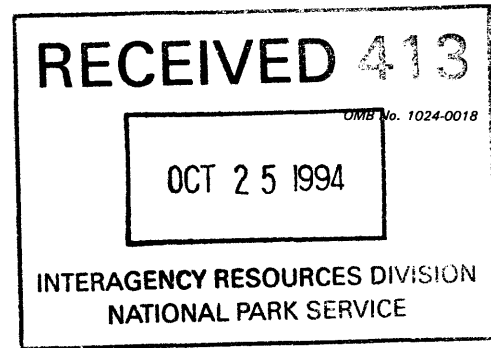


United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form



This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Booth, Frank house

other names/site number _____

2. Location

street & number 1608 Seventeenth Avenue

n/a not for publication

city or town Lewiston

n/a vicinity

state Idaho code ID county Nez Perce

code 069 zip code 83501

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this X nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property X meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide X locally. (See continuation sheet for additional comments.)

Signature of certifying official

Date

John R. Hill, State Historic Preservation Officer
State or Federal agency and bureau

In my opinion, the property X meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of commenting or other official

Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby, certify that this property is:

X entered in the National Register.

See continuation sheet

determined eligible for the National Register. See continuation sheet

determined not eligible for the National Register.

removed from the National Register.

other, (explain):

Entered in the
National Register

Signature of Keeper

Date of Action

USDI/NPS NRHP Registration Form

Property Name Booth, Frank house

County and State Nez Perce County, Idaho

Page 2

5. Classification

Ownership of Property	Category of Property	No. of Resources within Property	
		contributing	noncontributing
<u>X</u> private	<u>X</u> building(s)		
<u> </u> public-local	<u> </u> district	<u>1</u>	<u> </u> buildings
<u> </u> public-State	<u> </u> site	<u> </u>	<u> </u> sites
<u> </u> public-Federal	<u> </u> structure	<u> </u>	<u> </u> structures
	<u> </u> object	<u> </u>	<u> </u> objects
		<u>1</u>	<u>0</u> Total

Name of related multiple property listing: n/a

No. of contributing resources previously listed in the National Register: 0

6. Functions or Use

Historic Functions (Enter categories from instructions.)

Cat: <u>DOMESTIC</u>	Sub: <u>single dwelling</u>
<u> </u>	<u> </u>
<u> </u>	<u> </u>
<u> </u>	<u> </u>
<u> </u>	<u> </u>

Current Functions (Enter categories from instructions.)

Cat: <u>DOMESTIC</u>	Sub: <u>single dwelling</u>
<u> </u>	<u> </u>
<u> </u>	<u> </u>
<u> </u>	<u> </u>

7. Description

Architectural Classification
(Enter categories from instructions.)

Colonial Revival

Materials
(Enter categories from instructions.)

foundation concrete

walls historic: wood: weatherboard

nonhistoric: metal: aluminum

roof asphalt

other

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.)

USDI/NPS NRHP Registration Form

Property Name Booth, Frank house

County and State Nez Perce County, Idaho

Page 3

8. Statement of Significance

Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- ☒ A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☐ B Property is associated with the lives of persons significant in our past.
- ☐ C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations (Mark "x" in all the boxes that apply.)

- ☐ A owned by a religious institution or used for religious purposes.
- ☐ B removed from its original location.
- ☐ C a birthplace or a grave.
- ☐ D a cemetery.
- ☐ E a reconstructed building, object, or structure.
- ☐ F a commemorative property.
- ☐ G less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions.)

Community Planning and Development

Period of Significance

1907-1944

Significant Dates

1907

Cultural Affiliation

n/a

Significant Person

Unknown

Architect/Builder

Nave, James

Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.)

USDI/NPS NRHP Registration Form

Property Name Booth, Frank house

County and State Nez Perce County, Idaho

Page 4

9. Major Bibliographical References

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- ☐ preliminary determination of individual listing
(36 CFR 67) has been requested
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings
Survey # _____
- ☐ recorded by Historic American Engineering
Record # _____

Primary location of additional data:

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other

Specify repository:

10. Geographical Data

Acreage of property Less than one acre

UTM References

1	<u>1/1</u>	<u>4/9/9/3/8/0</u>	<u>5/1/3/8/5/9/0</u>	3	<u>/</u>	<u>/</u>	<u>/</u>	<u>/</u>	<u>/</u>	<u>/</u>
	Zone	Easting	Northing		Zone	Easting	Northing			
2	<u>/</u>	<u>/</u>	<u>/</u>	4	<u>/</u>	<u>/</u>	<u>/</u>	<u>/</u>	<u>/</u>	<u>/</u>

☐ See continuation sheet

Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)

Boundary Justification (Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Elizabeth Egleston

organization _____ date June 26, 1994

street & number 157 First Avenue #16 telephone (801) 359-6818

city or town Salt Lake City state Utah zip code 84103

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A USGS map (7.5 or 15 minute series) indicating the property's location.

A sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

Additional items (Check with the SHPO or FPO for any additional items.)

Property Owner

(Complete this item at the request of the SHPO or FPO.)

name _____

street & number _____ telephone _____

city or town _____ state _____ zip code _____

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 1 Name of Property Booth, Frank house
County and State Nez Perce County, Idaho

Constructed in 1907, the Frank Booth house was the last of nine houses built as part of the Blanchard Heights development in Lewiston, Idaho. Initially surrounded by open fields, the homes were scattered over a sixteen-block area that now accommodates a suburb of post-World War II residential structures. The house was built by Mr. Booth and is Colonial Revival in style. It is situated on a steep slope, facing north, and has an expansive view of Lewiston and the Clearwater River and valley.

The house is one-and-a-half stories in height and is the most modest of all the Blanchard Heights homes. Its massing is comparatively simple: a rectangular block with a side-gable roof and a front porch that extends across the front elevation. The main entrance is a double door placed in the center of the north facade, flanked by two single, fixed windows. Centered above the entrance is a substantial and elaborate dormer with a flared gable roof. The wall of this gable is deeply recessed and is sheathed with wooden shingles; a circular window is placed in the gable end. There is a single door, embellished with spindles and bargeboard; one-over-one, double-hung sash windows are on either side of the door. The foundation is concrete, the roof is sheathed with asphalt shingles and the house is clad with aluminum siding. The porch wall is shingled and brackets embellish the eaves.

On the east and west elevations, the upper panes of the one-over-one, double-hung sash windows are divided into multiple lights. The gable overhangs the first story wall by approximately 12", the gable wall is similarly recessed. This fenestration and the variation of the wall planes are typical of the Queen Anne style, in which medieval, irregular features were imitated. In the Booth house these Queen Anne elements are combined with the symmetrical massing associated with classicism, producing a variant of the Colonial Revival style sometimes referred to as "free classic."

As stated above, the Booth house is more modest than the other Blanchard Heights homes. It also differs in landscaping, as its plantings appear to be recent, and in site design, as a driveway extends from Seventeenth Avenue to the rear of the property rather than the usual pattern of accessing the rear lot from the alley. The house has two outbuildings: a garage on the east property line and a lattice-walled summer house in the southwest corner of the lot. Despite the application of aluminum siding and the replacement of the original front doors the Booth house still maintains sufficient integrity to convey its original appearance.

United States Department of the Interior
National Park Service**National Register of Historic Places
Continuation Sheet**

Section number 8 Page 1 Name of Property Booth, Frank house
County and State Nez Perce County, Idaho

The Frank Booth house is eligible for the National Register under Criterion A. It is historically significant for its association with an early twentieth-century residential development, Blanchard Heights. Located only a few miles from downtown Lewiston, Blanchard Heights offered both open space and urban convenience. The development is accordingly associated with the history of Lewiston at the turn of the century, as the availability of such a concept indicates that the city had reached a period of stability and maturation.

Like many communities in Idaho, Lewiston owes its existence to a mining boom, in this case that of the discovery of gold at the headwaters of Orofino Creek in 1860. Miners wanting to reach the gold camps as quickly as possible found that transportation via the Snake and Clearwater rivers provided the easiest access, and Lewiston was the result of the makeshift tent city the miners inadvertently created at the confluence of these rivers. Soon merchants established businesses to supply the miners, and the town grew quickly. Its population and prosperity greatly fluctuated during its first decades, but by 1900 it had become the regional center of the northern half of the state, with a population of 2,500.

The Booth house, constructed in 1907, was the last of nine houses built as part of the Blanchard Heights development. They were situated on the steep hill south of the downtown commercial core and southeast of the expanding, affluent Normal Hill neighborhood. All of the homes are located within a sixteen block area (encompassing Fifteenth to Nineteenth streets and Eighteenth to Fifteenth avenues) and were built between 1904 to 1907. Blanchard Heights was promoted by six men, the most prominent being Wendell P. Hurlbut. He was president of the Commercial Trust Company, a local bank, which owned much of the property surrounding the development. Only two of the six men built homes in Blanchard Heights: Hurlbut, who built two homes for himself and his son and daughter-in-law on Eighteenth Avenue and Gaylord Thompson, who built a home on Seventeenth Avenue (listed in the National Register in 1992). "Blanchard" was the maiden name of Hurlbut's daughter-in-law, Maud Blanchard Hurlbut.

