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Shultas Place-Annawan Street Historic District, Hartford

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1. NAME OF PROPERTY

Historic Name: Shultas Place-Annawan Street Historic District

2. LOCATION

Street & Number: 11-13, 14, 17, 18, 20, 21, 24, 27, 30, 34-36, 35-37, 38-40, 39, 40, 43-45, 44, 46, 47, 48, 49, 50-50 1/2, 51-53, 53-54, 55-57, 56-58, 59-61, 63-65 Annawan Street; 68, -70, 72-76, 78, 80, 86-88, 90, 94-96, 98, 100-102, 104-106, 108-110, 114-116, 118-136 Franklin Avenue; 7, 8, 11, 12, 14-16, 15, 18-20, 19, 23, 24, 25-27, 26-28, 29-31, 30-32, 33-35, 36, 38-40, 39, 41-43, 42-44, 45-47, 46-48, 49-51, 50-52, 53-55, 54-56, 57-59, 58-60, 61-63, 64 Shultas Place, 191, 207, 211, 245 Wethersfield Avenue

City/Town: Hartford Vicinity: South End

State: CT County: Hartford Zip Code: 06114

3. CLASSIFICATION

Ownership of Property	Category of Property
Private: <u>x</u>	Building(s): <u> </u>
Public-local: <u> </u>	District: <u>x</u>
Public-State: <u> </u>	Site: <u> </u>
Public-Federal: <u> </u>	Structure: <u> </u>
	Object: <u> </u>

Number of Resources within Property

Contributing	Noncontributing
<u>102</u>	<u>5</u> buildings
<u> </u>	<u> </u> sites
<u> </u>	<u> </u> structures
<u> </u>	<u> </u> objects
<u>102</u>	<u>5</u> Total

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4. FUNCTION OR USE

Historic: Residential Sub: _____
Commercial _____

Current: Residential Sub: _____
Vacant _____

5. DESCRIPTION

Architectural Classification:

Queen Anne, Neo-Classical Revival, Colonial Revival, vernacular

Materials:

Foundation: stone, brick

Walls: brick, clapboards, shingles, synthetic siding

Roof: wood shingles, asphalt shingles

Describe Present and Historic Physical Appearance.

The Shultas Place-Annawan Street Historic District is a discrete group of turn-of-the-century houses lining both sides of one block of Shultas Place and Annawan Street and the east side of Franklin Avenue, connecting them. (See district map.) Almost all the buildings in the district were constructed during the last decade of the 19th century and the first decade of the 20th century as a new middle-income residential neighborhood established south of the original city boundary in the northern part of an area annexed by the city during the 19th century.

The streets were built up in little more than two decades with brick and frame two-story one- and two-family homes in the Queen Anne, Neo-Classical Revival, and Colonial Revival styles, with some vernacular houses interspersed. The Annawan Street and Franklin Avenue blocks were built up primarily in the last decade of the 19th century; Shultas Place in the first decade of the 20th century. Lots are small, 50' x 200', with the houses close to the street and close to one another, with large back yards to the rear, many with outbuildings. The setting is dense and urban, with few fences and little street furniture. Few alterations have occurred since the district was developed.

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The oldest houses in the district are the seven brick Queen Anne-style examples near the intersection of Annawan Street and Wethersfield Avenue, 191, 207, and 211 Wethersfield Avenue and 11-13, 17, 21, and 27 Annawan Street. Elaborate wooden front porches with turned balusters and sawn brackets, and such features as high roofs, often hipped with cross gables, and asymmetrical ground plans are characteristic. Most of the rest of the houses on Annawan Street and in the district as a whole are frame, but nonetheless on Annawan Street and Franklin Avenue the Queen Anne porches of the brick examples are continued. In addition, the early brick houses established 1-over-1 windows and two-story three-sided bays as standards for the district. The two-story three-sided bays are almost universal on Annawan Street and Franklin Avenue, and carry over to some of the Shultas Place houses of the next decade. The bays are sometimes on the front elevation, centered with entrances on either side in two-family homes, or off-center, or on a side elevation. At the top of the bay the chamfered sides usually are squared off with horizontal console brackets.

The houses on Shultas Place, being built an important decade later than those on Annawan Street, reflect the influence of the on-coming Neo-Classical Revival/Colonial Revival style. Sometimes the Colonial Revival style is present in features integrated with the Queen Anne, as at 38-40 Shultas Place, sometimes as clear statements in the current fashion, for instance the gambrel-roofed two-family house, 26-28 Shultas Place. In addition, Shultas Place has several examples of the imaginative work of William H. Scoville in frame houses designed in such an imaginative interpretation of the Colonial Revival as to be almost a style of its own. Bands of windows and raised panels, heavy roof overhang, recessed windows, and two-sided oriels are some of Scoville's trademarks, seen notably in the two houses sited side-by-side at 8 Shultas Place and 245 Wethersfield Avenue.

At the east end of Shultas Place, the houses are uniformly set back further from the street, giving the neighborhood a consistent more open ambience than is present on Annawan Street. This spacing in conjunction with the Colonial Revival influence in the architecture is suggestive of the street car suburbs which were soon to follow farther south in the South End of Hartford. Some bluestone sidewalk is still in place along this block.

The only commercial block in the district is 118-136 Franklin Avenue, a three-story brick building with shops at the first floor and apartments above. While reminiscent of the Italianate style in its massing and proportions, as well as store-front cornice and roof-line cornice, its restraint in detailing, absence of window surrounds, and modest roof overhang mark it as a product of the 20th-century Neo-Classical Revival. Similar influences are present in the four small brick apartment houses at the west end of Shultas Place.

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Inventory

The letter C in the following tabulation indicates that the property is considered to contribute to the historical and architectural significance of the district. The letters NC are an abbreviation for Non-Contributing. Dates are taken from Merle Kummer, ed., *Hartford Architecture, Volume Two: South Neighborhoods* (Hartford: Hartford Architecture Conservancy, 1980), pp. 31, 33, 40, 109, 121, 122, 126, unless followed by the letter V, which is used for visual approximation.

The district is U-shaped because mid-20th-century apartment houses on Wethersfield Avenue and in the center of the block, accessed at 29-31 Annawan Street, are omitted. 5-7 Annawan Street, on the southwest corner of Wethersfield Avenue, is omitted because it is a c. 1960s brick one-story commercial building.

Annawan Street

- C 11-13 c. 1890 2-story brick Queen Anne hipped-roof 2-family house. Original front porch has turned balusters, posts, and frieze spindles, with pierced brackets. 1-over-1 windows under segmental lintels. 3-sided 2-story bay in front elevation, to east. (Photograph 1)
- C c. 1940 V 2-car frame pyramidal-roofed garage with original glazed hinged doors.
- C 14 1913 William H. Scoville 1-story frame (vinyl clapboards) Colonial Revival gambrel-roofed house with gable end to street. First floor has central 3-sided bay; second floor three 1-over-1s; attic modified Palladian window. 2-story hipped-roof dormer on east side elevation. (Photographs 2, 4)
- C 17 c. 1890 Similar to 11-13 but wider front porch. (Photograph 3)
- C c. 1910 V 1-car frame gable-roofed garage.
- C 18 1895 2-story frame (vinyl clapboards) Colonial Revival hipped-roof L-shaped house. Enclosed wide 1-story front porch. Palladian window in front gable end. (Photograph 4)
- C 20 c. 1910 V Small lot, vacant except for tall frame gable-roofed 2-car garage/barn at rear. Parcel works with 18 Annawan Street.
- C 21 c. 1890 Similar to 11-13 and 17 with even wider original front porch. 2-story 3-sided frame (vinyl) bay on front elevation to east. (Photograph 3)
- C c. 1940 V 1-car frame (clapboard, synthetic?) pyramidal-roofed garage.
- C 24 1893 2-story frame (vinyl) Queen Anne/Colonial Revival gable-roofed house. In front porch, clustered columns on frame pedestals support gabled porch entry over steps. 1-over-1 window at first floor. Second floor has three windows, two to east displaying diamond-pane glazing in upper sash, one to west with diagonal lattice glazing pattern. Third floor overhangs second floor. Vinyl siding. (Photograph 4)
- C c. 1890s V 3-car frame high-gabled-roof garage/barn. Original glazed hinged doors; loading door at 1 1-2 story level under cross gable.

