

United States Department of the Interior
National Park Service

For NPS use only

National Register of Historic Places
Inventory—Nomination Form

received JUL 22 1983

date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic South Broad Street Historic District

and/or common

2. Location

street & number ^{fringed by} Parts of South Broad Street and Etowah Terrace N/A not for publication

city, town Rome N/A vicinity of

state Georgia code 013 county Floyd code 115

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"/> museum
<input type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	N/A in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input checked="" type="checkbox"/> other: professional

4. Owner of Property

name Multiple owners--fewer than 50

street & number

city, town _____ vicinity of _____ state _____

5. Location of Legal Description

courthouse, registry of deeds, etc. Superior Court

street & number Floyd County Courthouse

city, town Rome state Georgia

6. Representation in Existing Surveys

title None has this property been determined eligible? ___ yes no

date ___ federal ___ state ___ county ___ local

depository for survey records None

city, town _____ state _____

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

The South Broad Street Historic District is a late nineteenth-early twentieth century residential area. It was historically a part of South Rome, which began to develop after 1870 as one of Rome's first areas of suburban expansion beyond the Between the Rivers commercial and residential area. South Broad Street runs along the ridge of a steep hill which drops off to the bank of the Etowah River. Further down the hill toward the river, and parallel to South Broad Street, is Etowah Terrace. Large brick and frame houses dating primarily from the 1880s to 1910 face South Broad Street. Those on the east side, located on the crest of the hill, have particularly large lots and deep setbacks from the street; those on the west side are closer to South Broad Street. Much smaller frame houses, set close together, are located on Etowah Terrace. These date from approximately the same time period as the larger houses, although a number were built after 1910 when smaller infill housing was also built on South Broad Street. The majority of the large houses on South Broad Street are late Victorian in style with asymmetrical floor plans and detailing that includes turrets, stained and leaded glass, and porches with turned balusters and brackets. Several early twentieth century Bungalow/Craftsman style brick houses are located on the east side of South Broad Street at the north edge of the district. The smaller houses on Etowah Terrace are one story with square, rectangular, and L-shaped floor plans. Detailing here is limited: a few of these houses are finished with board-and-batten siding, and most have simple front porches. The South Broad Street houses are informally landscaped with large trees, shrubs, some hedgrows, grass, and rock retaining walls along the sidewalks to provide a natural setting. Etowah Terrace is very shaded but has minimal landscaping. Two commercial intrusions on the west side of South Broad Street are located within the district.

Boundary

The nominated district, outlined with a heavy black line on the enclosed map, consists of a collection of intact historic houses that remains from a once much larger historic residential neighborhood which has been compromised by major non-historic and intrusive structures.

8. Significance

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

Specific dates 1880s-1920s **Builder/Architect** Multiple

Statement of Significance (in one paragraph)

South Broad Street Historic District is historically significant in the areas of community planning and development, architecture, landscape architecture, and local history. In terms of community planning and development, the district is significant for its development, beginning in the 1880s, as part of one of Rome's suburbs. In terms of architecture, it is significant for its group of intact historic residences that document two types of housing that were built in Rome between 1880 and 1930. In terms of landscape architecture, the district is significant for its street and lot layout and for its naturalistic, park-like landscaping. In terms of local history, it is important for the collective accomplishments of the people who lived there and contributed in myriad ways to the city of Rome. These areas of significance support district eligibility under National Register criteria A, B and C.

Community Planning and Development

The South Broad Street Historic District developed originally as part of Hillsborough, a separate suburban village in South Rome located south of the Etowah River. Hillsborough, incorporated in 1875, was one of the first areas outside Rome's Between the Rivers central business and residential core to begin a slow, steady development in the 1870s. By the late 1880s, fueled by the arrival of the streetcar and annexation by the city, South Broad Street was rapidly growing into a neighborhood for business and professional people who worked in Between the Rivers. By 1903, most of the large houses along South Broad were in place. In the 1910s, infill development, primarily for working-class families, occurred along Etowah Terrace and on a few South Broad Street lots. Growth ended by 1930, but the area remained a stable and important neighborhood into the 1950s and 1960s, when new commercial development along South Broad Street began to cut up the once-unified street into groups of historic buildings, isolated structures, and intrusions. The South Broad Street district is one of those groups. The area's development as an early suburb, later annexed by the city, is typical of the "streetcar suburbs" that began to appear nationwide as new theories about the advantages of suburban living developed and methods of transportation improved.

