

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 Taylor Rosamond Motel Historic District

other names/site number Villa Motel/W.R. Sorrell residence, Site #GA0601

2. Location

street & number 316 Park Avenue

not for publication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.)

Cathy D. ...

3/11/04

Signature of certifying official/Title

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:

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:)

Signature of the Keeper

Date of Action

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	
	4	0	buildings
	0	0	sites
	1	0	structures
	0	1	objects
	5	1	Total

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

Arkansas Highway and Transportation Era Architecture,
1910 - 1965

Number of Contributing resources previously listed
in the National Register

6. Function or Use

Historic Functions
(Enter categories from instructions)

DOMESTIC/hotel
DOMESTIC/single-dwelling

Current Functions
(Enter categories from instructions)

DOMESTIC/hotel
DOMESTIC/single-dwelling

7. Description

Architectural Classification
(Enter categories from instructions)

LATE VICTORIAN/Italianate
MODERN MOVEMENT

Materials
(Enter categories from instructions)

foundation CONCRETE
walls BRICK
STONE
roof ASPHALT
other METAL

Narrative Description

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

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)

TRANSPORTATION

Period of Significance

c. 1950 - 1954

Significant Dates

c. 1950

Significant Person (Complete if Criterion B is marked)

N/A

Cultural Affiliation (Complete if Criterion D is marked)

N/A

Architect/Builder

N/A

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:

Garland County Historical Society

10. Geographical DataAcreage of Property less than one**UTM References**

(Place additional UTM references on a continuation sheet.)

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	Zone	Easting	Northing		Zone	Easting	Northing
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 See continuation sheet**Verbal Boundary Description**

S33 T2S R19W, Block 143, Lot 2, part of Lots 3 and 9, Hot Springs Reservation.

Boundary Justification

The nominated property includes the entire parcel historically associated with Taylor Rosamond Motel.

11. Form Prepared By

name/title Ralph S. Wilcox, National Register & Survey Coordinator / Bill Wiedower, Heiple & Wiedower, Architects
 organization Arkansas Historic Preservation Program date September 19, 2003
 street & number 1500 Tower Building, 323 Center Street telephone (501) 324-9787
 city or town Little Rock state Arkansas zip code 72201

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 Bozo Stojakovic
 street & number 316 Park Avenue telephone (501) 318-2696
 city or town Hot Springs state Arkansas 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 Reduction Projects (1024-0018), Washington, DC 20303.

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Summary

The Taylor Rosamond Motel, now called the Villa Motel, was built circa 1950. It is located at 316 Park Avenue in Hot Springs, and shares its location with the W.S. Sorrell House, a large Italianate residence used by the current owner of the motel. The Taylor Rosamond was one of the first "motels" to be built on Park Avenue. It has no apparent historical style, and has had little modification through the years. It continues to operate as a motel today.

Elaboration

The motel buildings of the Taylor Rosamond consist of two separate wings that radiate out from the original residence and a small office building at the entrance to the property. The property is located on a hillside, with the residence roughly one-half of the way up the hill, with the entrance to the motel property at the street level. Below the residence is a rectangular one-story building containing eight motel rooms. It stairsteps up the hill toward the residence, and was constructed of wood frame with brick veneer. The original composition roofing has been replaced with prefinished steel sheet roofing. The original steel-framed, twenty-light casement windows are intact. There is no other ornamentation on the exterior.

The upper part of the motel steps up the hill away from the residence as a one-story building, makes a 90 degree turn, then is capped at the end with a two-story section that also turns 90 degrees and heads back toward Park Avenue. The one-story section contains ten rooms and the two-story section another ten rooms. Whereas the one-story building is constructed similarly to the lower building, the two-story building is wood frame, brick veneer, with the same windows, and originally had a flat roof. A low-pitch gable roof has been installed over the original flat one, with the same steel roofing as the one-story building. Originally the two-story building had traces of the International style, with the flat roof, steel casement windows and pipe columns supporting the second story walkway and the roof. A swimming pool, which sits adjacent to the two-story wing, was added in the 1960s. It is not currently in use, and does not contribute to the nomination.

