features are ceiling moldings and coffers, a stair rail of square posts, a plate rail with rectangular panels below, window seats, and hood molds that cap all the windows and doors. These features are interpreted in the simplest of lines, devoid of Victorian fancy, and executed in dark, polished wood that contrasts handsomely with the papered and painted surfaces between them. The brass and glass light fixtures in the dining room and entry are particularly interesting because of their geometric lines; they could have been designed 20 years later.

The Hofheinz House remained in the family until its purchase, in recent years, by Don and Betty Jack Rains.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 68

Bibliography:

Information supplied by Frances Stovall and Tula Townsend Wyatt.

Geographical data: Acreage - approximately one acre.

UTM reference - 14 / 601460 / 3305570

Verbal Boundary Description - Ed J.L. Green Addition, Block 3, parts of lots 3, 4, and 5 (southern 36 ft. of lot 3, northern 36.04 feet of lot 4, the western 83.18 ft. of lot 5) and an unnumbered tract west of lot 5 and east of 3 and 4 that measures 72.04 ft. by 12.04 ft. Includes house, wash house, and large front and back yards.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 69

30. Name: Johnson House (Common name - Masonic Temple)

Location: 1030 Belvin Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - other (Masonic Temple).

Owner of property: San Marcos Masonic Lodge #342
George Wilhite, Secretary
P.O. Box 576
San Marcos, Texas 78666

Description: Condition - good, Altered (very slightly); Original site.

The Johnson House is an H-shaped residence of two stories plus basement built of buff brick. It consists of a symmetrical design of pavilions extending from the center toward the front, sides, and rear. Classically derived elements are applied with a light hand, lending the house a Renaissance Revival air.

Over the long axis and the front-facing pavilions are hip roofs covered in composition shingles. The flat-roofed, one-story extensions on the side walls have red barrel-tile pents at the roofline. Inset across the front facade is a three-bay porch surmounted by a spindle-railed balcony supported by four brick piers and six Ionic columns. Its floor is terrazo, edged with black-and-white ceramic tile in a Greek key motif. The paving spreads across the entire facade to form an open piazza, delineated by another spindle rail, short piers, and built-in planters.

The rear facade is also symmetrical, but simpler. It repeats the window boxes above scroll brackets found under the second-floor windows on the front. A one-story room occurs between the truncated wings.

Fenestration is primarily of eight-light casements, many of them in pairs. Sashes in 4/4 and 8/8 configurations are on the side walls and wings. Chimneys rise through the eaves at the building's corners.

Decoration is restrained, but effective. The entrance is framed by four feathery, Corinthian-derived columns and capped by an architrave of shields, dentils, and egg-and-dart molding. The architrave is repeated, as is the porch cornice. Cartouches and swags decorate the brick spaces. Simply carved brackets support the wide overhanging eaves, beneath which is a band of vertical bricks and green tile diamonds, which reappear on the chimneys.

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 70

One enters the 15-room house directly into the living room, facing a beautiful fireplace (one of four) edged with elaborate matte-finish ceramic tiles in a grape and foliage design. Overhead is an original silverplated light fixture. To the left is the dining room with plaster wall-panel moldings and another tile mantel, this one showing peacocks. Beyond is the kitchen, with its original sink and cabinets. In the rear is the spindle-railed stair. All closets are lined with cedar.

The Masons have maintained the house well, and refurbish the rooms as funds are available. The only noticeable change is the paint on the upstairs window panes, which they hope to remove soon.

Significance: Period - 1900- ; Areas of significance - architecture.
Specific dates - 1919. Atlee B. Ayres, architect.

Construction of Lloyd and Jessie Johnson's home on Belvin Street created quite a stir. It was easily the most elaborate, ambitious residence in the San Marcos of 1919. The notice given the house is well deserved. It is a bold reflection of the Renaissance Revival style so popular earlier in the Northeast. With its low hipped roofs and indented spaces, the Johnson House even bears a slight resemblance to one of the archetypes of the style, the Breakers of Newport, Rhode Island. Atlee B. Ayres, arguably the best of the early 20th-century Texas architects, designed the home using the finest materials on the interior and exterior.

Johnson, a native San Marcan, was a very wealthy man, having made his fortune as president of the Mutual Mercantile Company and owner of 3,000 acres in Hays County. He was director of the State Bank and Trust Company and president of the Chamber of Commerce. Mrs. Johnson was well known and active in social and church circles. Reports on the cost of building their home varied widely, from \$45,000 to 75,000. At any estimate, it was an expensive project. It appears they gave architect Atlee Ayres a free hand. The house easily measures up to any of the grand mansions he built in San Antonio and elsewhere.

The Johnson family occupied the building until 1937, when it was sold to the Masonic Lodge, which continues to use the building for meetings and social occasions.

Bibliography:

San Marcos Record, October 31, 1919.

New Encyclopedia of Texas, p. 2238.

Recorded Texas Historic Landmarks files, Texas Historical Commission

Interview with Jack Wood, June 10, 1982.

Geographical data: Acreage - approxiamtely one acre.