Architecture

The architecture present in the South Broad Street Historic District documents two distinct types of historic housing built in Rome between about 1880 and 1930. Along South Broad Street is a group of large wood-frame and brick houses with late-Victorian and early-twentieth-century detailing built for middle-class and upper-middle-class families. Asymmetrical floor plans, porches with turned balusters and

[See continuation sheet.]

9. Major Bibliographical References

See continuation sheet.

10. Geographical Data

Acreeage of nominated property Approx. 10 acres

Quadrangle name Rome South, Georgia

Quadrangle scale 1:24,000

UTM References

A	<u>1</u> <u>6</u>	<u>6</u> <u>6</u> <u>7</u> <u>9</u> <u>3</u> <u>0</u>	<u>3</u> <u>7</u> <u>9</u> <u>1</u> <u>0</u> <u>5</u> <u>0</u>
	Zone	Easting	Northing

B	<u>1</u> <u>6</u>	<u>6</u> <u>6</u> <u>7</u> <u>6</u> <u>8</u> <u>0</u>	<u>3</u> <u>7</u> <u>9</u> <u>0</u> <u>8</u> <u>8</u> <u>0</u>
	Zone	Easting	Northing

C	<u>1</u> <u>6</u>	<u>6</u> <u>6</u> <u>7</u> <u>6</u> <u>8</u> <u>0</u>	<u>3</u> <u>7</u> <u>9</u> <u>1</u> <u>1</u> <u>3</u> <u>0</u>
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D	<u>1</u> <u>6</u>	<u>6</u> <u>6</u> <u>7</u> <u>9</u> <u>1</u> <u>0</u>	<u>3</u> <u>7</u> <u>9</u> <u>1</u> <u>2</u> <u>9</u> <u>0</u>
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E	<u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>
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F	<u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>
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G	<u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>
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H	<u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>	<u> </u> <u> </u> <u> </u> <u> </u> <u> </u> <u> </u>
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Verbal boundary description and justification

The boundary of the nominated district, outlined with a heavy black line on the enclosed map, is described and justified in Section 7.

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

state	<u>N/A</u>	code	county	code
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state		code	county	code
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11. Form Prepared By

name/title Carolyn Brooks, National Register Researcher

Historic Preservation Section

organization Georgia Dept. of Natural Resources date June 29, 1983

street & number 270 Washington Street, S.W. telephone (404) 656-2840

city or town Atlanta state Georgia

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 Elizabeth A. Lyon
Elizabeth A. Lyon

title State Historic Preservation Officer date 7/14/83

For NPS use only

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

James Byers
Keeper of the National Register date 8/18/83

Attest: _____ date _____

Chief of Registration

**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

Significance

Item number 8

Page 2

brackets, turrets, and stained and leaded glass are among the important features represented. These houses relate in design, layout, and finish details to houses built during the same years in the residential area of Between the Rivers and in Rome's other suburbs for similar types of families. The modest rental housing located primarily along Etowah Terrace was built beginning about 1910 for Rome's working class. It provides valuable evidence of housing stock available to this important group of Rome's citizens. The houses in this area of the district, many of them built by local builder Charley Blackstock, are small one-story frame structures with little detailing and square, rectangular or L-shaped floor plans. Board-and-batten siding, present on some, is a significant feature.

Landscape Architecture

The district is significant in terms of landscape architecture for its street and lot layout which used to advantage the hilly topography of the area, providing dramatic settings along the crest of the ridge for large houses. The houses on the east side of South Broad Street are set far back from the street with commanding views of the Etowah Valley and Rome's Between the Rivers area. In addition, the South Broad Street area of the district, informally landscaped with large shade trees, shrubs and sweeping lawns, provides a good example of the type of naturalistic, park-like landscaping which became popular nationwide in the late-nineteenth and early-twentieth centuries.