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Annawan Street

- C 27 c. 1890 Large brick first floor, frame (vinyl) above, Queen Anne/Colonial Revival L-shaped house with pyramidal roof topped by 2-pronged copper finial. 1-over-1 replacement windows. Second floor of front porch enclosed. On east side elevation, 2-story bay is 3-sided brick at first floor, rectangular frame at second. (Photograph 3)
- C c. 1940 V 2-car frame pyramidal-roofed garage.
- C 30 c. 1890 V 2-story frame Queen Anne gable-roofed house on brownstone ashlar foundation. First floor covered with clapboards, second floor with shingles, attic gable with fish-scale shingles. Three bays of 1-over-1 windows. Front porch flanked by shaped square posts under shallow double-ogee molding. Sunburst blind transom above. 2-story 3-sided bay on east elevation. In good state of historic preservation.
- C 34-36 c. 1890 2-story brick Queen Anne gable-roofed 2-family house. Attic gable projects toward street over 2-story 3-sided bay flanked by entrances. Narrow west entrance porch has turned components; east porch is replacement. 1-over-1 windows. String courses connect first- and second-floor segmental lintels. 2-story 3-sided bay on east side elevation. (Photograph 4)
- C 35-37 c. 1890 2-story frame (vinyl) Queen Anne 2-family house on brick foundation. Wide original front porch with turned posts. Principal gable roof, with east-west ridge, is set back behind two stepped cross gables projecting toward street. Paneled bargeboards on front gable terminate in simplified rosettes. 1-over-1 windows.
- C c. 1890 V 1 1/2-story frame (vertical siding) gable-roofed barn, with three garage doors.
- C 38-40 rear 1916 2-story frame vernacular gable-roofed T-shaped 2-family house covered with wooden clapboards. 2-story gable-roofed front porch, partially enclosed.
- C 39 1895 2-story frame Queen Anne T-shaped house on brownstone foundation. Recessed 2-story porch west, large window east at both first and second floors. 2-story 3-sided bay on east elevation.
- C c. 1940 2-car frame pyramidal-roofed garage.
- C 40 c. 1890 2-story frame Queen Anne/Colonial Revival gable-roofed house on brick foundation, covered with clapboards. 2-story 3-sided bay on front elevation, to west. 2-story porch, east, supported by round columns on high pedestals. Diamond glazing in attic window.
- C 43-45 1893 2-story frame (vinyl) Queen Anne hipped-roof 2-family house. Large central 3-story 3-sided bay, rising to front cross gable, is flanked by enclosed entrance porches. Narrow 1-over-1 windows, paired in bay.
- C c. 1910 1 1/2-story frame (shingled?) gable-roofed 3-car garage.
- C 44 1894 2-story frame Colonial Revival/Shingle style hipped-roof house, covered with wooden shingles. 2-story 3-sided bay on front elevation, to west. 2-story open porch east. Round-arched window in bay is symmetrical with round-arched porch opening.
- C c. 1940 Long, frame hipped-roof 5-car garage.
- C 46 1895 John J. Dwyer 2-story frame Queen Anne gable-roofed house. 2-story wide front porch has gazebo-like east corner at first floor; second floor enclosed. First floor covered with wooden clapboards and shingles, vinyl above.
- C c. 1915 Large 1 3/4-story frame (vertical siding) gable-roofed barn/garage.

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Annawan Street

- C 47 1895 2-story frame (vinyl) early American Four Square hipped-roof 3-bay house on ashlar brownstone foundation with large 1-over-1 windows. Balustrade of wide front porch supports chamfered posts. Central door flanked by sidelights under blind sunburst transom. Wide roof overhang supported by horizontal brackets under dentil course. Front hipped-roof dormer. Notable as early example of its style.
- C c. 1895 V 1 1/2-story 2-car frame gable-roofed garage, with original glazed hinged doors.
- C 48 1899 2-story frame (aluminum) Colonial Revival/Bungalow. Gable roof parallel with street, wide sweep to front roof slope. Flared columns supported on balustrade of wide front porch. Door, west; paired 1-over-1s east; three windows in cross gable.
- C 49 1896 2-story frame Queen Anne hipped-roof house on brick foundation. Front porch has turned posts, sawn brackets, picket frieze; porch second floor open and original as well. Original glazed and paneled front door. 1-over-1 windows. First floor covered with wooden clapboards; wooden shingles above.
- C 50-50 1/2 1897 2-story frame Queen Anne/Colonial Revival gable-roofed house covered with wooden clapboards. 1-over-1 windows. Plain second-floor balustrade, over dentil course, and gable end above covered with fish-scale shingles. 2-story 3-sided bay with second-floor consoles under cross gable, on south side elevation.
- C 51-53 1897 2-story frame (vinyl) Queen Anne/Colonial Revival 2-family house. First-floor front porch has gabled entry leading to pair of front doors with large glass panes, at east. Round posts support porch roof which has dentil course at eaves. Partial second-floor porch with gabled roof.
- C c. 1940 V 2-car frame garage.
- C 52-54 1895 2-story frame vernacular gable-roofed house which has lost some character-defining features to vinyl siding but still reads in the streetscape as an example of the Queen Anne style.
- NC 55-57 Former 1896 house demolished. New house under construction on old foundation.
- C 56-58 c. 1900 2-story frame Queen Anne gable-roofed 2-family house on brick foundation. First floor covered with vinyl clapboards, second floor with vinyl "shingles," perhaps reflecting original materials. Front elevation has 2-story flat-roofed bay, west, while to east 2-story porch has been altered but is still open.
- C 59-61 1899 2-story frame (vinyl) Queen Anne gable-roofed 2-family house. Wide front porch in front of 2-story 3-sided bay, east; two front doors, west. 1-over-1 windows. Partial second-floor porch enclosed.
- C 63-65 1896 Large 2-story frame (vinyl) Queen Anne/Neo-Classical Revival 2-family house on brownstone ashlar foundation. Oriented long dimension parallel with street (only such house in district). Central 2-story 3-sided bay, with consoles over chamfers, under cross gable whose raking cornices return. 2-story open porch, west.

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Franklin Avenue

- C 68-70 1897 2 1-2 / 3-story frame Neo-Classical Revival gable-roofed Triple Decker. Vinyl clapboards at first floor, wooden shingles above. First-floor wide front porch supported by clustered slender round columns on shingled pedestals. Second-floor partial front porch, north, repeats columns; 3-sided shallow bay south. Third-floor partial porch repeats, under pedimented gable. 1-over-1 windows.
- C 72-76 c. 1890 2-story frame vernacular hip-roofed T-shaped 2-family house. Character lost to siding. Front cross gable, projecting from hipped roof, has small 2-story 3-sided bay under apsidal roof, north. Wide shed-roofed front porch protects three front doors. (Photograph 9)
- C 78 c. 1890 2-story frame Queen Anne gable-roofed 3-bay T-shaped house. North entry to wide front porch, above turned posts, has original pierced-fret open gable end. Bargeboards noted at lower ends. 2-over-2 windows, probably original. Asbestos/asphalt *faux* brick siding. (Photograph 9)
- C c. 1940 V 2-car frame gable-roofed garage.
- C 80 c. 1890 2-story frame (wooden clapboards) Queen Anne gable-roofed 3-bay (2-1 rhythm) T-shaped house on brick foundation. Wide front porch, which wraps around to north, has turned posts. Original front door is glazed over panels. Windows are 1-over-1, some with small-pane border in upper sash. Gable end toward street is covered with irregularly coursed shingles.
- C c. 1940V 2-car frame gable-roofed garage.
- NC 86-88 1893-94 City Fare 3-story brick-and-frame Italianate pitched-roof? building with wide roof overhang. Brick first floor, vinyl-clapboard second and third floors. 1-story brick commercial front addition extends out to sidewalk. (Photograph 9)
- C c. 1930 V 1-car yellow brick gable-roofed garage.
- C 90 1898 2-story frame (vinyl) Queen Anne gable-roofed house on parged foundation. 2-story open front porch, north, has no roof. 2-story 3-sided bay, south. Wide roof overhang. 6-over-1 sash. Strong front gable end to street is slightly flared at eaves. (Photograph 9)
- C c. 1940 V 2-car frame gable-roofed garage with original glazed hinged doors.
- C 94-96 c. 1890 2-story frame (vinyl) vernacular gable-roofed 2-family L-shaped house. Enclosed shed-roofed 1-story, wide front porch. At second floor, fenestration is single 1-over-1 north, paired south. (Photograph 9)
- C c. 1890 V 1 3/4-story frame (vertical siding) gable-roofed barn with central low cross gable and central small square roof monitor capped by tall pyramidal roof.
- C 98 1893 2-story frame (vinyl) vernacular 3-bay cross-shaped gable-roofed house. Enclosed shed-roofed wide front porch. Windows are 1-over-1, paired in attic. (Photograph 10)
- NC c. 1980 V 1-car frame (synthetic siding) gable-roofed garage.
- C 100-102 c. 1890 2-story frame (synthetic siding) Colonial Revival hipped-roof double house. Twin 1 1/2-story cross gables project in front of hipped roof. Wide 1-story enclosed porch in front of cross gables has paired gabled entries. Shed-roofed front attic dormer between cross gables. (Photograph 10)
- NC 1-story cinder block gable-roofed garage.