UTM reference - 14 / 601090 / 3305430

Verbal Boundary Description - H.E. Barber Addition, Block 4, lot 5 and southern 18 feet of lot 4.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 71

31. Name: Williams-Tarbutton House (Common names - Dr. Wilburn Williams House, Tarbutton House)

Location: 626 Lindsey Street

Classification: Category - building; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residence.

Owner of property: Mrs. Myrtle Penn Williams Tarbutton
626 Lindsey Street
San Marcos, Texas 78666

Description: Condition - good; Altered; Original site.

Nestled in an oak grove on a hillside is the Williams-Tarbutton House, an important Prairie-style home. Two stories plus basement, red brick walls, low hipped roof of green-painted standing-seam metal, broad overhanging eaves, and irregular plan are the basic characteristics of the house.

The house faces Lindsey Street. On that side occurs the main extension from the house block. Here four massive, rectangular piers define the large first-floor porch which has been screened. The porch openings rest on a broad concrete stringcourse that is also found under the second-floor windows. Small brick piers below the stringcourse add a touch of detail. Set back from the porch on the second floor is a section enclosed by 8-by-8 casement windows.

The long axis runs along Roger Street. On that side, the eaves of the hip-roofed porte-cochere and first-floor kitchen wing add horizontal emphasis. A rectangular bay distinguishes the Scott Street side. Three first-floor windows are double hung. All are on thick, white, concrete sills. The stained-glass panels that flank the fireplace replace plain glass.

There are several attractive interior features, such as pocket French doors between the entry and living room and dining room, low arches, built-in bookcases, and ceiling moldings. Progressive innovations include a laundry chute, a cedar closet, linen closet, and central vacuum system. Interior spaces are large and airy, in keeping with the exterior style.

The only major alteration was a 1948 extension of the kitchen. Glass bricks and casements indicate the newer section. Since the addition merely enlarged a pre-existing block, no real, adverse effect was made. The porch was screened at the same time. Carpeting was laid over the oak floors.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 72

On the northern edge of the property there is a reddish-orange garage. The grounds, much of which rest on stone infill, are shaded by large oak trees. A wall around the property and a matching garage envisioned by Ayres were not built because of a cost overrun.

Significance: Period - 1900- ; Areas of significance - achitecture, other (medicine);
Specific dates - 1912-1914. Atlee B. Ayres, architect, Oscar Davis, mason.

The Prairie Style was never as popular in Texas as it was further north. Therefore, a clearly defined example of the style is inherently significant. Will Martindale's house, designed by Atlee B. Ayres with strong horizontal lines, overhanging eaves, and geometric forms, is such an example. Dr. Wilburn Williams, a long-time San Marcos physician, lent the house additional historical importance.

W.W. Martindale, a prosperous local farmer, began construction in 1912. A prominent San Antonio architect had drawn the plans; San Marcos resident Oscar Davis did most of the brick and rock work. The original cost estimate was \$12,000, but by the time the house was finished in 1914 it had increased to about \$15,000. At the time of completion, the house must have seemed a marvel of modernity. The sleek lines and open spaces still contrast dramatically with the late-Victorian structures that were then the norm. Built-in conveniences such as the cedar closet and vacuum system made life easier.

In 1930, Dr. Wilburn Williams bought the house and the Martindales moved to the former Williams home. Dr. Williams practiced medicine in town for 42 years. He and his wife Myrtle operated a private hospital, the San Marcos Sanitarium, on the corner of Bishop and Belvin from 1912 to 1919.

The Williams' daughter Myrtle inherited the house, and she and her husband now reside there.

Bibliography:

Tula Townsend Wyatt, "A History of Memorial Hospital," c. 1938, unpublished. On file at the San Marcos Public Library.

Interview with Frances Stovall, July 8, 1982.

Interview with Myrtle Penn Williams Tarbutton and Ed Tarbutton, April 29, 1982.

Interview of Myrtle Tarbutton by Gwen Smith, undated.

Geographical data: Acreage - approximately one acre.

UTM reference - G 14 / 601330 / 3306060

Verbal Boundary Description - C.L. McGehee Addition, Block 4, Lots 3 and 4.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 73

32. Name: Belvin Street Historic District

Location: 700, 800, 900 blocks of Belvin Street, plus one residence that faces Mitchell Street.

Classification: Category - district; Ownership - private; Status - occupied;
Accessible - yes, restricted; Present use - private residences.

Owner of property: All addresses are San Marcos, Texas 78666. Numbers relate to inventory, district map, and photos. Photograph numbers have two parts - 32, to indicate the district, and the individual number.