Local History

In terms of local history, the district is important as the home of representative members of two socio-economic classes important in the history of Rome. A number of business and professional men who individually made contributions to Rome's development and a group of workers who collectively contributed to Rome's industrial strength lived in the neighborhood. Their simultaneous presence in this neighborhood documents a housing pattern that was typical for Rome, although somewhat unusual elsewhere.

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

Bibliography

Item number 9

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"Floyd County Scrap Book," Rome News-Tribune, January 24, 1954.

Grant, Elmer P., Sr. Recollections of Rome, n.d.; on file at State Archives.

"Hear 'Bout . . .," Rome News-Tribune, August 18, 1963; January 12, 1964.

Hicks, James W. Map of Rome, Georgia, 1871; at Rome Library.

"Preserving Rome's History," Rome News-Tribune, June 5, 1981.

"Remarkable Rome, Illustrated," Rome Tribune-Herald, 78 pages, December, 1911.

Rome, Georgia, City Directories for 1880-81, 1883, 1888, 1898-99, 1904, 1913, 1919, 1922, 1926-27, 1929, 1931.

Sanborn Insurance Maps for Rome, Georgia, for 1885, 1888, 1893, 1898, 1903, 1909, 1915, 1926.

"Suffrage Edition" Rome Tribune-Herald, 30 pages, March, 1951.

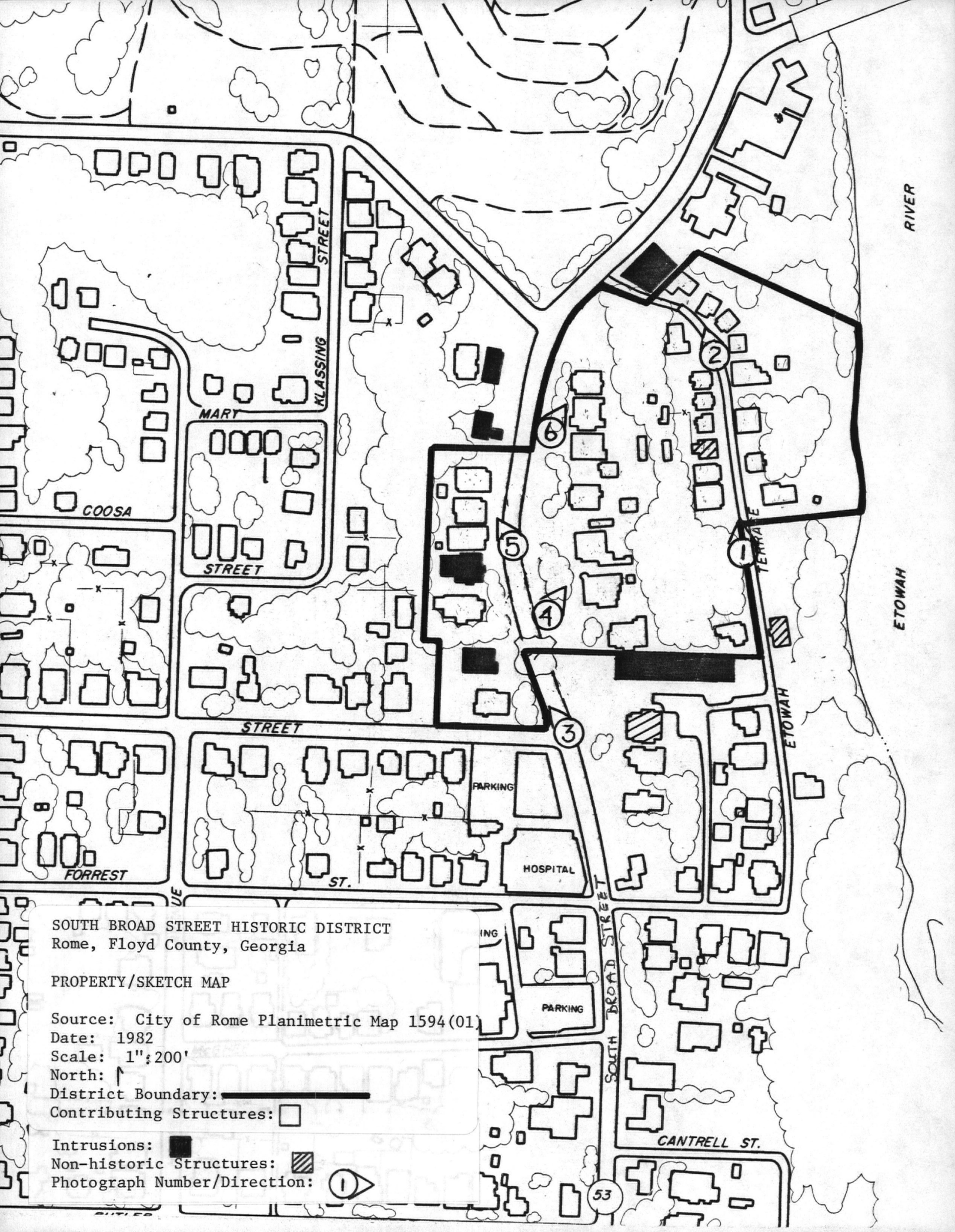
The Tribune of Rome, "Anniversary and Trade Number," October 2, 1888.