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Franklin Avenue

- C 104-106 1897 William H. Scoville 2-story frame Queen Anne/Colonial Revival gable-roofed 2-family house. Entry porches north and south. First-floor synthetic siding different color from second and third floors, perhaps reflecting original difference. Second-floor recessed porch at south. On south side elevation, 2-story, 3-sided bay under gable, with scroll consoles. (Photograph 10)
- C 108-110 1897 William H. Scoville Similar to 104-106, but with several differences: hipped roof, single wide shed-roofed front porch, gabled dormers in front and north sides of roof. 2-story 3-sided flat-roofed bay on south side elevation. (Photograph 10)
- C 114-116 1897 William H. Scoville 2-story frame synthetic siding Queen Anne/Colonial Revival gable-roofed 2-family house. 1-story gabled entry porches, north and south; 1-over-1 windows. Central front 2-story 3-sided bay. (Photograph 10)
- C 118-136 1906 3-story brick Italianate pitched-roof? commercial building. Eight store fronts at first floor plus two arched openings to stairways; 16 windows (boarded up) at second and third floors. Molded sheet-metal cornice above stores. Molded sheet-metal cornice of fascia, course of modillion blocks, and crown molding at roof line. Free-standing iron column at south corner. Four E-shaped ells have wooden rear porches in disrepair. (Photograph 11)

Shultas Place

- C 7 c. 1900 2-story frame (synthetic siding) gable-roofed house. In design, house is forerunner of American Four Square style. Small 1-story entrance porch, west. Shallow central 1-story 3-sided bay. 1-over-1 windows. Second floor overhangs first. Overscaled attic dormer incorporates Venetian-inspired window. Main roof eaves flared.
- C 8 1904 William H. Scoville 1-story frame (synthetic siding) Colonial Revival gambrel-roofed house. Recessed entry, east, balanced by 1-story 2-sided bay, west. synthetic small-pane glazing. Second floor overhangs first. At second floor, three windows divided by raised-diamond panels form horizontal band under a second horizontal band of three diamonds. Venetian attic window. Archtypical Scoville. (Photograph 18)
- C 11 c. 1900 2-story frame (first floor clapboards, second floor paired-course shingles) Colonial Revival 3-bay house. Central hipped-roof porch supported by clustered square columns on shingled balustrade. Windows 1-over-1s. Hipped-roof front dormer. Panels in spaces between second-floor windows suggest attribution to William H. Scoville. (Photograph 17)
- C 12 1904 William H. Scoville 2-story frame (aluminum siding) Colonial Revival hipped-roof house on brick foundation. First floor duplicates 8 Shultas Place. Second floor features band of three 1-over-1 windows whose possible associated panels may be lost to siding. Hipped-roof front attic dormer. (Photograph 16)
- C 14-16 1900 2-story frame Queen Anne/Colonial Revival gable-roofed 2-family house on brownstone ashlar foundation. First-floor wide front porch, second-floor partial front porch, both with festooned friezes. 1-over-1 windows. Diamond glazing in recessed attic window. (Photograph 16)
- C c. 1940 V 1-car frame pyramidal-roofed garage.
- C 15 c. 1900 2-story frame (synthetic siding) Colonial Revival hipped-roof house. Central flat-roofed front porch supported by clustered full-height round columns. 1-over-1 windows. Raised edge of faux gambrel-roof outline at second floor. Recessed Venetian-inspired window at third floor under peak of main roof's gable end. (Photograph 15)

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- C 18-20 1904 Burton A. Sellew 2-story frame (first floor clapboards, composition shingles above) Queen Anne/Colonial Revival gable-roofed 2-family house on brownstone ashlar foundation. Full-width front porch supported by clustered columns on pedestals. Sequence from west is door, 1-over-1 window, door, tripartite 1-over-1s. Partial enclosed front porch at second floor; open front porch without roof at third. 2-story 3-sided bay on east elevation. (Photograph 16)
- C c. 1920 V 2-car garage with gable roof ridge parallel with street.
- C 19 c. 1900 2-story frame (wood shingles) Colonial Revival gable-roofed house on brick foundation. First floor, full-width enclosed front porch. 1-story 3-sided bay at east front corner. Second floor, wide shallow bay of four 1-over-1 windows, covered with vertical siding. Side roof overhangs supported at front by console-shaped extensions of side elevations. (Photograph 15)
- NC c. 1970 V 1-car frame (synthetic clapboards) gable-roofed garage.
- C 23 1899 William H. Scoville 1-story frame (vinyl) Colonial Revival gambrel-roofed house. First floor, enclosed partial central front porch. Second floor, two 1-over-1 windows die into triglyph frieze cap. Band of three small horizontal windows in attic. Gambrel flares to wide roof overhang at top of first floor on both side elevations. (Photograph 15)
- C c. 1940 V 2-car frame (clapboards) gable-roofed garage.
- C 24 1899 2-story frame (aluminum clapboards) Queen Anne house. Gable roof parallel with street. 1-story enclosed front porch, east, under extension of main front roof slope. 2-story 3-sided flat-roofed tower, west, under cross gable. Diamond glazing in upper sash of 1-over-1 windows. (Photograph 16)
- C 25-27 1906 2-story brick Queen Anne/Colonial Revival gable-roofed 2-family house with brownstone foundation, sills, and lintels. 2-story wood front porch, east, with chamfered posts. Porch at second floor enclosed, under gable roof whose eaves return. 2-story half-round brick tower, west, under its imbricated-shingle gable end. Main gable above similar. 2-story 3-sided bay on each side elevation. (Photograph 15)
- C c. 1940 V 3-car frame (wood-shingled) gable-roofed garage.
- C 26-28 1903 2-story frame (aluminum clapboards and wood shingles) Colonial Revival gambrel-roofed 2-family house on brownstone foundation. First floor, enclosed wide brick front porch. Second floor, partially enclosed porch, west, tripartite window, east. Gambrel-roofed dormer has tripartite window with diamond glazing in upper sash. 2-story 3-sided bay on each side elevation under wide third-floor roof overhang. (Photograph 14)
- C c. 1940 V 3-car brick hipped-roof garage.
- C 29-31 1913 2-story frame (first floor clapboards, shingles above) Colonial Revival gable-roofed 2-family house. First floor, wide front porch supported by large square shingled posts. Two front doors east; 2-story 3-sided bay west. Second floor, partial open front porch, west, under pedimented gable. Diamond glazing in upper sash central window in bay, first and second floors. (Photograph 15)
- C c. 1930 V 2-car frame pyramidal-roofed garage with doors hung on strap hinges.
- C 30-32 1899 2-story frame (clapboards first floor, shingles above) Colonial Revival gable-roofed 2-family house. First floor, west, round columns in open front porch support gabled porch entry with triangular sunburst over dentil course in its gable end. 2-story 3-sided bay east. At second floor, gable end of enclosed partial front porch is bisected by horizontal panel featuring dentil course over modillion course. This motif repeats in main roof gable end above. (Photograph 14)

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- C c. 1920s V 2-car frame (novelty siding) gable-roofed garage.
- C 33-35 1900 Walter T. Arnold 2-story brick Neo-Classical Revival gable-roofed 2-family house on brownstone foundation. 2-story wraparound open front porch, east, supported by round columns on shingled balustrade. Smaller similar 1-story porch, west. Central 2-story 3-sided bay. Most windows 1-over-1s, but diamond-glazed window at second floor, west. Tripartite window in attic gable. (Photograph 15)
- C 36 1899 2-story frame (aluminum clapboards) Neo-Classical Revival gable-roofed house on brick foundation. First floor, full-width open front porch with round columns wraps around to east. Second floor, partial enclosed front porch. Shallow 2-story 3-sided bay forms east front corner of house. 2-story 3-sided bay on east side elevation. This house before siding may have been duplicate of 38-40 Shultas Place. (Photograph 14)
- C c. 1940 V 2-car frame garage with pyramidal roof.
- C 38-40 1899 2-story frame (first floor clapboards, shingled above) Queen Anne/Neo-Classical Revival house on brick foundation, similar to 38-40 Shultas Place. Gabled entry to front porch, west, has raised diamond in pediment. 1-over-1 windows.
- C c. 1930 V 2-car frame (novelty siding) garage with pyramidal roof.
- C 39 1910 Burton A. Sellew 3-story brick Neo-Classical Revival apartment house. Two central front entries paired under low cast-stone pediment with ball finials at eaves. Entries have glazed-tile walls. Two 12-over-1 windows either side. Water table below windows and window lintels are heavy cast stone. Shallow central pavilion projects slightly at second and third floors; windows in pavilion have splayed keystone lintels. Two 12-over-1s each side. Crown molding of heavy sheet-metal cornice supported by modillion course. (Photograph 15)
- C 41-43 1912 Burton A. Sellew 3-story brick Neo-Classical Revival apartment house. Central front entrance framed by heavy cast-stone piers under pedimented gable. Glazed-tile walls in entry. Concrete water table. Boarded-up windows flanking entry probable tripartite 1-over-1s under splayed soldier-course lintels with cast central keystones. First floor rusticated between brick corner quoins. Rustication returns to quoins on side elevations. Central tripartite windows at second and third floors flanked by two 1-over-1s. Elaborate sheet-metal Neo-Classical Revival cornice also returns. (Photograph 11)
- C 42-44 1899 2-story brick first floor with aluminum clapboards above Neo-Classical Revival gable-roofed 2-family house on brownstone ashlar foundation. Enclosed 2-story front porch, east. 1-story open porch, west. 1-over-1 windows, first floor; 12-over-1s above. (Photographs 12, 14)
- C c. 1940 V Hipped-roof garage of unidentified material.
- C 45-47 1916 Burton A. Sellew 3-story yellow/orange brick Neo-Classical Revival apartment house. Stone water table. Central entrance has segmental lintel of splayed soldier-course brick alternating with stone over shallow 1-story rusticated pavilion. Two 1-over-1 windows each side under soldier-course lintels and string course. Central tripartite windows second and third floors flanked by two 1-over-1s. Vertical panels in brick embellish third floor on either side of central windows. Another soldier-course string course above. Large simple sheet-metal cornice at roof line. (Photograph 11)
- C 46-48 1922 Henry B. Sumner 2-story frame (stucco) Colonial Revival high (three stories and attic) slate gambrel-roofed house. 2-story open wide front porch has round columns. Two doors at first floor, west; 2-story 3-sided bay, east. 1-over-1 windows. Bay on east side elevation is 3-sided at first floor, rectangular at second floor under pent roof supported by horizontal console brackets. Same on west side. (Photograph 12)
- C c. 1940 C 2-car frame (novelty siding) garage with pyramidal roof.

