

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 an 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 Jack Tar Hotel and Bathhouse

other names/site number Garland Towers/GA0054

2. Location

street & number 145 Oriole Street

not for publication

city or town Hot Springs

vicinity

state Arkansas code AR county Garland code 051 zip code 71901

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this 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 for in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Cashie M. ...
Signature of certifying official/Title

12/16/05
Date

Arkansas Historic Preservation Program
State or Federal agency and bureau

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

Signature of certifying official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

Signature of the Keeper

Date of Action

- 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): _____

Jack Tar Hotel and Bathhouse
Name of Property

Garland County, Arkansas
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property
(Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property
(Do not include previously listed resources in count.)

Contributing	Noncontributing	
1		buildings
		sites
		structures
		objects
1		Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

Number of Contributing resources previously listed in the National Register

6. Function or Use

Historic Functions
(Enter categories from instructions)

DOMESTIC/Hotel

Current Functions
(Enter categories from instructions)

DOMESTIC/Institutional Housing

7. Description

Architectural Classification
(Enter categories from instructions)

MODERN MOVEMENT/International Style

Materials
(Enter categories from instructions)

foundation Concrete

walls Brick (main building)
Stucco (outbuilding)

roof Concrete

other Concrete
Brick

Narrative Description

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

Jack Tar Hotel and Bathhouse
Name of Property

Garland County, Arkansas
County and State

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.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B.** removed from its original location.
- C.** birthplace or grave of a historical figure of outstanding importance.
- 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.

Levels of Significance (local, state, national)
Local

Areas of Significance (Enter categories from instructions)
Entertainment/Recreation
Architecture

Period of Significance
1950-1956

Significant Dates

Significant Person (Complete if Criterion B is marked)

Cultural Affiliation (Complete if Criterion D is marked)

Architect/Builder
Irvn Grainger McDaniel

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

9. Major Bibliographical References

Bibliography
(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
- Name of repository: _____

Jack Tar Hotel and Bathhouse
Name of Property

Garland County, Arkansas
County and State

10. Geographical Data

Acreege of Property 2.515

UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>15</u> Zone	<u>1625894</u> Easting	<u>12535584</u> Northing	3	_____	_____	_____
2	_____	_____	_____	4	_____	_____	_____

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 A. James
organization Arkansas Historic Preservation Program date December 8, 2005
street & number 323 Center Street, 1500 Tower Building telephone 501-324-9789
city or town Little Rock state AR zip code 72205

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 SHPO or FPO.)

name Garland County Council on Aging, c/o Ms. Betty Funk
street & number 145 Oriole St. telephone 501-623-9769
city or town Hot Springs state AR zip code 71901

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 2

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SUMMARY

The Jack Tar Hotel and Bathhouse is a five-story International Style resort hotel building. The north facade features balconies cantilevered from the main brick façade with I-beam balcony steel understructure chamfered upwards on its bottom flange. The balconies and railings exert a strong visual effect of horizontal lines, broken in the center by a section of the main buff brick façade containing the elevator core and rising two full stories above the balance of the facade. Near the center of this façade an elevated pedestrian bridge structure connects the second floor elevator lobby with a two story brick bathhouse/spa structure to the north across Oriole Street.

ELABORATION

The Jack Tar Hotel is a rare remaining example of the International Style in Hot Springs. It is also the work of a prominent local architect Irven McDaniel. The building was built with the second and third floors serving as hotel rooms while the fourth and fifth floors were separate men's and women's bathing floors. There were twenty hotel rooms on each the second and third floors. Each room had a kitchenette and contemporary furniture. The inside was finished with curvilinear smooth plaster walls recalling the art deco style of the motor court across the street. The Jack Tar Hotel and Bathhouse was a fine example of the International Style when it was built and had ample amenities for a 1950s hotel. The building retains much of its original integrity today and is an important landmark along the Highway 70 route into Hot Springs.

North/Front Façade

The building is clad in buff brick. The north facade features balconies cantilevered from the main brick façade with I-beam balcony steel understructure chamfered upwards on its bottom flange. This upward slanting overhang was originally stuccoed but is now exposed structure. The balcony railings consist of five equally spaced horizontal steel plates supported by slender verticals in spaced pairs approximately eight feet apart. The balconies and railings exert a strong visual effect of horizontal lines, broken in the center by a section of the main buff brick façade containing the elevator core and rising two full stories above the balance of the facade. Seven foot high window and door openings for hotel rooms punctuate the second through fifth floor walls. The finish grade in front of the building slopes from east to west, so that the larger ground floor window and door openings at the east end of the building have a head height of nine and three-quarters feet but at the west end where floor level has stepped down the head height is sixteen feet above grade. Near the center of this façade an elevated pedestrian bridge structure connects the second floor elevator lobby with a two story brick bathhouse/spa structure to the north across Oriole Street. This overpass is a boxlike structure of brick exterior walls supported by steel beams resting on canted concrete piers on either side of the street. The walls of the overpass are the same buff brick of the hotel structure and are punctuated with regular, large rectangular openings, currently filled with aluminum framed fixed glass. The soffit below the structure is stucco.