1. Mr. and Mrs. M.E. Walker - 716 Belvin
 2. Mr. and Mrs. Larry W. Murphree - 730 Belvin
 3. Mr. Herman W. Korff (734 Belvin is leased) - Blanco Star Rt., No. 29.
 4. Mr. and Mrs. Randall Morris - 802 Belvin
 5. Mrs. Gene Scrutchin - 816 Belvin
 6. Mrs. George Martindale - 832 Belvin
 7. Mr. R.F. Alexander - 904 Belvin
 8. Mrs. Mamie Ellis - 920 Belvin
 9. Mr. and Mrs. S.W. Segler - 922 Belvin
 10. Mr. and Mrs. W.H. Daniels - 715 Belvin
 11. Miss Sue Taylor - 719 Belvin
 12. Mrs. A.M. Thompson - 727 Belvin
 13. Mrs. Bernice Harris - 733 Belvin
 14. Miss Eva Dodgen - 801 Belvin
 15. Mr. and Mrs. Jerry L. Moore - 809 Belvin
 16. Miss Nell Montgomery - 819 Belvin
 17. Mr. and Mrs. Edmund Longcope - 833 Belvin
 18. Mrs. Herbert A. Yarbrough, Jr. - 903 Belvin
 19. Dr. Sam Cangelosi - 919 Belvin
 20. Mr. and Mrs. N.A. Stedman - 921 Belvin
 21. Mr. and Mrs. William Crook - 227 Mitchell
- No further contributions 2/6/95
File Damaged.*

Description: Condition - good; Altered; Original sites.

Belvin Street is a tree-shaded avenue of distinctly Victorian character. The 15 contributing houses were built between 1878 and 1910, and reflect the many variations in taste within that period. Architectural details include Carpenter Gothic, Second Empire, and Eastlake. The next major style, the Colonial Revival, is also represented.

Of the district's 21 houses, 15 are contributing and 6 are noncontributing. The contributing houses range from the eight highly evolved classic Victorian types, such as numbers 6, 12, and 17, to the well-designed vernacular (#10) and those that represent

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 74

transitions (#16). Also dubbed contributing are those built prior to 1920 that are in general conformity with the street's frame construction, are compatible in style, and are either unaltered or only slightly altered (example, #11). One Colonial Revival home is included. Although its style is definitely not Victorian, it is historically and visually linked with its neighbors. It is such a grand building that it would be aberrant to call it noncontributing.

The noncontributing houses are pre-1920 but are altered to appear from a different period (example, #14), are clearly modern (#5, #13), or are of the proper period but are of a distinctly different type from the frame residences (#15). However, some of these would be labelled contributing if they were in a different district. For example, #15, an early 20th-century reddish stone cottage, would be proudly displayed in a district of picturesque residences. There are no intrusions. None of the noncontributing homes are truly objectionable. They all adhere to the setback and most are nicely landscaped. Several are effectively screened by vegetation.

Half of the 21 homes are 80 to 100 years old; three-fourths are over 50 years old. Five of the most elaborate (#1, #2, #4, #17, #18) have been revamped as single-family homes in past few years. Major features have been kept intact. There has been no gutting for adaptive reuse. All the houses are residences, and all but one are occupied by the owners.

San Marcos was laid out in 1851 as small lots beginning at the San Marcos River. Larger farm lots were included in the town plat for farming and stock grazing. The first subdivisions developed in 1868 from farm lot 15 north of San Antonio Road. The Belvin Addition contained 11 acres divided into 12 residential lots. Belvin Street Historic District includes these and a portion of the Mitchell Addition extending west to Mitchell Street. It coincides closely with the original Belvin Addition registered in 1884.

The boundary starts at the northeast, one lot in from Scott Street (which eliminates two semimodern structures), runs along the rear property lines of the houses on the southern side of the street, crosses Mitchell to include the J.W. Wood House (#21), returns to Mitchell, then crosses Belvin and again runs coincident with rear property lines until the point of beginning, the east property line of the O.T. Brown House (#1). Although the boundary appears irregular on the map, it is logically in keeping with the property lines. In 1974 the City of San Marcos established a Historical District extending nine blocks along Belvin Street to Bishop Street on the west. The National Register district is limited to three blocks within the earlier-designated local district because of a concentration of Victorian architecture in them and the almost complete use of wood as a building material.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 75

Other typical features are asymmetry, broad porches, hipped and gabled roofs, sash windows with one-over-one or two-over-two lights, and jigsaw detail for bargeboards, brackets, and porch trim. On the street's north side the houses back up to a bluff, creating wide lawns that sweep down to the street. Especially on this side of the street, the houses are set far back on their lots. Two houses have mansard towers, the only ones in town. The following houses best portray the street's character:

The John Francis McGehee House (#6) has a two-story, ell-shaped plan. A double, three-bay gallery is decorated with intricate, Eastlake, sawn brackets and under-eave trim, a dentil course, and little Gothic arches within the porch rail. Turned spindles support it. A three-sided bay extends from the first floor of the ell, a square bay from the second. The square bay repeats the details of the gallery, as does another small, double gallery on the northeast wall. The hipped roof with cross gable carries a dentil row under its eaves. Windows have either one-over-one or two-over-two lights, while those of the second category face the porch and reach to the floor. Under a transom is the original double front door with etched and beveled glass. Within are three fireplaces, the original indoor window shutters, and a graceful staircase with a mahogany newel. The beaded wainscoting is untouched, and cast-iron ornamental hinges secure all doors. Remaining in front are the circular drive with iron fence and hitching post. The 1889 barn is intact as well as the catwalk from the rear second story of the house that led to the back carriage entry and barn. This is definitely the best house of the district.