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Shultas Place

- C 49-51 1916 Burton A. Sellew Duplicate of 45-47 Shultas Place.
- C 50-52 1906 Large 2 1/2-story frame (synthetic siding) Colonial Revival hipped-roof house on yellow brick foundation. Similar to 42-44 Shultas Place. Perhaps 3-family originally, now six units. 1-over-1 windows on front, 12-over-1s on sides. Wide roof overhang. (Photograph 12)
- C c. 1906 V 2-car yellow brick hipped-roof garage.
- C 53-55 1912 2-story frame (aluminum siding) Queen Anne/Colonial Revival gable-roofed 2-family house. Open wide front porch protects two front doors which have original tall elliptical glazing. Porch wraps around to east. Second floor open front porch does not wrap, but has round columns on shingled balustrade. Windows are 1-over-1 except for diamond glazing in attic. 2-story 3-sided bay on east elevation. (Photograph 11)
- C c. 1930 V 2-car frame (vertical siding) gable- and shed-roofed garage.
- C 54-56 1906 2-story frame (aluminum siding) Queen Anne/vernacular gable-roofed 2-family house. 2-story enclosed front porch. 1-over-1 windows. (Photograph 11)
- C 57-59 1915 Fred C. Walz 3-story brick Neo-Classical Revival ("Yellow Brick") apartment house. Recessed central front entry flanked by tripartite 1-over-1 windows under cast-stone lintels with splayed keystones. Five similar bays at second and third floors. Diaper-pattern pilasters at corners support cornice of triglyphs. (Photograph 11)
- C 58-60 1911 2-story frame Colonial Revival gable-roofed 2-family house. Clustered round columns on pedestals support open wide front porch. Partial second-floor porch similar. Two windows have diamond glazing. Tripartite window in attic cross gable. (Photograph 12)
- C c. 1920 V 2-car frame gable-roofed garage with original hinged doors which still display horizontal glazing over horizontal panels.
- C 61-63 1926 George A. Zunner 2-story frame gambrel-roofed Colonial Revival Triple Decker. 1-story wide enclosed front porch. Second and third floors, partial enclosed porches to west, tripartite windows east. Asbestos/asphalt shingled siding. (Photograph 11)
- C c. 1940 3-car frame (novelty siding) hipped-roof garage.
- C 64 1915 3-story tan brick Spanish Colonial Revival 4-bay apartment building. Tripartite 1-over-1 windows in west and east bays. Paired 1-over-1s in second bay from west. Entrance to foyer and stairway in second bay from east. Entrance protected by copper marquise held by chains. Window openings framed in soldier-course brick with cast corner blocks and sills. Curved projecting fluted keystones in stair-landings windows. Green tile pent roof. (Photograph 12)

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Wethersfield Avenue

- C 191 c. 1890 2-story brick Queen Anne hipped-roof house, with projecting front gabled section, south. Enclosed 2-story front porch, north. 2-story 3-sided bay with roof line consoles under front gable, which is covered with imbricated shingles and has latticework strut in peak. (Photograph 2)
- C 207 c. 1890 2-story brick Queen Anne hipped-roof house on brownstone ashlar foundation. Wide front porch with sawn balusters, turned posts, pierced brackets, and spindle frieze. 1-over-1 windows under splayed soldier-course lintels. South front gable corbeled at roof line. 2-story 3-sided bay under apsidal roof on south side elevation. (Photograph 1)
- C 211 c. 1890 2-story brick (first floor) and frame (shingles above) Queen Anne house on brownstone ashlar foundation. Projecting 2-story 3-sided bay south, under pedimented gable with apsidal-shaped projection at peak. 1-story porch north has turned and sawn components. Main gable end repeats features found over bay. 2-story half-round tower on south side elevation is brick at first floor, shingled at second. (Photograph 1)
- C 245 1904 William H. Scoville 1-story frame (shingled) Colonial Revival gambrel-roofed house. First floor, 1-story rectangular bay on front. Second floor, three small 1-over-1 windows flanked by large 1-over-1s under pair of cross gables. Second-floor shingles laid in paired courses. Shallow 2-sided attic oriel on south side elevation. (Photograph 18)

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6. STATEMENT OF SIGNIFICANCE

Applicable Criteria: A ☒ B ☐ C ☒ D ☐

Significant Person(s): James B. Shultas

Architect/Builder: See below

State Significance of Property and Justify Criteria Noted Above.

Summary

The Shultas Place-Annawan Street Historic District is significant historically because it is an identifiable and distinctive phase in the growth of Hartford at the turn of the 19th century. Amongst the new residential areas being developed north, west, and south of the traditional center city, the district is an example of three blocks built up cohesively at one time to meet the expanding demand for middle-class housing. The district is significant architecturally because it has good examples in the Queen Anne, Neo-Classical Revival, and Colonial Revival styles of the work of several of the city's architects who specialized in middle-income housing at the time. The buildings are in a good state of historic preservation, having been little altered over time.

Historical Significance

Hartford's great period of industrial growth during the 19th century encouraged, indeed demanded, establishment of additional residential areas to the west, north, and south of the city's historic core. The Shultas Place-Annawan Street Historic District is a neighborhood established as part of the expansion to the south from the center city that occurred at the turn of the 20th century.

The Shultas Place-Annawan Street Historic District is significant historically because it represents one particular type of the varied forms taken by this development and expansion experienced by Hartford in the wake of industrial development and an unprecedented population boom. While multiple-family dwellings went up in parts of the city to house large numbers of immigrant factory workers, and the well-to-do built handsome homes in the West End, Shultas-Annawan and corresponding neighborhoods north of the city's center accommodated the needs and desires of middle-class native-born or acculturated families seeking a suitable residence that was at a convenient distance from all that downtown Hartford offered in the way of employment, shopping, entertainment, and services.

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Recent changes and improvements in Hartford had made the area south of downtown, between Franklin and Wethersfield avenues, a prime target for residential development. Hartford's population exploded between 1880 and 1910, more than doubling, from 42,551 in 1880 to 98,915 in 1910. This growth created an enormous demand for new housing for individuals of various financial means.

The Shultas-Annawan area was advantageously situated because of the introduction of public transportation, originally horse cars down Wethersfield Avenue in 1862, followed by trolleys in 1885, and a trolley line along Franklin Avenue by 1900. These facilities made the distance of less than a mile to downtown Hartford a quick, convenient commute for any purpose.

The 1869 city atlas depicts the district as open land without Annawan Street, Shultas Place, or Franklin Avenue. A large parcel extending from Wethersfield Avenue to the west, where Shultas Place properties now are, is shown to be owned by James B. Shultas. By 1880, the principal change was that the Shultas parcel is now bisected by Franklin Avenue. In the 1896 atlas, ownership of the parcel, still vacant, has changed to James B. Shultas Estate, but Annawan Street is completely built up.

Annawan was a Native American sachem of the period of King Philip's War (1675-1676). The street named for him was laid out in 1890, before Shultas Place, and officially accepted by the city on March 23, 1891. Shultas Place followed; it was laid out from Wethersfield Avenue to Franklin Avenue pursuant to a map filed on November 14, 1898, and accepted on January 10, 1899.¹

One of the real estate operators active on Annawan Street was Frederick Mahl, developer and builder for whom Mahl Street in the North End is named. In 1896 Mahl owned five houses in the district, two on Wethersfield Avenue and three (15, 17, 21) on Annawan Street, which he no doubt built on speculation.

Shultas Place, on the other hand, was developed by the daughter of James Babcock Shultas (1805-1880). Born in Hartford and resident at 3 Congress Street, Shultas was a prosperous merchant on State Street, part owner for four decades of Hartford's United States Hotel, and president of the Hartford County Mutual Fire Insurance Company. He was also heavily involved in city politics, his activities including service on the Board of Common Council, on the Board of Police Commissioners, and as street commissioner, during which last tenure he "exercised sole control in matters relating to the management of the city thoroughfares," according to the *Commemorative Biographical Record of Hartford County*, which also declared that he was "identified with the progress of the city."

Shultas died on September 13, 1880, leaving a substantial estate. His few survivors included his daughter, Caroline B. Shultas Knous. She was the wife of Jacob Knous, who for more than three decades was a dry-goods merchant in Hartford. The couple married in 1862, lived later in life at 633 Prospect Avenue in Hartford, and had three daughters who lived to adulthood. Jacob Knous died October 22, 1897. While Annawan Street was opened by real estate professionals, Caroline Knous opened Shultas Place on November 14, 1898, a little more than a year after her husband's death.

¹Shultas Place from Franklin Avenue to Maple Avenue was a separate development, accepted on August 9, 1909.