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East/Left Façade

On the east facade, the flat endwall plane of buff brick extends full height and contains an irregular pattern of window openings, with only the window openings at stairwell landings lining up with each other. A rectangular, flat-roofed concrete block stair exit has been constructed on the ground level. On the east façade a glass solarium has been constructed at the north end.

South/Rear Façade

The south façade is four levels above grade, the ground floor being buried below as the site rises to the south. This façade has been altered by removal of an original cantilevered balcony from the fifth floor and the addition of a column supported two-story balcony at the third and fourth floors. The second floor is at grade and a sidewalk extends the full length of the façade and the full width of the balconies above. Original large openings on the fifth floor have been in-filled with buff brick matching the balance of the façade. A brick furnace flue rises above the façade at the west end.

West/Right Façade

On the west facade, the flat endwall plane of buff brick extends full height and contains an irregular pattern of window openings with only the window openings at stairwell landings lining up with each other. A rectangular, flat-roofed concrete block stair exit has been constructed on the ground level.

INTEGRITY

The Jack Tar Hotel is an important landmark along the Highway 70 route into Hot Springs. It is one of few remnants of the motor court culture that developed along that stretch of road. The building has undergone significant interior alterations due to its conversion from a hotel and bathhouse to apartments. The exterior of the building was lightly touched during this period of alterations. The overall appearance of the structure has not changed. Several windows on the top floor of the back of the building had to be filled in when the remodel occurred. The fifth floor balcony was also removed. Windows throughout the building appear to have been replaced in 1980. Original windows were industrial metal sash windows. The current windows are aluminum frame with individual air-conditioning units to service each apartment. Overall the building maintains much of its original character and remains expressive of its International style design.

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SUMMARY

The Jack Tar Hotel and Bathhouse is being nominated under **Criterion A** with **local significance** as a remnant of the bathing culture that was significant in the development of Hot Springs. It is also associated with the political turmoil surrounding the struggle between those who wanted to return wide open gambling to Hot Springs in the late 1940's and those who opposed that move. This structure is also nominated under **Criterion C** as a good example of an International Style high-rise. This structure is one of only a handful of multi-story International Style buildings remaining in the Hot Springs area.

ELABORATION

Hot Springs sits in the Ouachita Mountains southwest of the Arkansas state capitol of Little Rock. The area was first populated by Native Americans who hunted, traded, and bathed in the plentiful hot springs flowing from the mountains. The waters developed a reputation for having medicinal qualities. By the early 1800s settlers began to build homes in the area to be closer to the healing waters. In 1832 the United States sectioned off the land around the springs as the country's first protected natural resource.

Around the same time, in 1830, the first bathhouses were constructed in Hot Springs. The area thrived on containing and distributing the heated waters in therapeutic bathhouses. By the 1870s Hot Springs was nationally advertised as "The Nation's Health Sanitarium" and "The National Spa." It was declared the nation's eighteenth National Park in 1921. As the area became more popular the bathhouses became more lavish to cater to their wealthy clientele. Bathhouse Row (NR 11-13-1974, NHL 05-28-87) along Central Avenue became the centerpiece of bathing culture in Hot Springs.

In 1925 access to the city was improved by the paving of Highway 70 from Little Rock to Hot Springs. The highway made Hot Springs a convenient stop on the route from Little Rock to Dallas and perpetuated the tourist culture in Hot Springs. Tourist courts catering to travelers began to develop north of the bathhouses along Park Avenue (also Highway 70). The Jack Tar Resort was among them. The Jack Tar Resort is one of the only post-war resorts in Hot Springs, and includes the last bathhouse built exclusively for that purpose.

Initially, the Jack Tar Resort was comprised of an Art Moderne motor court just off the south side of Park Avenue on Oriole Street. The motor court had several freestanding art moderne lodging units and a pool in the center. On the north side of Park Avenue was the Rainbow Room and a coffee shop. These were both Art Moderne buildings which played host to many high school dances and proms in the 1950s and 1960s. The Jack Tar Motor Court, Rainbow Room, and coffee shop were all built in 1946. The Jack Tar Hotel and Bathhouse was not built until 1950. It sat across Oriole Street from the motor court as a free standing structure. The hotel was designed by local architect Irven McDaniel in the International Style.