"20th Century Rome, A Resume of Her Past, Present, and Great Future, Illustrated," Special Industrial Edition by the Rome Tribune, M. Ohlander, compiler, 70 pages, October, 1902.

References Specific to the South Broad Street Historic District

Brown, David. "South Broad Street Historic District: Historic District Information Form," September, 1982. On file at Historic Preservation Section, Georgia Department of Natural Resources, Atlanta. [This National Register nomination is based largely on the information contained in this document.]

Interview with Barbara Stegall by David Brown, August 5, 1982, Rome, Georgia.



SOUTH BROAD STREET HISTORIC DISTRICT
 Rome, Floyd County, Georgia

PROPERTY/SKETCH MAP

Source: City of Rome Planimetric Map 1594(01)

Date: 1982

Scale: 1":200'

North: ↑

District Boundary:

Contributing Structures:

Intrusions:

Non-historic Structures:

Photograph Number/Direction: 1

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NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

South Broad Street Historic District
Floyd County
GEORGIA

Working No. JUL 22 1983
Fed. Reg. Date: 2-7-84
Date Due: 8/18/83 9/5/83
Action: ACCEPT 8/18/83
 RETURN
 REJECT
Federal Agency: _____

Entered in the
National Register

- resubmission
- nomination by person or local government
- owner objection
- appeal

Substantive Review: sample request appeal NR decision

Reviewer's comments:

Recom./Criteria _____
Reviewer _____
Discipline _____
Date _____
_____ see continuation sheet

Nomination returned for: _____ technical corrections cited below
_____ substantive reasons discussed below

1. Name

2. Location

3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible? yes no

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

- summary paragraph
- completeness
- clarity
- alterations/integrity
- dates
- boundary selection

8. Significance

Period _____ Areas of Significance—Check and justify below _____

Specific dates _____ Builder/Architect _____

Statement of Significance *(in one paragraph)*

- summary paragraph
- completeness
- clarity
- applicable criteria
- justification of areas checked
- relating significance to the resource
- context
- relationship of integrity to significance
- justification of exception
- other

South Street Historic District
 Floyd County
 Georgia

JUL 5 1982

9. Major Bibliographical References

10. Geographical Data

Acreage of nominated property _____

Quadrangle name _____

UTM References _____

Verbal boundary description and justification _____

11. Form Prepared By

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national
 state
 local

State Historic Preservation Officer signature _____

title _____ date _____

13. Other

- Maps
- Photographs
- Other

Questions concerning this nomination may be directed to _____

Signed _____ Date _____ Phone: _____



SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia

Photographer: James R. Lockhart

Negative filed: Georgia Department of
Natural Resources

Date: November, 1982

Description (1 of 6): Etowah Terrace looking
north from south edge of district; photo-
grapher facing north.



SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia

Photographer: James R. Lockhart

Negative filed: Georgia Department of
Natural Resources

Date: November, 1982

Description (2 of 6): Etowah Terrace near
intersection with South Broad Street;
photographer facing north.



PRIVATE
DRIVE
DO NOT
ENTER

NO
PARKING
BUS
STOP

SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia

Photographer: James R. Lockhart

Negative filed: Georgia Department of
Natural Resources

Date: November, 1982

Description (3 of 6): West side of South
Broad Street just north of Cherokee S
Street; photographer facing northwest.



SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia

Photographer: James R. Lockhart

Negative filed: Georgia Department of
Natural Resources

Date: November, 1982

Description (4 of 6): East side of South
Broad Street north of Cherokee Street;
photographer facing northeast.



SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia

Photographer: James R. Lockhart

Negative filed: Georgia Department of
Natural Resources

Date: November, 1982

Description (5 of 6): West side of South
Broad Street between Myrtle and Cherokee
streets; photographer facing northwest.



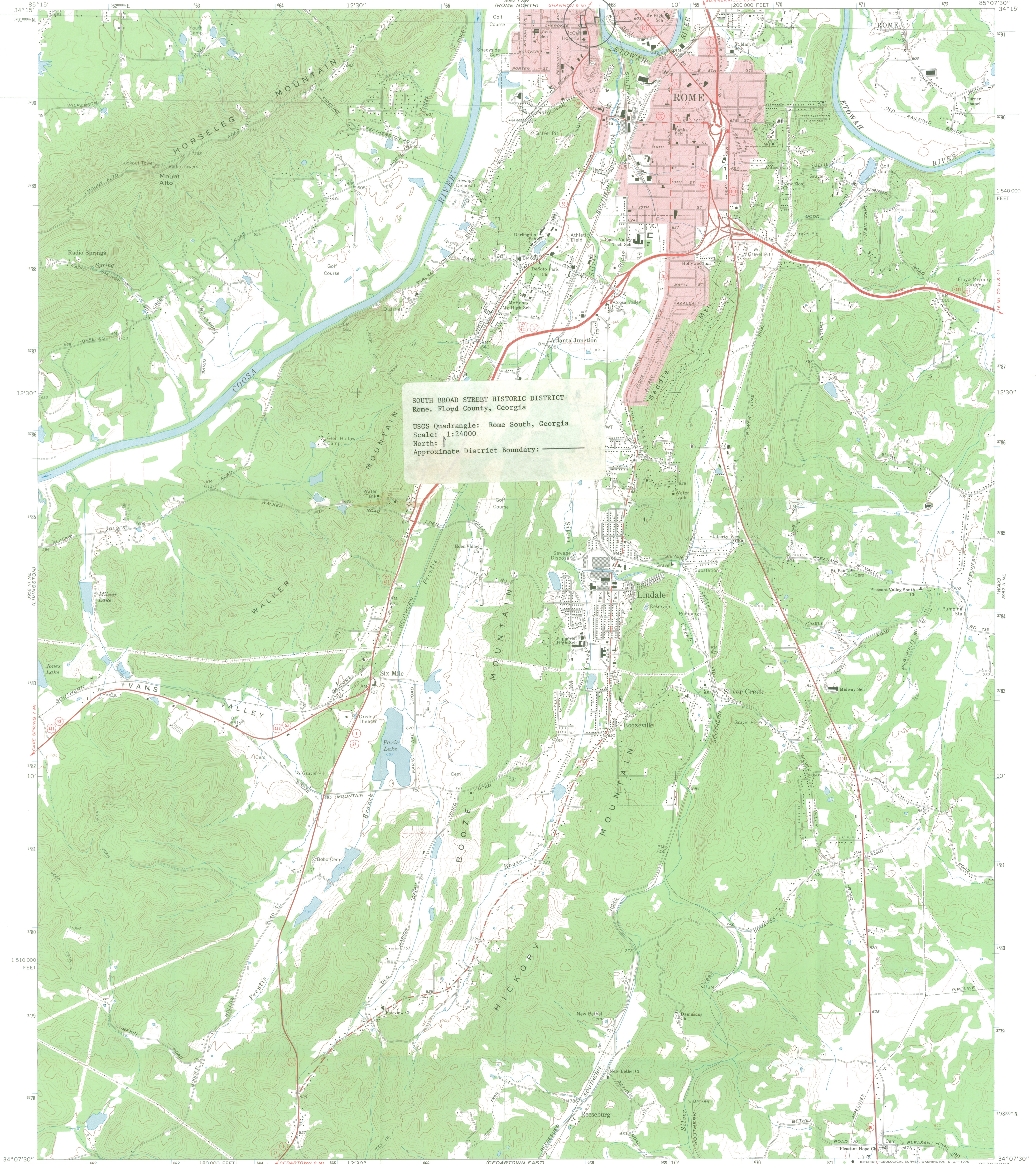
SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia

Photographer: James R. Lockhart

Negative filed: Georgia Department of
Natural Resources

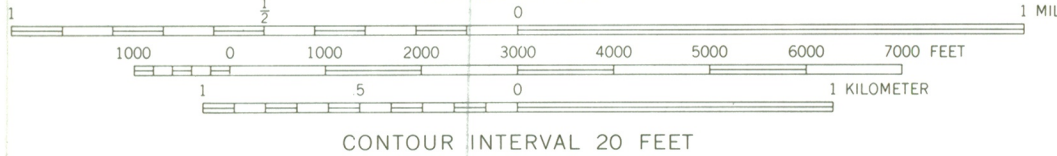
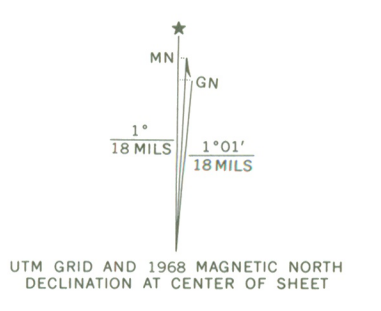
Date: November, 1982

Description (6 of 6): East side of South
Broad Street just south of Myrtle Avenue;
photographer facing northeast.



SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia
USGS Quadrangle: Rome South, Georgia
Scale: 1:24000
North: ↑
Approximate District Boundary: ————

Mapped, edited and published by the Geological Survey
Control by USGS, USC&GS, USCE, and Georgia Geodetic Survey
Topography by photogrammetric methods from aerial
photographs taken 1964. Field checked 1968
Polyconic projection. 1927 North American datum
10,000-foot grid based on Georgia coordinate system, west zone
1000-meter Universal Transverse Mercator grid ticks,
zone 16, shown in blue
Fine red dashed lines indicate selected fence and field lines where
generally visible on aerial photographs. This information is unchecked