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Data provided by the 1900 United States census suggests that the new Shultas Place-Annawan Street neighborhood attracted a middle-class and upper-middle-class population. The residents were, almost without exception, white, and most were native-born Americans. A small number were immigrants from countries such as Germany, England, Wales, Scotland, Sweden, or Ireland, and some additional ones were second-generation Americans with roots in those countries. Meyer Elkin, a German-born rabbi, lived at 16 Shultas Place in 1900.

The district's residents typically were skilled tradesmen, such as machinists, patternmakers, and plumbers, or held white-collar jobs such as office workers and salesclerks. There were also an assortment of professionals, including attorney Albert Bill, Hartford town clerk Henry Smith, and school principal Charles Keyes, as well as music teachers and a dentist. Few women in the households worked outside the home. Those who did held such feminine occupations as teacher, saleswoman, or telephone operator. William G. McClunie, florist, lived at 31 Annawan Street; presumably he was related to Thomas B. McClunie (1826-1903), landscape gardener and a planner of Bushnell Park. In 1917 Joseph L. Jaiven, druggist, 160 Governor Street, lived at 14 Shultas Place. These individuals were typical of the middle-class residents for whom the district was developed.

The houses built on Annawan Street and Shultas Place and the adjacent sections of Franklin and Wethersfield avenues were not boarding houses, apartment houses, hotels, Perfect Sixes, or Triple Deckers, as was much of the new construction in Hartford. Almost all were one- or two-family dwellings. The only commercial structure in the district was 118-136 Franklin Avenue, not built until 1906. Families tended not to be large, ranging in size from two to nine members, and averaging about four. The new two-story houses would have offered considerable privacy and living space for families of this size.

The families who took up residence in the Annawan-Shultas neighborhood at the turn of the twentieth century were middle-class, but not necessarily affluent. While some owned their homes, with one or more mortgages, many were renting their houses. Another indication of affluence, a live-in domestic servant, almost always a Swedish or Irish immigrant woman, was present in only a relative handful of the households in 1900.

Those who moved to the Annawan-Shultas neighborhood seem to have had intended it as a permanent, or at least long-term commitment. A majority of the families living there in 1900 were still at the same addresses in 1906, indicating it was a stable, not transient population. The district appears today much as it did at the turn of the 20th century.

Architectural Significance

The Shultas Place-Annawan Street Historic District is significant architecturally because it constitutes a well-preserved turn-of-the-century urban residential neighborhood. The important architectural styles of the day, Italianate, Queen Anne, Neo-Classical Revival, and Colonial Revival, are all represented by examples in a good state of historic preservation free from intrusions. Many of the houses in the district are known to have been designed by contemporary Hartford architects, while others, although anonymous, are sensitive and compatible to those designed by identified architects. The combined work of identified and anonymous designers produced a cohesive harmonious urban residential neighborhood which today retains its integrity to a marked degree.

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Both the most prolific architect (George A. Zunner, Sr.) and possibly the most prolific builder (William A. Scoville) in the history of the city worked in the development of Shultas Place and Annawan Street. Identified architects who contributed designs to the district were the following:

William H. Scoville (1862-1932). More of a builder than architect, Scoville was perhaps the most prolific builder in city history. His houses are easily recognizable for their imaginative interpretation of the Colonial Revival style. He bought designs from architects who remained anonymous and operated a millwork shop. He built on speculation, for his own account, not under contract to others, thus fulfilling the functions of developer, builder, and manufacturer at one time. Scoville's attractive but not large frame houses were innovative both in material and design and thus were marketable both as symbols of a fashion breakthrough and for their moderate price to Hartford's emerging middle class. He identified and exploited a well-defined market niche. Scoville's home was at 190 Wethersfield Avenue and his shop was on Dean Street, both adjoining the district.

John J. Dwyer (1856-1911). Born in Hartford, Dwyer worked in New York City in the office of J. Cleveland Cady before returning to Hartford in 1890. He was popular in Roman Catholic circles, his two largest commissions being Mount Saint Joseph Academy and Saint Mary Home, both in West Hartford.

Walter T. Arnold. Little is known of Arnold other than the identity of seven houses he designed in 1897-1900. One was 61-63 Dean Street, adjoining the district, and most were in the South End.

Burton A. Sellew (1878-1932). Glastonbury-born, Sellew opened his Hartford office in 1900 to become a prolific producer of designs for moderate-income housing in all parts of the city except the West End, where more elaborate houses prevailed. His work was in tune with the 20th century, not the 19th, featuring Neo-Classical revival splayed lintels and modillioned cornices.

Frederick C. Walz (1870-1950). Walz was business agent for the Carpenters & Joiners local and a national officer of the union, as well as an architect. His work was in the same *genre* as Sellew's, but a bit more heavy-handed in both details and proportions. He was architect for the Labor Temple on Park Street. In 1916-1917 Walz employed George L. Dunkelberger (1891-1960), who later became well-known for his Merritt Parkway bridges. Somewhat unexpectedly, Walz had a commission (details unknown) from Beatrice Fox Auerbach (1887-1968), proprietor of Hartford's prestigious department store, G. Fox. & Co.

George A. Zunner, Sr. (1861-1936). Zunner was born in Hamburg, Germany, but by 1889, at age 28, he was married and living in New York City. From 1891-1893 he was associated with construction of Germany's buildings at the Chicago World's Columbian Exposition, then went to Boston before arriving in Hartford in 1896. He practiced for the year 1908 with Burton A. Sellew in Zunner & Sellew. His work over four decades established Zunner as Hartford's most prolific

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architect, adjusting his architectural style to the changing times. His son and grandson followed him in practice. The Jewish Historical Society of Greater Hartford holds 14 Zunner drawings.

Henry B. Sumner. Summer died ca. 1922-1924. His only other known work is 41-43 Adams Street (1921) in the North End.

7. MAJOR BIBLIOGRAPHICAL REFERENCES

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8. GEOGRAPHICAL DATA

Acreage of Property: 8

Verbal Boundary Description:

The district is bounded on the north by rear lot lines of properties on the north side of Annawan Street (and the South Green Historic District), on the west by Franklin Avenue, on the south by rear lot lines of properties on the south side of Shultas Place (and the Benton Street Historic District), and on the east by Wethersfield Avenue (and the Parkside Historic District), as shown by the district map..

Boundary Justification:

The boundary is drawn to encompass houses that were built over a period of two decades at the turn of the 20th century in an architecturally stylistically related manner which established a sense of unity for this clearly identified South Hartford middle-class neighborhood development.

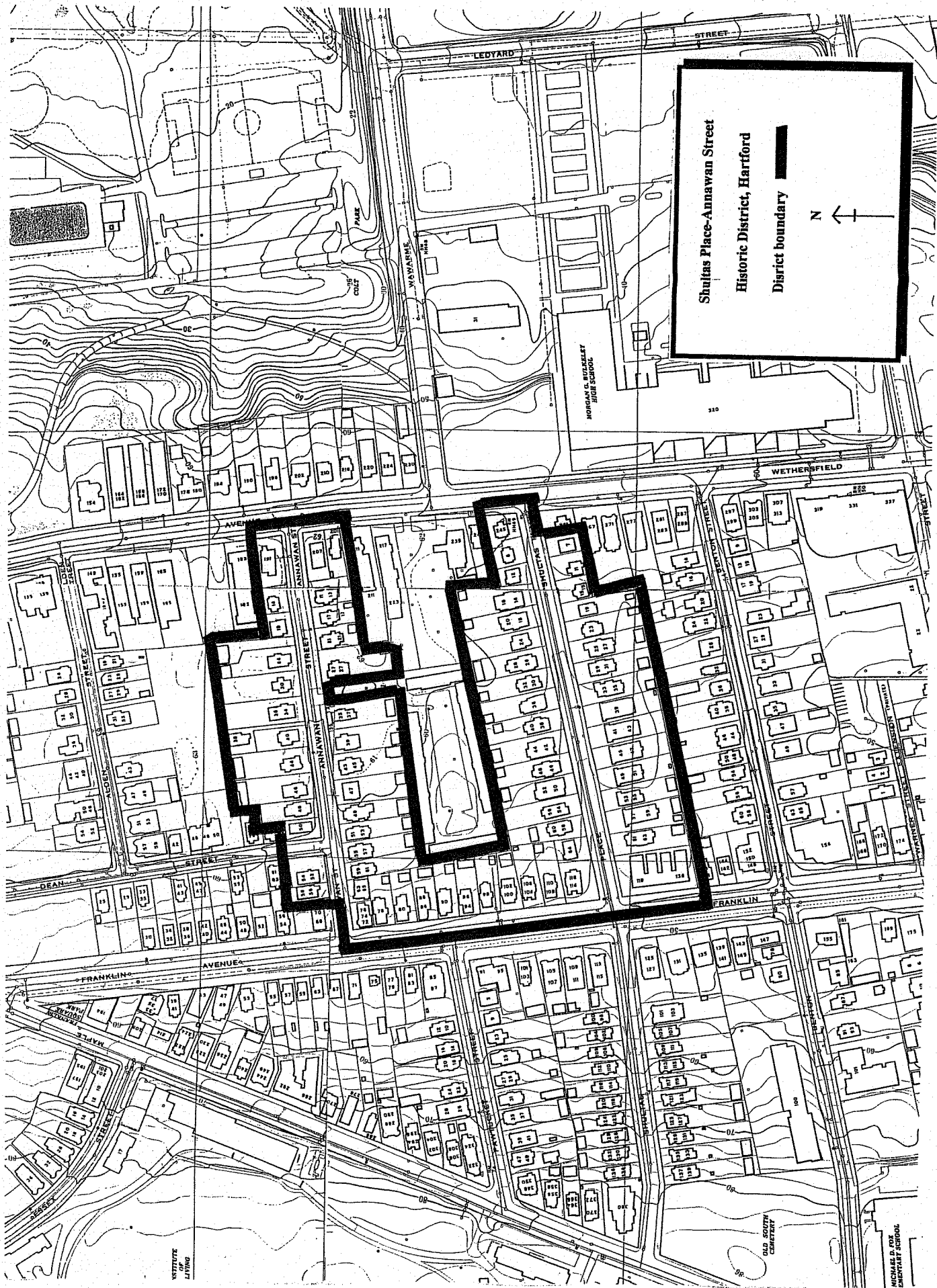
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properties on the south side of Shultas Place (and the Benton Street Historic District), and on the east by Wethersfield Avenue (and the Parkside Historic District), as shown by the district map..