A portion of the Robert Hixon Belvin House (#2) was built in 1859. Its present appearance dates from 1890. There are five different sidings in the house, including cypress, pine, and oak. Like #6, the house is a two-story ell united by a double gallery. Its three-bay porch is supported by paired square posts and simple post railings. A decorative bargeboard fills the ell gable end. The windows with two-over-two lights are under peaked frames; elsewhere windows with six-over-six lights are within plain frames. The door is surrounded by transom and sidelights.

George Thomas McGehee built his house in 1896 (#12). It is distinguished by a round turret with fish-scale shingles under a conical roof. Curving below the tower is a one-story porch supported and decorated with turned spindles. The complex, hipped, gable, and dormer roof is topped by metal cresting and pierced by two brick chimneys. Other decorative features are peaked window frames, corner brackets, drilled and sawn eaves, and fish-scale shingles in the gable end. Inside, ball-and-spindle fretwork elaborates the entryway and living room. Oddly, the stair enters from the kitchen to the central hall landing, turns the corner, and goes upstairs. First-floor access is from the kitchen only. There is a huge built-in walnut china cabinet in the dining room.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number A11

Page 76

Inventory of houses, Belvin Street Historic District:

1. 716 Belvin Street - O.T. Brown House. built 1878. Contributing.
One-story, asymmetrical, frame Victorian house, slightly raised, with wrap-around porch, turned spindle rails and posts, sawn brackets, acorn trim under eaves. Corner porch connecting three gable wings; asbestos shingle roof. Slim newel posts terminate wooden steps; double front door under transom. 4/4 windows, some floor length, under peaked window frames. Interior with stencil-decorated, cast-iron mantel; copper and porcelain hardware; beaded wooden ceilings.
2. 730 Belvin Street - Robert H. Belvin House. built 1859, 1875, 1890. Northcraft, Donalson, and Malone builders for 1890 period. Contributing.
Two-story, asymmetrical, frame Victorian house with double gallery supported by paired square posts resting on coffered bases. Cross gables and carved bargeboard under tin roof. Peaked window frames with small pediments. Handcarved door with original bell of the 1875 addition. Interior floors are three-inch pine boards. Bullseye moldings on doors and windows. Small modern addition to rear does not detract visually.
3. 734 Belvin Street - built 1923. Contributing.
One-story, raised, frame, 20th-century vernacular house. Round, unfluted, Doric columns support pedimented portico. 1/1 windows, original door with transom, wooden steps, clapboard siding, tin roof.
4. 802 Belvin Street - George Henry Talmadge House. built 1889. Contributing.
Two-story, asymmetrical, Victorian, ell-shaped house with one-story encircling porch, railed porch roof on second floor; cedar roof covered with tin. 2/2 and 1/1 windows under pedimented frames. Ell has square bay with balconet above. Porch rails consist of sawn spindles on second floor, turned spindles on first. Sawn porch brackets. Porch steps altered - now stone. Another porch, stairway, and cistern in rear.
5. 816 Belvin Street - built 1951, Fehr and Granger, architects. Noncontributing.
One-story, modern, brick "ranch-style" house. 1880s barn, stone entry steps at rear of property. Screened by liveoak and magnolia trees.
6. 832 Belvin Street - John Francis McGehee House. built 1889. Contributing.
Two-story, asymmetrical, Eastlake-style, Victorian ell. Hipped roof with cross gables on dentils and brackets. Three-sided gable-end bay, sunburst trim. Gothic arches in porch rail repeated in bay. Coffered wall panels above and below window panes, floor length 2/2 windows. Double doors with transom, etched glass panels. Lathed spindle brackets on original screen door. Brick steps only apparent exterior alteration.
7. 904 Belvin Street - Eugene L. Thomas House. built 1890. Contributing.
One-story, asymmetrical, Victorian, ell-shaped house with corrugated-metal gable roof, peaked window frames over 1/1 sash. Balustraded deck over curved, arched, and stuccoed porch altered in the 1940s. Porch and alterations in stucco are reversible.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 77