The separate office building is a small one-room frame building with the same brick and windows as the motel buildings. It has a gabled roof with large full gable vents at each end, and sits just inside the original gates to the W.R. Sorrell house.

The interiors of the motel rooms were not viewed.

The Italianate residence is one of the finer examples of this type of architecture in Hot Springs. It is a two-story building with a full basement and a third story tower projecting out of the roof at the southwest

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corner. The building is wood frame, with a coursed, quarry-faced concrete block. The north-facing gable and the third floor tower are covered with stucco. The roof is a hip roof with a central flat roof at the apex. A gable facing north breaks the hip roof at one corner as does the hip-roofed tower at the opposite corner. The tower has a triple-arched window with a small gallery porch on two sides. The roof overhang features exposed rafter tails and a copper finial at the peak. The house is laid out in roughly a square, with a one-story, gable-roofed wing projecting out to the east. A porch at the north and west sides is connected to a porte-cochere at the west. Concrete block columns support a second story deck which covers the porch. The concrete block columns extend up through the porch to become piers which support the cast iron balustrade at the second story deck. At the previously mentioned north-facing gable the first story below the gable projects out as a bay, with a gallery at the second story. Again, the concrete block is used as piers to anchor a cast iron balustrade.

There are two chimneys projecting through the roof, and a hip-roofed dormer with vents on the west side of the roof. The roof is covered with composition shingles.

With the exception of the arched windows in the tower, one arched window in the gable, and a pair of oval windows on either side of that arched window, all of the windows are wooden, double-hung nine-over-six windows. The interior of the residence was not viewed.

A few changes have been made to the property over the years. The two story porch on the east side of the building was originally open on the second floor, and remained so at least through the end of 1942 according to the Sanborn maps for the property. Although the exact date of the porch's enclosure is unknown, it was done prior to the purchase of the property by the current owner. In addition, a ghost line of a gable roof exists above the second floor on the west side of the building, but apparently this roof was also constructed after 1942. The current owner also indicates that the windows were replaced sometime prior to his purchase of the property approximately nine years ago.

Overall, the Taylor Rosamond Motel has not been drastically altered since its construction circa 1950. It is in good condition, and is still used as a motel. The residence is in very good condition and is occupied by the owner of the present Villa Motel.

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Summary

The Taylor Rosamond Motel is being nominated under **Criterion A** because it illustrates the trend of the movement away from individual cottages or tourist courts to the more modern and streamlined motel. The nomination is being submitted under the multiple property listing "**Arkansas Highway and Transportation Era Architecture, 1910-1965**" in conjunction with the historic context "**Arkansas Highway History and Architecture, 1910-1965.**"

Elaboration

The Taylor Rosamond Motel began its life as a stately residence on then suburban Park Avenue. According to the Sanborn Fire Insurance maps for Hot Springs, the main house on the Taylor Rosamond Motel property was built sometime between April 1908 and June 1915. Built by W. S. Sorrell for his family, the Italianate house sat atop a hill that was approached by a wide driveway and stone-pillared gate. (The original address of the property was 402 Park Avenue, but by April 1925 the property number had been changed to 316.) Sorrell owned a drug store on Central Avenue that not only sold medicine, but also a complete line of bathrobes and souvenirs to tourists in town for the thermal baths. With his death in 1927, his wife, Mary I. Sorrell, inherited the house and lived there until her death in 1934. Upon Mrs. Sorrell's death, the house was sold to Dillon O. Sims, president of the Arkansas National Bank. Sims and his family lived in the Sorrell House from 1935 until 1950 and made very few alterations to the structure. Also, based upon the information on the Sanborn map, the footprint of the building is the same as what existed in 1915.

In 1950, Taylor Rosamond, jumping on the tourism bandwagon, purchased the house from Dillon Sims and added the surrounding one- and two-story buildings to the rear of the property, an office building where the regal front gate had stood, and a one-story row of rooms on the western edge of the property. He crowned his new business the Taylor Rosamond Motel and moved into the house at what was now the center of the motel property. The Taylor Rosamond has since been sold and renamed the Villa Motel, with the present owner, Bozo Stojakovic and his family residing in the Sorrell House.