Boundary Justification:

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Shultas Place-Annawan Street
Historic District, Hartford
District boundary

N

INSTITUTE
LIVING

OLD SOUTH
CEMETERY

MORGAN C. BULKELEY
HIGH SCHOOL



Photo 1. 211, 207 Wethersfield Ave., 5-7 Annawan St., view southwest.

Photo 3. 11-13/ 33-37 Annawan St., east end, south side, view southwest.

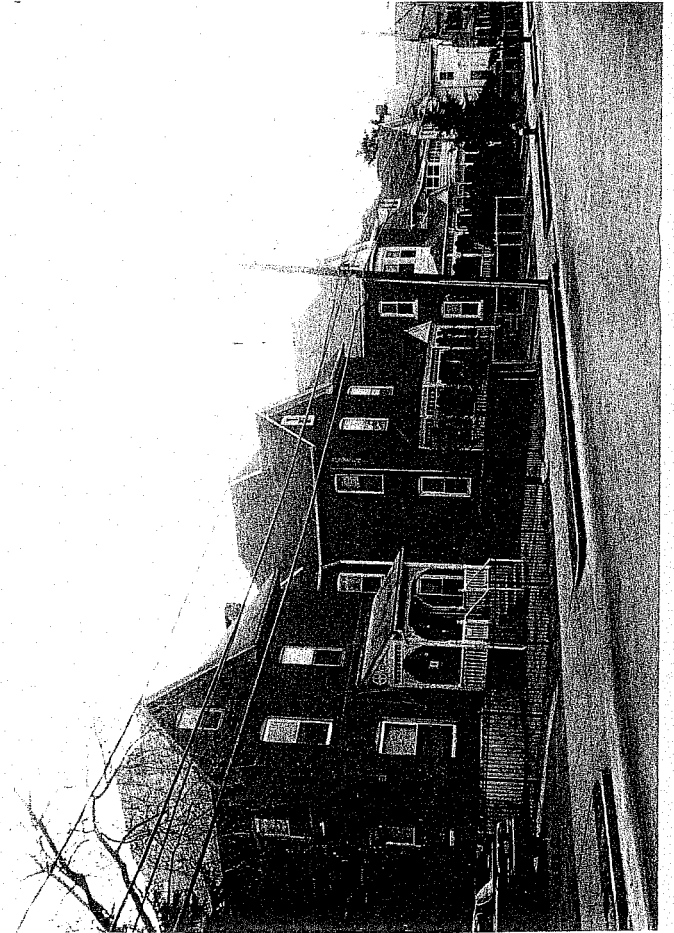


Photo 2. 14 Annawan St., 191 Wethersfield Ave., view Northwest.

Photo 4. 34-36/14 Annawan St., east end, north side, view northwest.

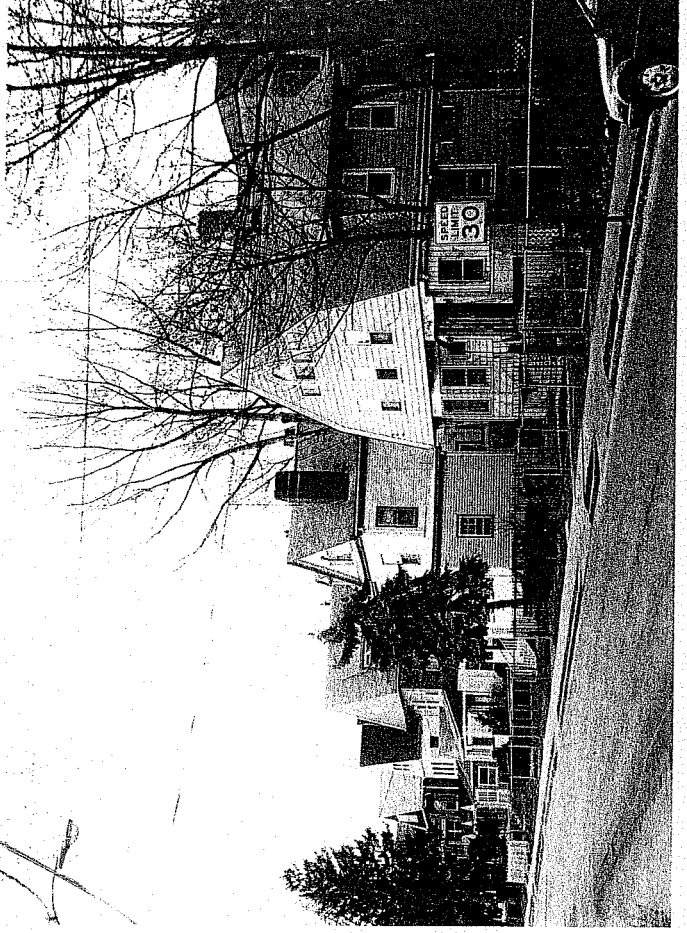




Photo 6. 34-36/24 Annawan St., north side, view northwest.

Photo 8. 52-54/48 Annawan St., west end, north side, view northwest.

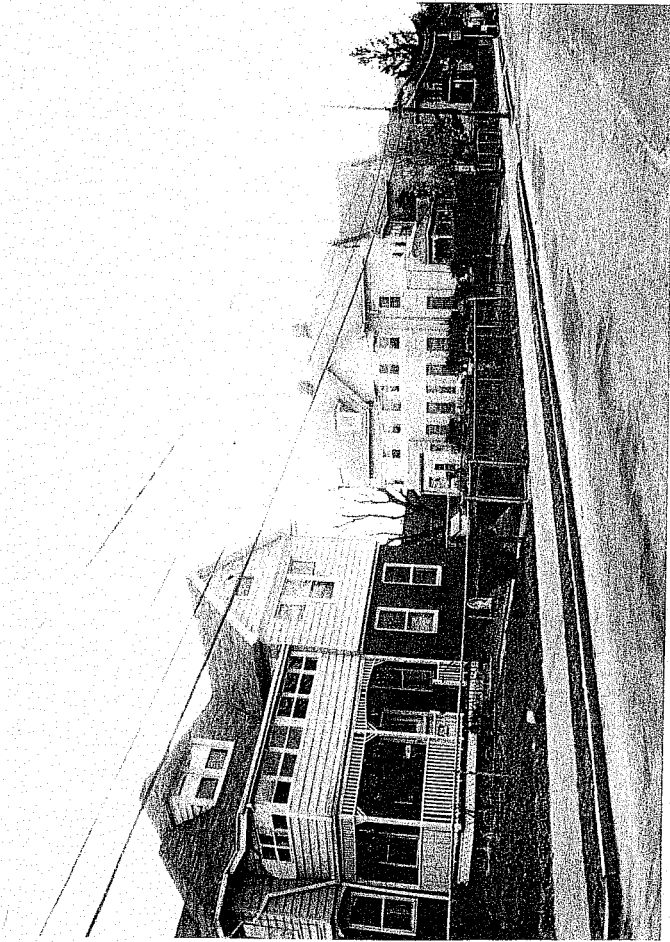
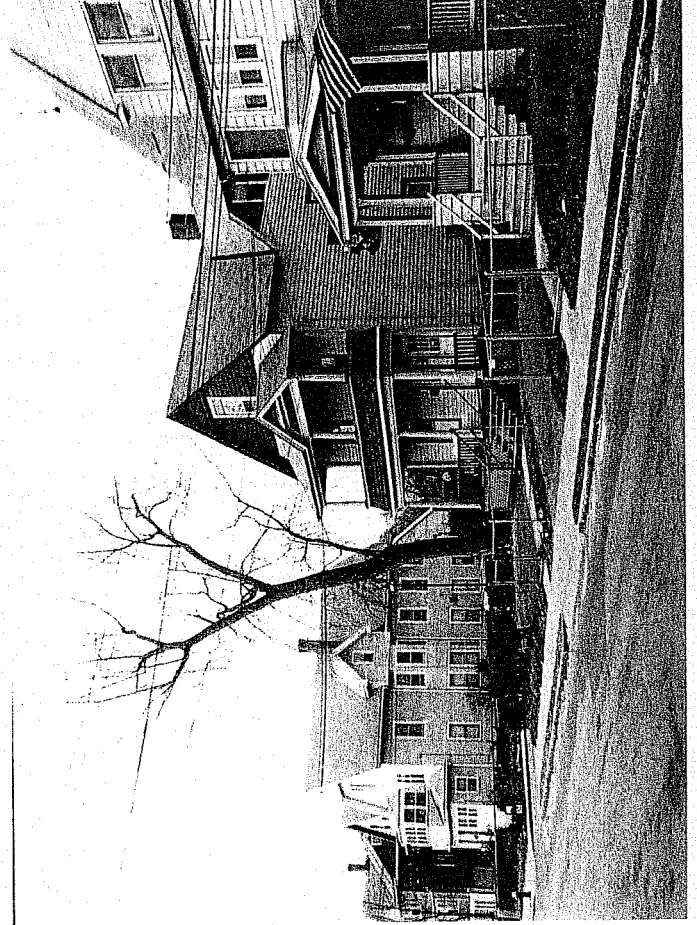


Photo 5. 27/47 Annawan St., mid section, south side, view southwest.