8. 920 Belvin Street - built 1940. Noncontributing.
One-story modern house with board-and-batten siding, flat roof, composition shingles, casement windows. Earlier home on site destroyed by fire.
9. 922 Belvin Street - John Springer Davis House. built 1886, S.B. McBride, builder. Contributing.
Two-story, asymmetrical, raised, Victorian house with polygonal turret and pyramidal roof. Hipped and gable roof system covered with tin. Early 20th-century porch probably added 1901. Transom over entry door. House built into slight hill, allows half basement.
10. 715 Belvin Street - Eliza Pitts Malone House. built 1908. Contributing.
One-and-a-half-story vernacular house under steeply pitched hipped roof with hipped dormer in front, rectangular plan. Three-bay porch on square posts with sawn slat rail. 1/1 sash windows, tongue-and-groove siding, brick chimney. Symmetrical front facade.
11. 719 Belvin Street - Rylander House. built 1912. Contributing.
One-story, early 20th-century, vernacular, ell-plan house. Gable roof with shed roof porch supported by paired post. Entrance altered with brick; other facades unchanged.
12. 727 Belvin Street - George Thomas McGehee House. built 1895. S.B. McBride, builder. Contributing.
Two-story, asymmetrical, Victorian house with cast-iron cresting on complex hip gable, dormer, and turret roof. Turned posts support wraparound porch with spindle trim. Red brick chimney serves four fireplaces. Full basement cut into rock contains dumbwaiter to both floors, cooling system. Both sides and roof of turret fully shingled.
13. 733 Belvin Street - built 1955. Noncontributing.
One-story, frame ell-plan house with intersecting gables, composition shingles, overhanging eaves, tongue-and-groove siding.
14. 801 Belvin Street - Dr. Adams Jones Beall House. built 1904. Noncontributing.
Two-story, frame house altered in the 1940s into Neo-Georgian style, with low hipped roof, broken-scroll pediment over front door. 6/6 windows, imitation shutters, brick chimney. Harmonious with neighborhood.
15. 809 Belvin Street - Alexander Gates Thomas House. built 1920. Noncontributing.
One-story, reddish, stone cottage with composition roof, sloping wall at picturesque entrance. Multi-paned casement windows, ivy on walls. Attractive rustic appearance.

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National Register of Historic Places
Inventory—Nomination Form

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date entered

Continuation sheet

Item number All

Page 78

16. 819 Belvin Street - John A. Montgomery House. built 1909. Contributing.

Two-story, frame, ell-shaped house that illustrates transition from Queen Anne to Colonial Revival. Hipped roof with intersecting gabled wing. One-story porch under shed roof supported by simple Doric columns. Gable end has pent and pediment over three-sided bay. Two brick chimneys. 1/1 sash windows. Entrance door with transom and sidelights. Intact.

17. 833 Belvin Street - ^{Joseph}~~John~~ W. Earnest House. built 1892. Charles W. Sinz, builder. Contributing.

Two-story, asymmetrical, Victorian house with two gable ends facing front and mansardic tower between them. One-story porch on turned posts and decorated with spindles runs from under tower in front of northern gable. Cedar shingle roofing, two brick chimneys, metal cresting. Eaves on carved brackets. Roundel with hood mold in gable end. 1/1 shuttered windows under foliated lintels on second floor, peaked hood molds on first. Inside, elaborate scrollwork on stair rails, beaded-board paneling, molded crown trim on five-panel double doors. Fretwork in stairhall. Original rear stairway in back entry hall. Rear porch enclosed. New garage and swimming pool in back. Historic photo shows bargeboards.

18. 903 Belvin Street - Sam R. Kone, Jr., House. built 1886, S.B. McBride, builder. Contributing.

Two-story, asymmetrical, frame, Victorian house with cross-gable roof system enclosing mansardic tower. Has widow's walk, metal roof cresting, tin roof. Two-story entrance porch on scrolled brackets and chamfered posts; second floor of porch enclosed in 1967. 2/2 sash windows under wooden segmental arches, with shutters. Separate doors into parlor and hall. Original spring-wound bell in stencilled glass panel door under transoms. Central brick chimney serves four fireplaces. Interior has beaded wainscoting, 5-inch pine floors, fleur de lis carvings applied to risers on curving staircase with 3 landings. Hexagon shaped garage and connecting wing added in 1972 to the rear, 1900, gable wing. Original 1886 carriage house and servants' quarters at rear of property. Alterations include burglar bars, brick porch flooring.

19. 919 Belvin Street - built 1912. Contributing.

One-and-a-half-story, symmetrical, vernacular, rectangular house with steeply pitched hipped roof with hipped dormers. Clapboard siding, 3/3 casement windows on second level, four 1/1 windows on front facade, all under classical moldings. Composition roof to be replaced soon with tin. Original full front porch will also be restored soon.

20. 921 Belvin Street - Rufus King House. built 1900, rebuilt 1960. Noncontributing.

Two-story house with yellow asbestos siding, composition roof, 6/6 sash windows, imitation shutters.

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**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

Continuation sheet

Item number All

Page 79

21. 227 Mitchell - J.W. Wood House. built 1908. Contributing.

Two-story, frame, monumental, Colonial Revival house with symmetrical facade. Porch supported by six giant-order Corinthian columns and two pilasters. The center section of the porch is bowed outward. Hipped roof with hipped dormer, slate roof. Brick chimney. Balcony at second level supported by brackets, centered above main entrance, spindle balustrade. Double entrance doors with leaded-glass transom set in a large molded frame. Formal entry hall contains centered staircase on classical columns. Large lot contains modern outbuildings.

Significance: Period - 1800-1899, 1900- ; Areas of significance - architecture, education.