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The hotel and bathhouse were connected to the motor court via a second story skywalk spanning Oriole Street. Today, the Jack Tar Hotel and Bathhouse is the only remaining building of the Jack Tar complex. The motor court was torn down and replaced with modern duplexes. The Rainbow Room and coffee house have also been demolished. The skywalk still exists and connects to one remaining structure of the motor court.

While the hotel and bathhouse were only part of the Jack Tar complex, it is perhaps the most intriguing due to its ties with the illegal gambling community. The ground floor of the hotel was vacant except for the boiler and air conditioning units. Speculation was that this space was left for a casino. The hotel publicly announced that the space was planned as a private snack bar for guests and bathers. However, the well known New York City mobster and gambler Frank Costello was staying at the Jack Tar Motor Court in 1950. Also in that year two-term Governor Sid McMath acknowledged needing the political and financial support of those who favored gambling. He stated that "gambling is your problem over there," and promised not to interfere unless it became a statewide problem.

The Jack Tar Hotel and Bathhouse was eventually converted into a nursing home. The building was extensively remodeled in 1980 to create a senior housing facility. Local contractors Hill and Cox, architects Arnold Buoen Associates (Tulsa, Oklahoma), and consultant John A. Rube oversaw the project. The building remains an important landmark north of Bathhouse Row as a reminder of the motor court culture that developed along Highway 70, and a reminder of the underground gambling groups in Hot Springs.

STATEMENT OF SIGNIFICANCE

The Jack Tar Hotel and Bathhouse is being nominated under **Criterion A** with **local significance** as a remnant of the bathing culture that was significant in the development of Hot Springs. It is also associated with the political turmoil surrounding the struggle between those who wanted to return wide open gambling to Hot Springs in the late 1940's and those who opposed that move. This structure is also nominated under **Criterion C** as a good example of an International Style high-rise. This structure is one of only a handful of multi-story International Style buildings remaining in the Hot Springs area.

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BIBLIOGRAPHY

Orval E. Allbritton. *LEO and VERNE, The Spa's Heyday*. Hot Springs, AR: Hot Springs Historical Society, 2003.

Sharon Shugart, Museum Technician Hot Springs National Park. *The HOT SPRINGS of ARKANSAS THROUGH THE YEARS: A CHRONOLOGY OF HOT SPRINGS EVENTS*. Arkansas. Department of the Interior, National Park Service, 2002.

Interviews with Bobbie McLain, Executive Director, Garland County Historical Society, April, 2005, Hot Springs, AR.

Interview with Marcus Phillips, Garland County Historical Society, April, 2005, Hot Springs, AR.

"New Addition to Jack Tar Hotel And Baths Opens for Inspection", *Hot Springs, The Sentinel-Record*. Hot Springs, AR. July 2, 1950.

Hot Springs City Directories; 1938,1942, 1946, 1950, 1951, 1980.

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VERBAL BOUNDARY DESCRIPTION:

Legal description:

Tract 1

All of lot 7, block 156, of Hot Springs Reservation, as surveyed mapped and platted by the U.S. Hot Springs Commissioners.

and

Tract 2

A part of lot 6, block 157 of the Hot Springs Reservation, as surveyed mapped and platted by the U.S. Hot Springs Commissioners, Hot Springs, Arkansas, and more particularly described as follows:

Commencing at the southeast corner of said lot 6, run northwesterly along the northerly right-of-way of Oriole Street 34.4 feet to a point that is 50 feet south 13 degrees, 55 minutes, 23 seconds west from a found iron pin as surveyed and platted by Jim Hayes dated June 20, 1974; thence, north 70 degrees, 19 minutes, 54 seconds west along said right-of-way 5.89 feet to the point of beginning; thence north 66 degrees, 32 minutes, 00 seconds west along said right-of-way 55.80 feet; thence along a line that is 3 feet extended at right angles from an existing building and parallel to said building the following courses: north 23 degrees, 45 minutes, 45 seconds east, 33.40 feet, south 66 degrees, 32 minutes, 00 seconds east, 55.80', south 23 degrees, 45 minutes, 45 seconds west, 33.40 feet to the point of beginning, containing 0.04 acres more or less.

BOUNDARY JUSTIFICATION:

The boundaries described above have been selected to include the entire setting of what was originally a resort hotel nestled in the wooded hillside on a portion of the original Hot Springs Reservation set aside as the first federal land reservation in the United States by Grover Cleveland in 1832. The boundary encompasses the undeveloped hillside to the south southwest of the hotel building and the outlot located directly across Oriole St. to the north northeast which contains the outbuilding from the earlier Jack Tar Village Resort.

32' 30"

3821

JACK TAR
HOTEL AND
BATHHOUSE
HOT SPRINGS
GARLAND CTY,
AR
UTM REFERENCE
15/495557/982082

3820

T. 2 S

3819000m N.

19 MI. TO INTERSTATE 30
LITTLE ROCK 48 MI.