Photo 7. 49/63-65 Annawan St, west end, south side, view southwest.

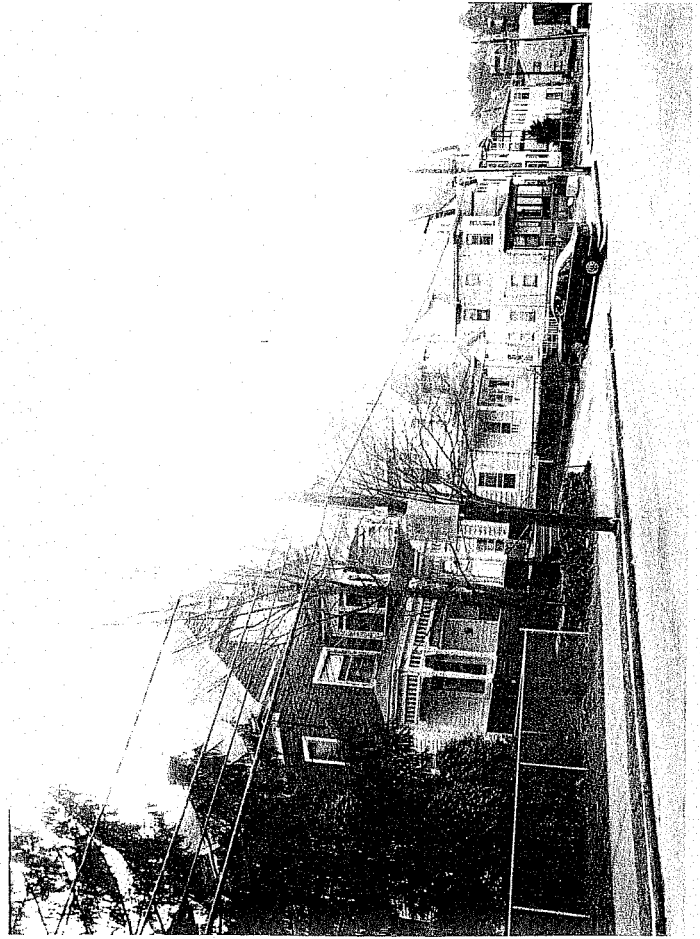




Photo 13. 41-43/61-63 Shultas Pl., west end, south side, view southeast.

Photo 15. 15/39 Shultas Pl., mid-section, south side, view southeast.

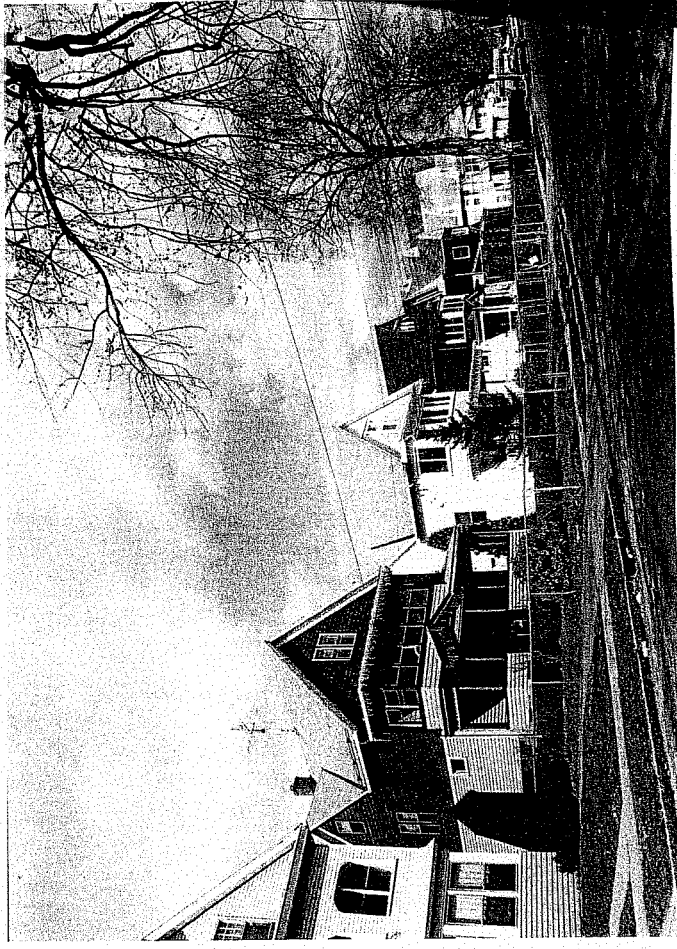
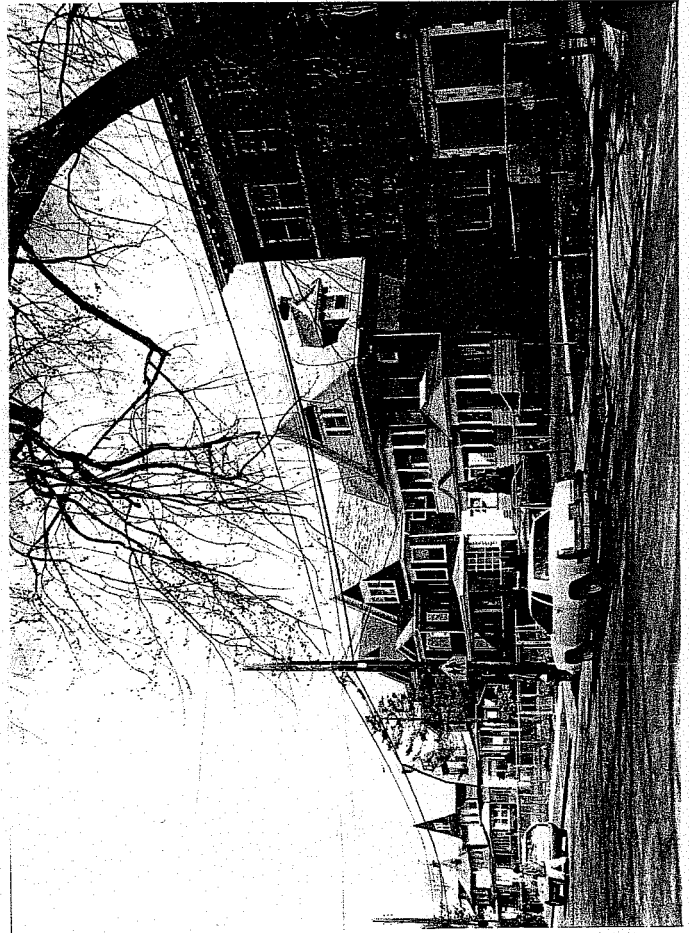


Photo 14. 42-44/24 Shultas Pl., mid-section, north side, view northeast.

Photo 16. 24/8 Shultas Pl., east end, north side, view northeast.



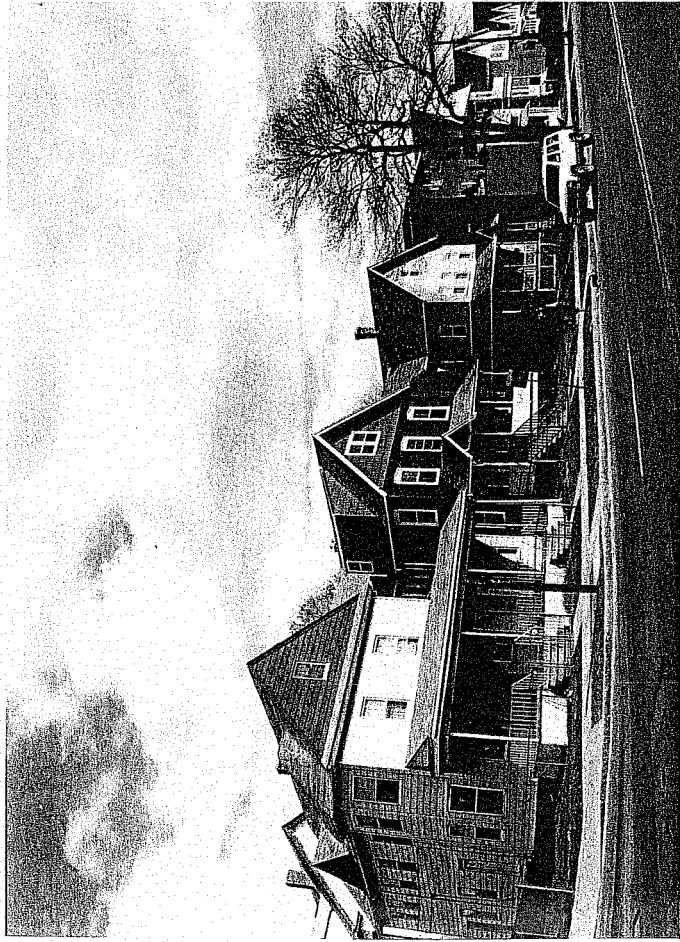


Photo 9. 72-76/94 Franklin Ave., east side, south from Annawan St.