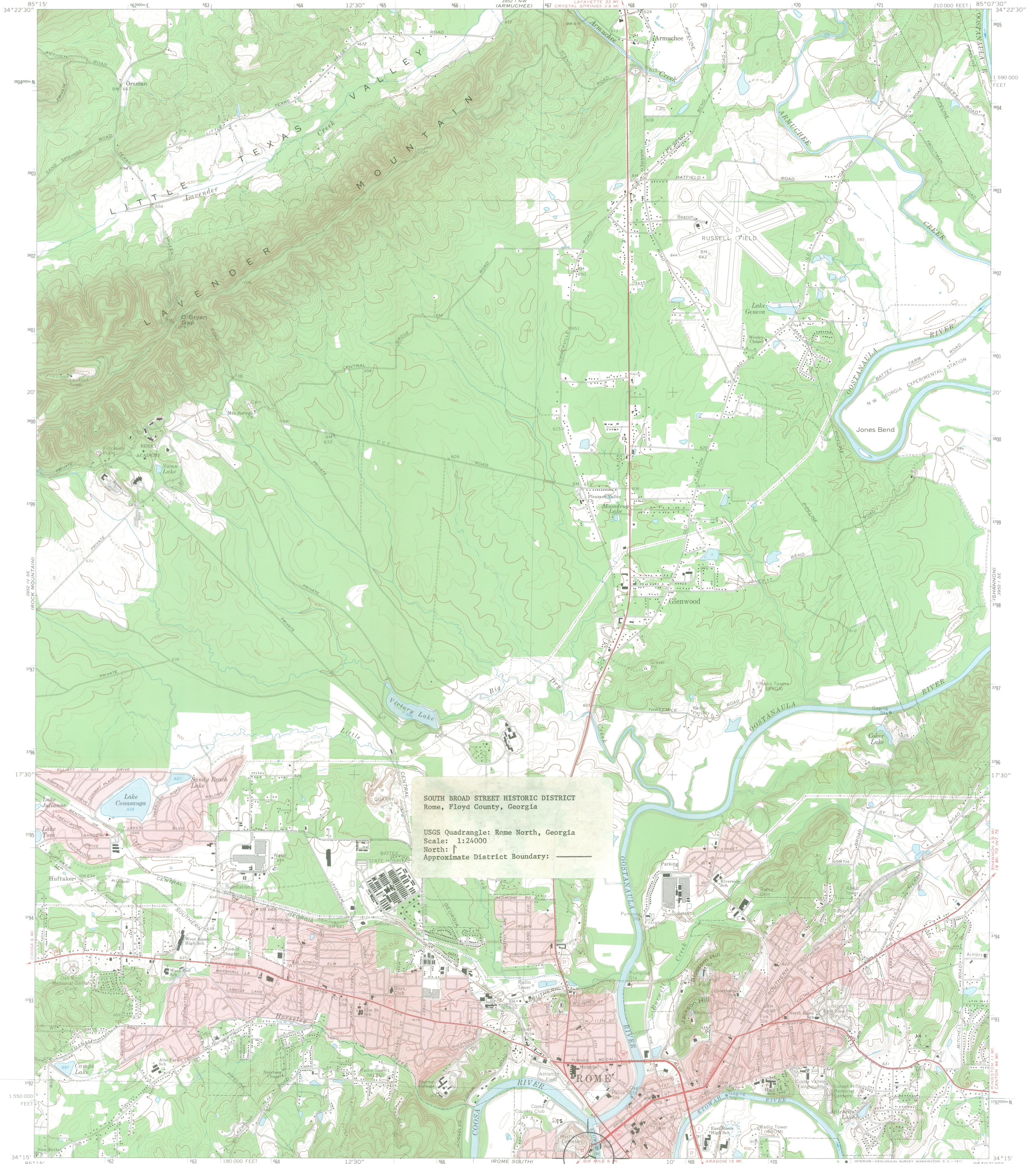


ROAD CLASSIFICATION

Primary highway, all weather, hard surface	Light-duty road, all weather, improved surface
Secondary highway, all weather, hard surface	Unimproved road, fair or dry weather
U. S. Route	State Route

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY, WASHINGTON, D. C. 20242
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

ROME SOUTH, GA.
N3407.5—W8507.5/7.5
1968
AMS 3952 II NW—SERIES V845



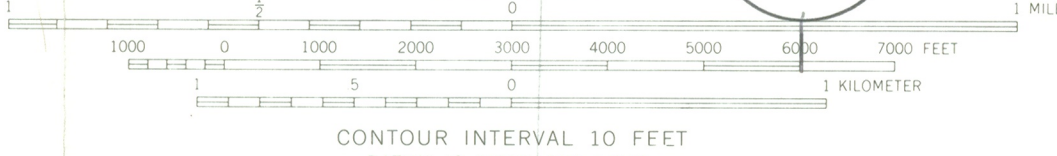
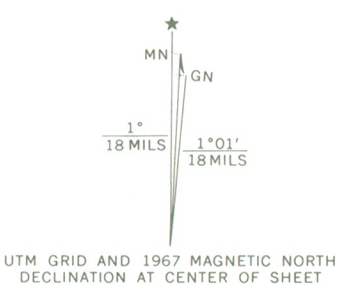
SOUTH BROAD STREET HISTORIC DISTRICT
Rome, Floyd County, Georgia