The Taylor Rosamond Motel is an excellent example of the transformation of Park Avenue from large residential homes to commercial businesses aimed at automobile travelers. Beginning with the completion of the paved Little Rock-Hot Springs highway (Highway 70) in 1925, with Park Avenue being the final stretch into "the Spa City," residents of Hot Springs and Park Avenue saw an opportunity to "make a buck" off the growing automobile traffic the highway guaranteed. In addition to being a convenient overnight stay en route from Dallas, Texas, Hot Springs thrived as a tourist destination. Known primarily for the healing powers of the

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thermal waters that flowed from its hillsides, Hot Springs also boasted alligator and ostrich farms, a horse-racing track, several theaters, and two amusement parks during its visitation peak. With the growth of automobile traffic, and the expansion of the city of Hot Springs in the 1930s – 40s, travelers began looking for convenient and accessible overnight lodging near highways. The high-class downtown hotels could not offer on-site parking for the most part, and carried additional expenses such as porter's fees for baggage handling and charges for clubs and social offerings. As a result, traveler services, including tourist courts and service stations, began appearing along Park Avenue because of its proximity to Hot Springs' major attractions and entertainment venues. The tourist courts along Park Avenue are generally a conglomeration of widely-circulated tourist court "plan books" and popular architectural styles of the period, with a little of the individual owner's/builder's personality thrown in for good measure.

The Taylor Rosamond Motel is obviously a mixture of two period styles. The house is one of only a few that remain today from Park Avenue's residential era. The motel buildings behind and to the side of the house are examples of modern commercial design of the 1950s. The Italianate detailing of the Sorrell House in contrast to the modern, unadorned motel buildings combines two different architectural styles and demonstrates the trend along Park Avenue to "add-on" tourist courts and motels to existing houses.

It was primarily locals who saw the opportunity to benefit from automobile travel along the Little Rock – Hot Springs highway. Many left their jobs and put everything on the line to try the tourist court/motel business. By moving their families into the houses on Park Avenue, proprietors could build and expand as needed on their property and employ their family members as motel staff, thereby cutting down on the cost of the business. The Taylor Rosamond Motel was one of the later additions to go after tourists on Park Avenue. In keeping with the times, the additions were designed in the motel style of connected buildings with common areas on the periphery. Travelers could still park their automobiles directly in front of their room, but could now expect amenities closer to that of a hotel than the tourist camp or court. This trend made the Taylor Rosamond a popular stop for tourists looking for "modern" lodging.

During Hot Springs' peak tourism years (1946 – 1950), many locals tried their hand at the tourist court/motel business. Park Avenue could boast its rooms were occupied at least six months out of the year, and business was good the rest of the year to say the least. The decline of the bathhouses due to medical advances that made drugs more readily available for ailments previously treated with thermal baths hurt Park Avenue tremendously. Business steadily dropped off, and because Hot Springs moved south and west toward the lakes, and because of the availability of land open to development surrounding the city, many of the tourist courts/motels along Park Avenue lost not only their clientele, but also their owners. Fortunately, many remained virtually unaltered, in part due to abandonment and disuse. In their current state, neglect has been their biggest enemy, although the majority remaining are used in some capacity, several still hosting travelers as motels, including the former Taylor Rosamond, now the Villa Motel.

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Statement of Significance

The Taylor Rosamond Motel is being nominated under **Criterion C** with **local significance** as a fine example of the movement away from individual cottages or tourist courts to the more modern and streamlined motel. The nomination is being submitted under the multiple property listing "**Arkansas Highway and Transportation Era Architecture, 1910-1965**" in conjunction with the historic context "**Arkansas Highway History and Architecture, 1910-1965.**"