Photo 11. 41-43/61-63 Shultas Pl.; 118-136 Franklin Ave., view southeast.

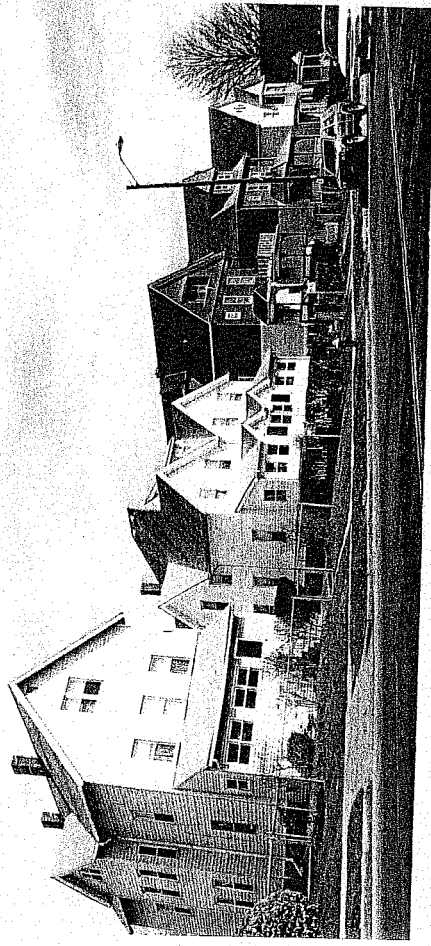


Photo 10. 98/114-116 Franklin Ave., east side, south to Shultas Pl.

Photo 12. 64/34-36 Shultas Pl., west end, north side, view northwest.

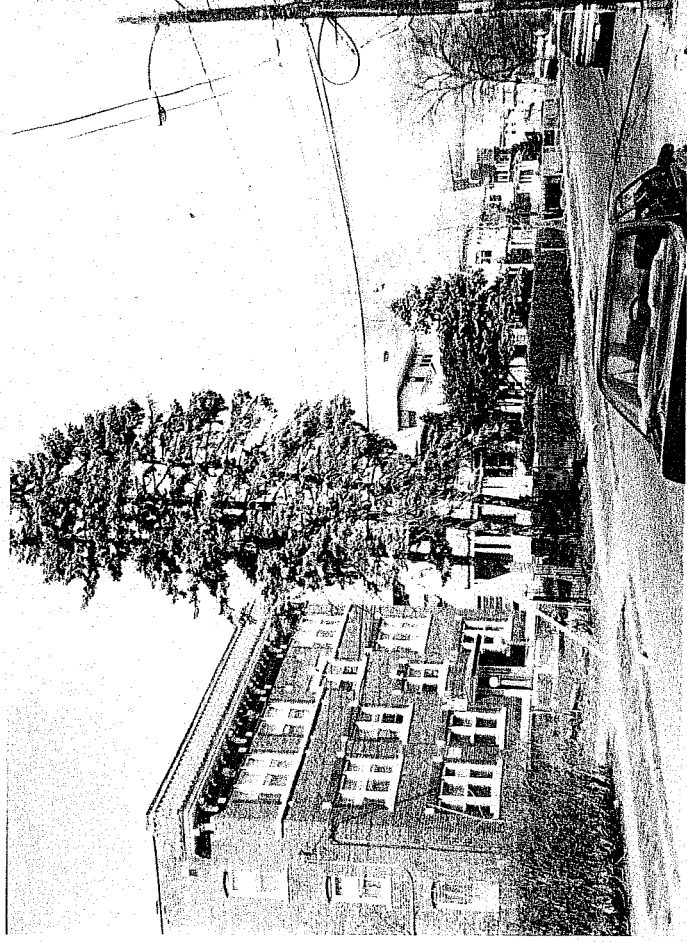
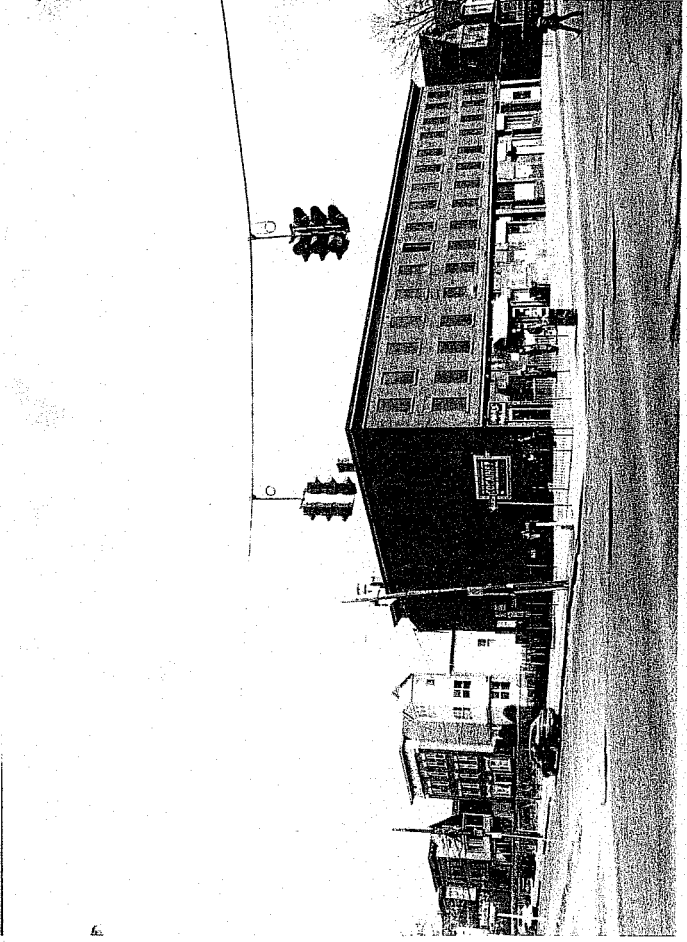




Photo 17. 11/23 Shultas Pl., east end, south side, view southeast.

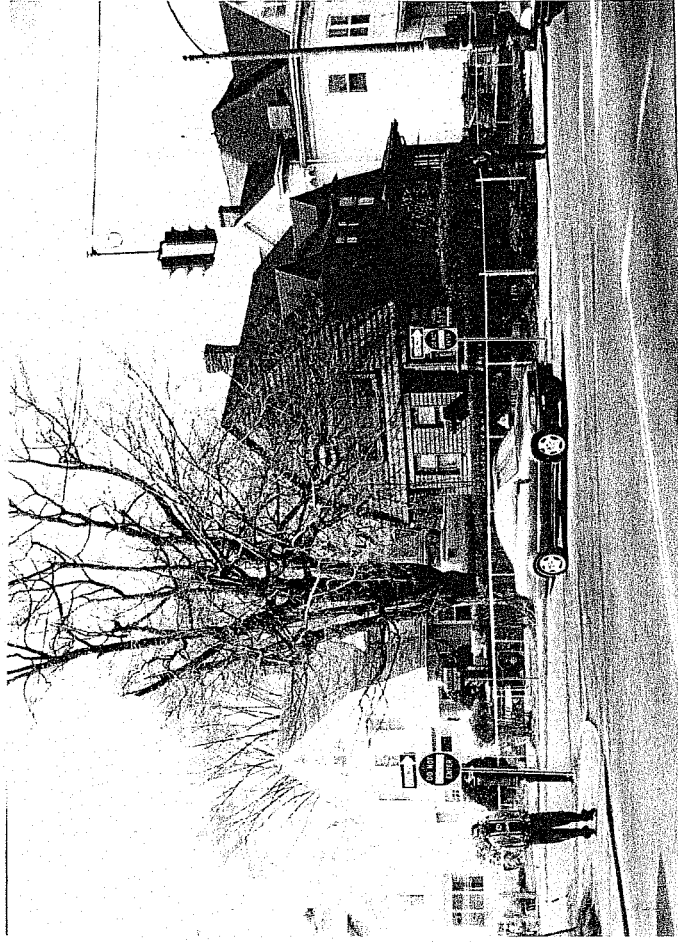


Photo 18. 8 Shultas Pl., 245 Wethersfield Ave. Two Scoville houses at northwest corner of Shultas Pl. and Wethersfield Ave., view northwest.