Blanchard Heights offered many amenities: great views of the Clearwater River, close proximity to the downtown area and rural living. Owners had urban advantages, such as the availability of city water sources, but did not have the constraints placed on them had they lived in town; for example, they could keep any livestock except for pigs. Furthermore, deed restrictions specifying that all houses must cost at least \$1,500 ensured an exclusive element to the neighborhood. For years the neighborhood had no defined streets; early residents speak of driving across fields in the most convenient direction (diagonally) to reach town, and of having horses and livestock. One long-time resident of Blanchard Heights, Dr. D. K. Worden, described a pleasant sense of isolation from both Lewiston and his neighbors in a 1983 interview. He moved to Blanchard Heights in 1937 and lived there until his death in 1988, and provided his impression of what the neighborhood was like soon after the first houses were constructed:

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 2 Name of Property Booth, Frank house
County and State Nez Perce County, Idaho

At that time [about 1905] I think these houses were built here completely isolated -- for blocks there was nobody. My kids had a racehorse track down here -- they had the circus down below us. I think it was sort of a status thing to be up on the hill looking down...¹

Little is known about Frank Booth. Apparently Booth, a local builder, constructed his home; the origin of the design is uncertain. In 1918 Nettie J. Dole purchased the house and owned it until 1942. Like most of the Blanchard Heights homes, the Booth house can be termed "free classic," a variant of the Colonial Revival in which details associated with the classical revival architecture of America's colonial past were integrated with the medieval irregularity that characterized the Queen Anne style. In this case Queen Anne features consist of the overhanging gables, multiple lights in the upper window panes and the ornate detailing of the door in the north dormer, but the horizontal massing and overall symmetry are associated with a classical revival. This emphasis on the horizontal, the modest scale, and the simple massing, however, make the Booth house significantly different from the other Blanchard Heights properties. In A Field Guide to American Houses, Lee and Virginia McAlester state that after 1910 Colonial Revival styling became more historically correct and shifted toward a more pure interpretation of the Classical Revival, indication that the asymmetrical massing and playful richness of texture and wall plane was out of fashion.² As the last house of the development to be constructed, the Booth house represents this shift on a vernacular level.

¹Interview with Dr. D.K. Worden, Lewiston, Idaho, 2 November 1983.

²Virginia and Lee McAlester, A Field Guide to American Houses (New York: Alfred A. Knopf, 1989), p. 326.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9 Page 1 Name of Property Booth, Frank house
County and State Nez Perce County, Idaho

Books

Attebery, Jennifer Eastman, Building Idaho. Moscow, ID.; University of Idaho Press, 1991.

Hibbard, Don. Normal Hill: An Historic and Pictorial Guide. Lewiston, ID: Luna House Historical Society, 1978.

McAlester, Lee and Virginia. A Field Guide to American Houses. New York: Alfred A. Knopf, 1989.

Newspaper Articles

Lewiston Morning Tribune

16 June 1904, p. 10
30 April 1905, p. 5.
22 February 1906, p. 5
19 April 1907, p. 2
2 September 1912, p. 2

Other Sources

Deed records, 1904-1989. Nez Perce County Courthouse, Lewiston, Idaho.

Sanborn maps: 1928

Worden, Dr. D.K. Lewiston, Idaho. Interview, 2 November 1983.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 10 Page 1 Name of Property Booth, Frank house
County and State Nez Perce County, Idaho

VERBAL BOUNDARY DESCRIPTION

The nomination includes the Frank Booth house and the property on which it stands, lot 4 and the east half of lot 5, block 45, Yantis Addition, Lewiston. Legal description on file at the Nez Perce County Courthouse, Lewiston, Idaho.

BOUNDARY JUSTIFICATION

The boundary description is based on the legally-recorded lines of the property. The boundary includes the house and it contains the area which has been historically associated with the Booth House.



1. FRANK BOOTH HOUSE
2. NEZ PERCE, IDAHO
3. ELIZABETH EGLESTON
4. 1992
5. IDAHO STATE HISTORICAL SOCIETY, BOISE
6. VIEW TO SOUTH
7. 1