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Bibliography

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- McAlester, Virginia and Lee. A Field Guide to American Houses. New York: Alfred A. Knopf, 1990.
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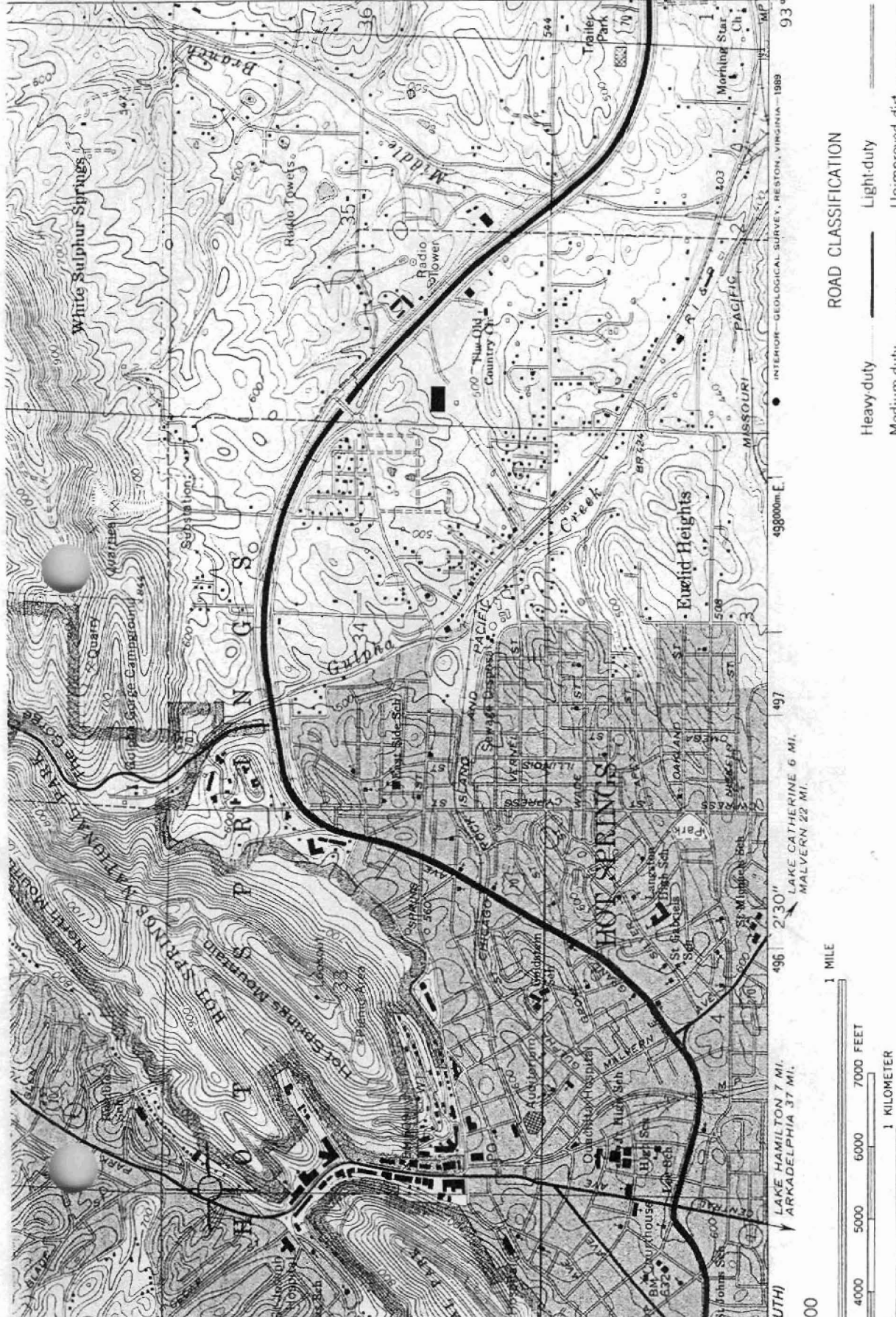
TAYLOR ROSAMOND
MOTEL HISTORIC
3820 DISTRICT
HOT SPRINGS,
GARLAND COUNTY
UTM:
15/494965/3819774

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38 19000m N.

19 MI. TO INTERSTATE 30
LITTLE ROCK 48 MI.

T 3 S
34° 30'

(LAKE CATHERINE)
7452 N NW

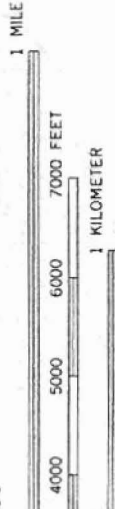


ROAD CLASSIFICATION

- Heavy-duty
- Light-duty
- Medium-duty
- Unimproved dirt
- U. S. Route
- Slate Route



QUADRANGLE LOCATION



20 FEET
AL DATUM OF 1929

HOT SPRINGS NORTH, ARK.