USGS Quadrangle: Rome North, Georgia
Scale: 1:24000
North: ↑
Approximate District Boundary: ———

Mapped, edited, and published by the Geological Survey
Control by USGS, USC&GS, USCE, and Georgia Geodetic Survey
Topography by photogrammetric methods from aerial photographs
taken 1964. Field checked 1967

Polyconic projection. 1927 North American datum
10,000-foot grid based on Georgia coordinate system, west zone
1000-meter Universal Transverse Mercator grid ticks,
zone 16, shown in blue

Fine red dashed lines indicate selected fence and field lines where
generally visible on aerial photographs. This information is unchecked
Red tint indicates areas in which only landmark buildings are shown



ROAD CLASSIFICATION

Primary highway, all weather, hard surface	Light-duty road, all weather, improved surface
Secondary highway, all weather, hard surface	Unimproved road, fair or dry weather
U.S. Route	State Route

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY, WASHINGTON, D.C. 20242
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

ROME NORTH, GA.
N3415—W8507.5/7.5
1967
AMS 3952 I SW—SERIES 9485

S. Broad St. - Rome

A. PARKE AVERY, M.D., P.C.

PEDIATRIC OTOLARYNGOLOGY
EAR, NOSE, THROAT
HEAD AND NECK SURGERY
MAXILLOFACIAL SURGERY
AESTHETIC FACIAL SURGERY

November 24, 1982

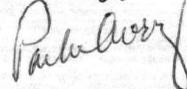
Elizabeth A. Lyon, M.D.
State Historic Preservation Officer
Historic Preservation Section
Department of Natural Resources
270 Washington Street, SW, R-701
Atlanta, GA 30334

Dear Dr. Lyon:

Your recent letter regarding the placement of the South Broad area into a historic district is of great interest to me. I have supported this move to place the property in this area into the historic section for more than three years. My wife and I have already undertaken renovation of a house on the corner of South Broad and Cherokee Street into a carousal property. This home was built around 1895 and represents a typical victorian home. We have tried to bring it up to its original condition as much as possible with current building codes.

It is my fondest hope that all property owners in this area will realize the benefit of the designated historic district and support this move wholeheartedly. If I can be of any assistance to you in this project, please do not hesitate to call or write me.

Sincerely,



A. Parke Avery, M.D.

APA/gc

RECEIVED

DEC 02 1982

HISTORIC PRESERVATION SECTION



Department of Transportation

State of Georgia

No. 2 Capital Square

Atlanta, Georgia 30334

THOMAS D. MORELAND
COMMISSIONER
STATE HIGHWAY ENGINEER
EMORY C. PARRISH
DEPUTY COMMISSIONER

HAL RIVES
ASST. STATE HIGHWAY ENGINEER
DANIEL O. KELLY
TREASURER

December 14, 1982

Dr. Elizabeth A. Lyon
State Historic Preservation Officer
Department of Natural Resources
270 Washington Street, S.W.
Atlanta, GA 30334

Dear Dr. Lyon:

Subject: South Broad Street Historic District, Floyd County

In reference to your notice of November 15, 1982, we have reviewed the information on the subject nomination to the National Register of Historic Places.

We find no approved transportation plan or proposed project which would have an affect on the site. However, it is requested that, wherever possible, highway rights-of-way not be included in the nomination.

Yours very truly,

A handwritten signature in cursive script, appearing to read "Alton L. Dowd, Jr.", is written over a faint circular stamp.

Alton L. Dowd, Jr., P.E.
Director of Preconstruction

ALDjr/dm

RECEIVED

DEC 16 1982

HISTORIC PRESERVATION SECTION