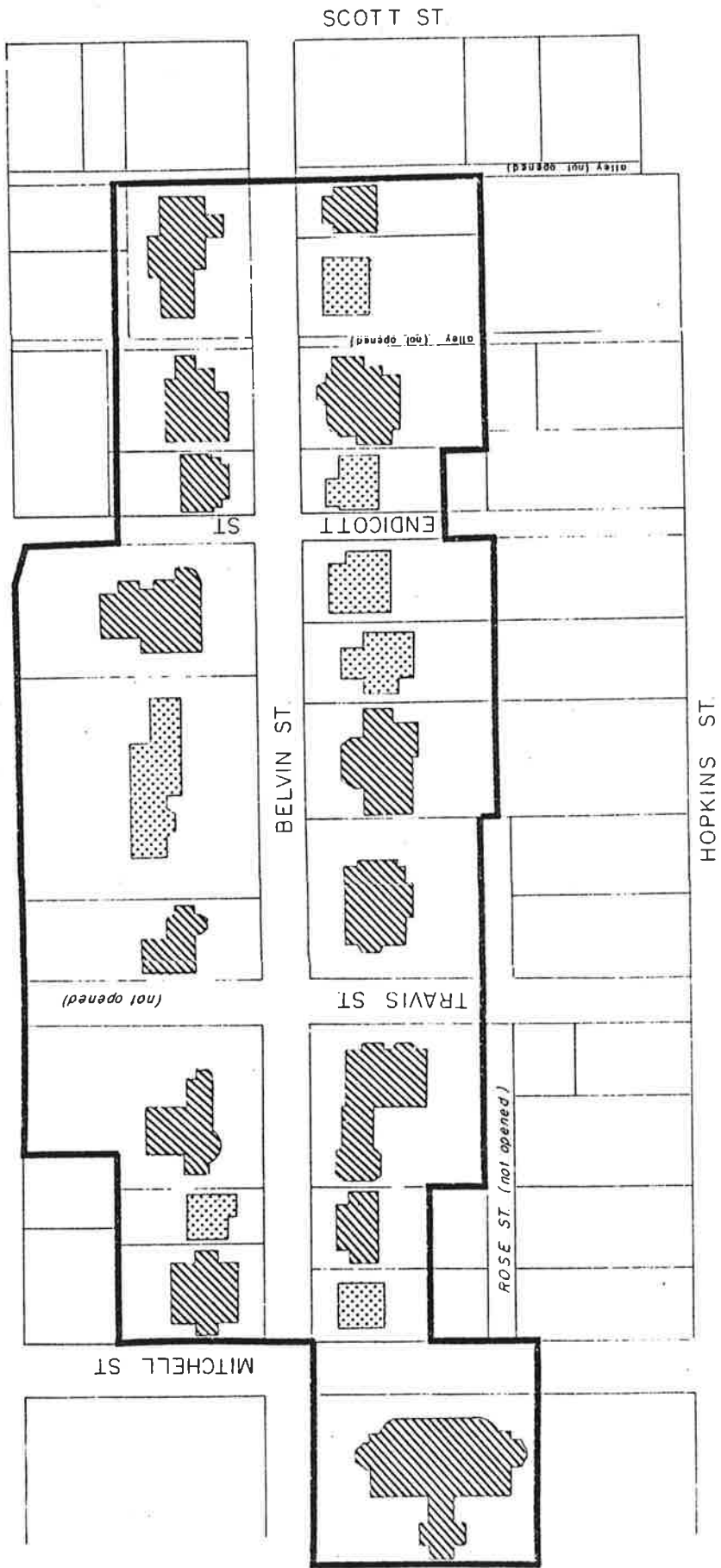
Belvin Street has always been central to San Marcos' tradition of education. As early as 1860 it was the location of a privately run school, and became the address of farmers and stockmen as they moved from their land into town to be near Coronal Institute. Fathers may have had to contend with the frontier's hardships, but they wanted their children to have an education, and long with it, some of the niceties such as music, art, and white muslin dresses. In a way, this striving for sophistication in raw surroundings set the tone for the entire town. Throughout its history, Belvin Street's residents have been educators and other professionals. Today, it is a gracious neighborhood of primarily Victorian-period homes with wide porches, broad lawns, and delicate wood trim.

During the Civil War period, a school operated in the house which Robert Hixon Belvin would later expand as his home. In 1870, Belvin, a Methodist minister, settled in the new town. He came from San Antonio by stagecoach, the family traveling with him with baskets of provisions and flowering bulbs. He bought Coronal Institute from O.N. Hollingsworth for \$10,000. The Belvin family lived on the campus while he was president, until 1875, when Belvin sold Coronal to trustees of the Methodist Church conference for a male and female high school. In the agreement, the sale of Coronal was for 11 acres of Farm Lot 15 where Belvin added to an earlier building (or rebuilt it) to make his home. Like others attracted to San Marcos' scenic location, Belvin managed his life so that his family could stay there even when he had been assigned to other pastorates. In 1882, he retired from the ministry and continued his involvement with real estate. His efforts, with the help of S.B. McBride, resulted in the attractive residential neighborhood.

At the time Belvin established the Belvin Addition there were only three buildings in the area. The property line along what is now Burleson Street came through an agreement in 1870 between Belvin and S.B. McBride, an understanding to extend Burleson Street, which ran above Coronal Institute, on to Ed. Kone's land and to extend a street to be known as Belvin as far west as the southwest corner of Belvin's yard. McBride also agreed to open an extension of Hopkins Street across his premises to the Belvin line on the west. Ed Kone agreed to open a street across his land to intersect with an extension of Burleson Street.