34093-E1-TF-024

MAP ACCURACY STANDARDS
ORADO 80225, OR RESTON, VIRGINIA 22092
LITTLE ROCK, ARKANSAS 72204
SYMBOLS IS AVAILABLE ON REQUEST

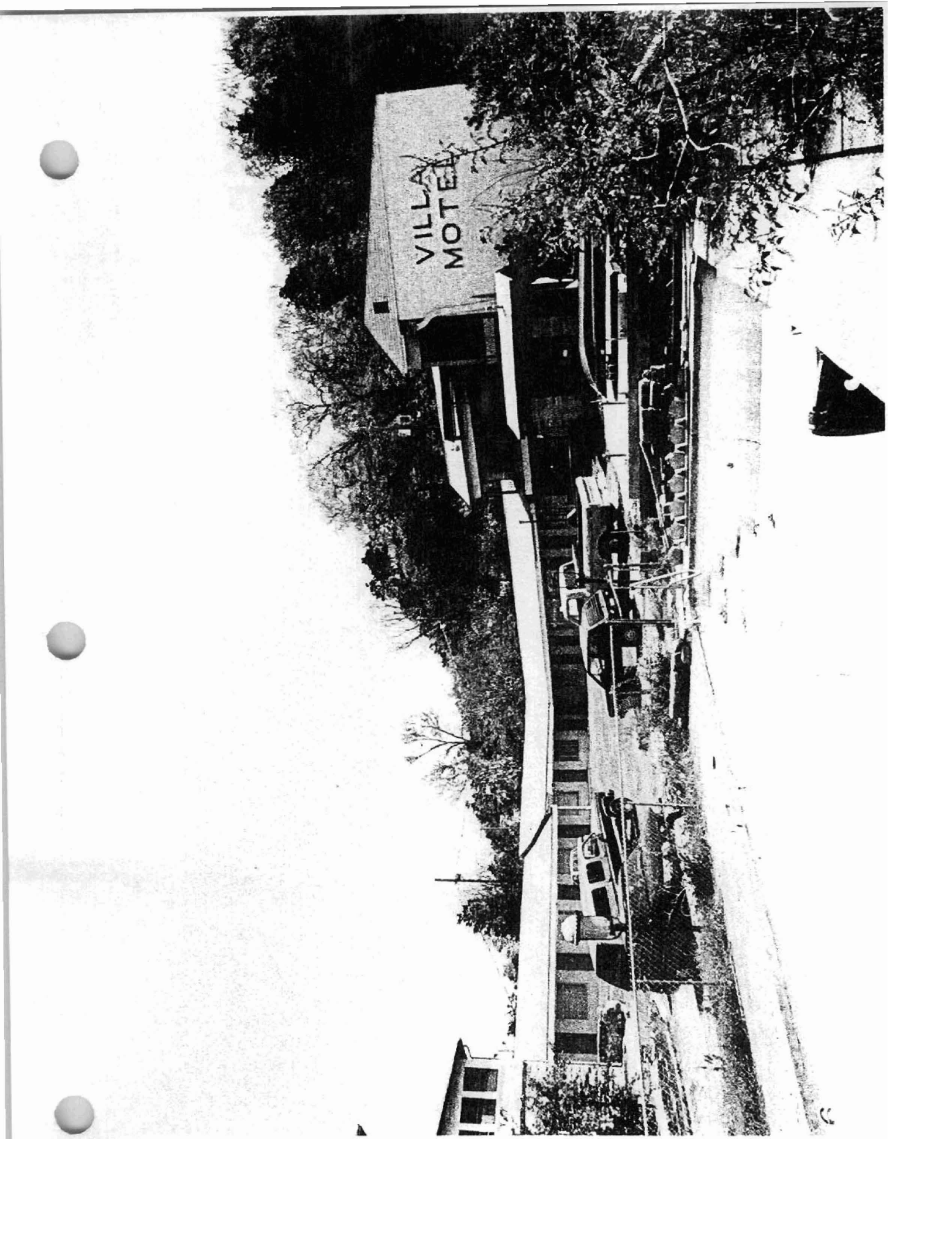