BELVIN STREET HISTORIC DISTRICT
SAN MARCOS, TEXAS

LEGEND
contributing
non-contributing



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National Register of Historic Places
Inventory—Nomination Form

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received

date entered

Continuation sheet

Item number All

Page 80

George Talmadge was typical of Belvin Street settlers in that he was a farmer and his daughter Georgia attended Coronal and became an accomplished musician. He was unusual in being a Union officer, who came south for his wife's health. An accomplished carpenter, he built his house (#4) with his own hands, and was then the first San Marcan to fly the U.S. flag. His wife, Lydia, later organized a children's club, "Willing Workers," to raise money for First Methodist Church.

John F. McGehee (#6) also farmed, and perhaps dabbled in merchandising in town. His brother George (#12) cleared land for hire and grew vegetables behind his house. Their father, Thomas L. McGehee, had been the administrator for Ben Milam's colony.

A rancher (called "stockman" at the time), John W. Earnest (#17) married Civilia Cock, daughter of Charles S. Cock. John Montgomery married Civilia's twin Cicilia in a double ceremony. After their marriage, the Montgomery family lived in the Cock House for awhile. They built their house (#16) with the proceeds from one cotton crop. It sheltered their 13 children.

The Belvin family began a tradition of family members settling near each other on the street. Among the first families to build there were R.H. Belvin's daughters. O.T. and Elizabeth Belvin Brown built at 716 (#1). Elizabeth Brown had been born in the San Antonio home of Asa Mitchell, her maternal grandfather and printer of the Texas Declaration of Independence. Mr. Brown was a lawyer.

Roberta Belvin Pritchett and her husband John built at 816. Pritchett was president of Coronal from 1883 to 1885, and from 1901 to 1903, when he resigned to teach at Southwest Texas Normal School. It was Roberta that wrote the account of her family's trek to San Antonio. During the 1930s she organized a documentation project on family history. The Pritchett home was razed in 1951.

Another Coronal president with Belvin Street associations was Rev. Ethelred Spencer Smith, who served in 1876. His daughter Laura Smith taught art at Coronal until her marriage to Samuel R. Kone, Jr., (#18) in 1882. Their daughter Florence, who lived in the house 80 years, graduated from Coronal in 1910, attended universities elsewhere, and returned to teach public school in San Marcos.

The connection between Belvin Street and education ran well into the 20th century and continues. Prof. Alexander Gates Thomas came to San Marcos in 1909 to head the Southwest Texas English department. He served for 36 years, and as a leader in Texas folklore entertained J. Frank Dobie and Carl Sandburg in his home (#15). Mrs. Lillian Thomas taught art. The R. H. Belvin House (#2) sold in 1903 to Prof. Joseph Shotwell Brown, a mathematics teacher at Southwest Texas Normal. For 23 years, the Davis House (#9) was home to Dr. Cecil E. Evans, Southwest Texas' first president.

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Continuation sheet

Item number A11

Page 81

Other notables to choose Belvin Street were Dr. A. J. Beall, who lived at 810 in 1904, Dr. J.H. Combs, a late 19th-century Legislator, and Dr. John R. Morton and his poetess wife. In keeping with its history, many of the residents are well-established professionals and business people.

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Geographical data: Acreage - approximately 15 acres

UTM references - A 14 / 601060 / 3305500
B 14 / 601390 / 3305890
C 14 / 601200 / 3305410
D 14 / 601550 / 3305740

Verbal Boundary Description - Starting at a point 144.17 ft. plus the width of an unopened alley southwest of the intersection of Belvin Street and Scott Street, southeast corner, and measured along Belvin, turn a right angle to the southeast. Proceed approximately 190 ft. to the rear property line of 715 Belvin. Turn a right angle toward the southwest and proceed 261 ft. to the northeastern property line of lot 3, farm lot 15. At this point, make a right-angle turn to the northwest, go 61.6 ft., make another right-angle turn to the southwest, and proceed to Endicott Street. Cross Endicott, turn southeast along Endicott, and proceed 61.6 ft. Make a 90° turn to the southwest, and proceed along the rear line of lot 7, farm lot 15. Turn directly northwest for about 10 ft., make another right-angle turn to the southwest, and proceed along the rear line of lot 7, about 174 ft., to Travis Street. Cross Travis Street and proceed 166.66 ft. to the line dividing lots 2 and 3 of block 8, L.W. Mitchell Addition. At that point, turn a 90° angle to the northwest and proceed approximately 56 feet to the rear line of lots 3 and 4, same block and addition. Turn a right angle to the southwest and proceed 166.66 ft. to Mitchell Street, cross Mitchell, and proceed to a point that is 230 ft. from the corner of Mitchell and Belvin. After a 90° turn, proceed 258.33 ft. to the southwest, then turn 90° to the northwest until Belvin Street is reached. At

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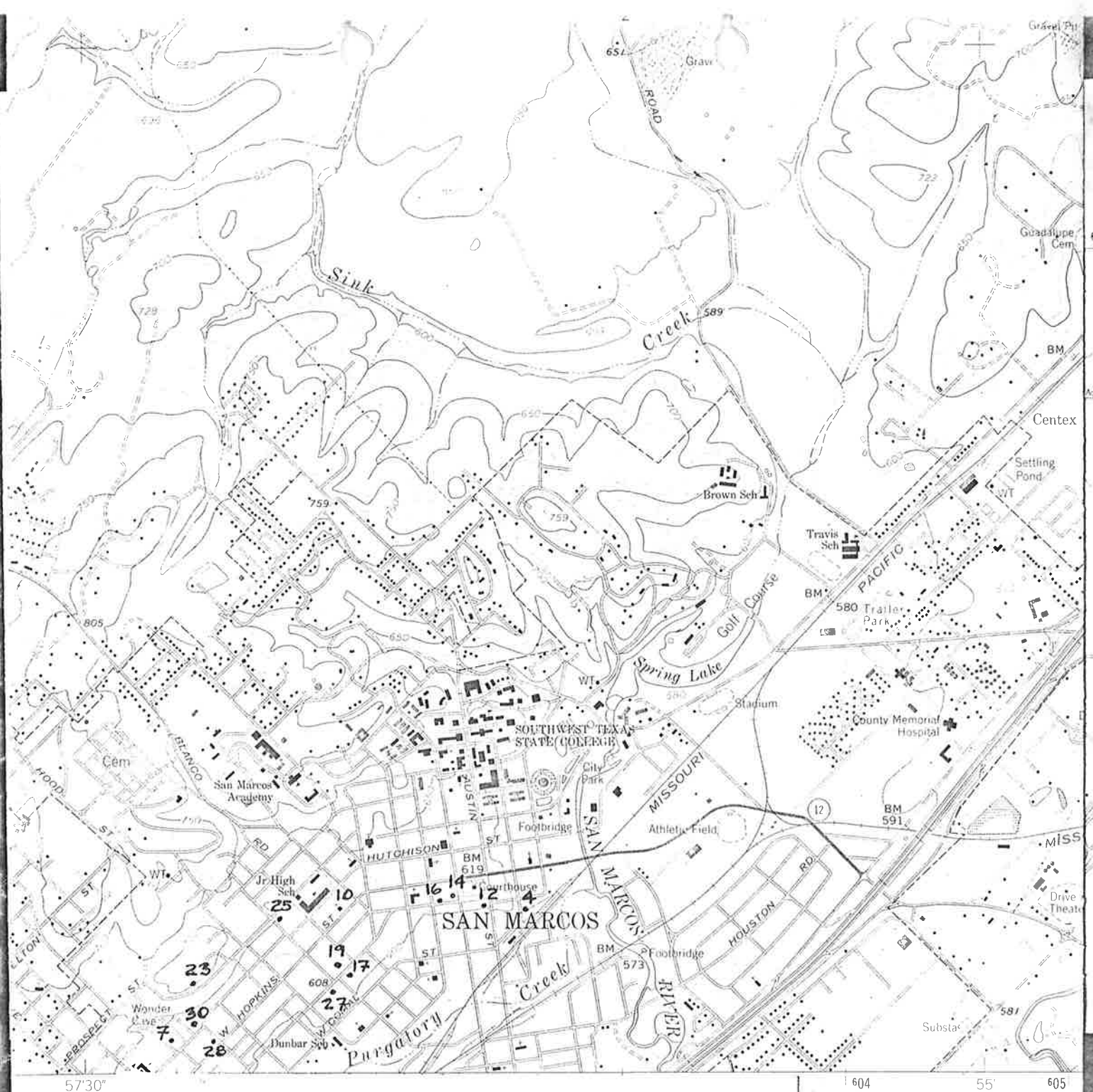
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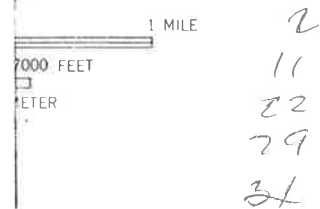
Item number A11

Page 82

that point, follow Belvin Street around to the northeast, cross Mitchell Street again, then proceed 179 ft. to the rear property line of lot 4, block 10, L.W. Mitchell Addition. Make a right-angle turn to the northeast and proceed 166.66 ft. At that point, turn in a right angel to the northwest, about 80 ft. until Burleson Street is reached. Proceed along Burleson to Endicott, turn southeast along Endicott, and proceed 106 ft. at which point, cross Endicott and turn a 90° angle to the northeast. Proceed approximately 172 ft. to the unopened alley and cross the alley. Go about 10 ft. to the rear property line of 716 Belvin, to the southeast. (This distance is not measured on the city map). At that point, proceed in a line parallel to Belvin Street 155.33 ft. Make a right-angle turn to the southeast and proceed 135 ft. to Belvin Street. Cross Belvin to the point of beginning. This boundary follows the rear property lines of the houses facing Belvin Street.



MULTI-RESOURCE NOMINATION FOR SAN MARCOS, TEXAS
 (HISTORIC RESOURCES OF SAN MARCOS)
 SAN MARCOS, HAYS CO., TEXAS
 UTM REFERENCE: REFER TO INVENTORY LIST



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