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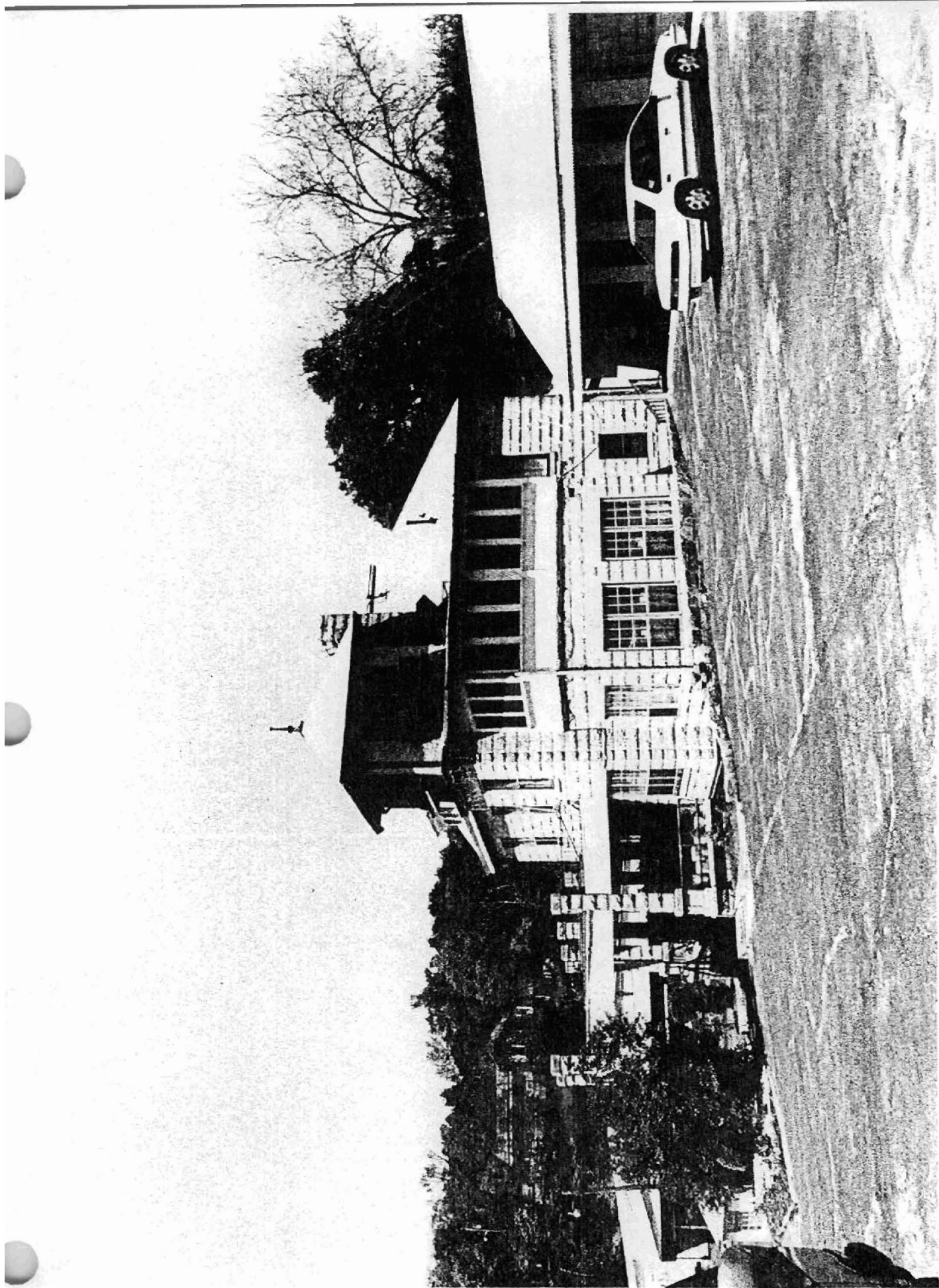
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INTERIOR- GEOLOGICAL SURVEY, RESTON, VIRGINIA- 1989

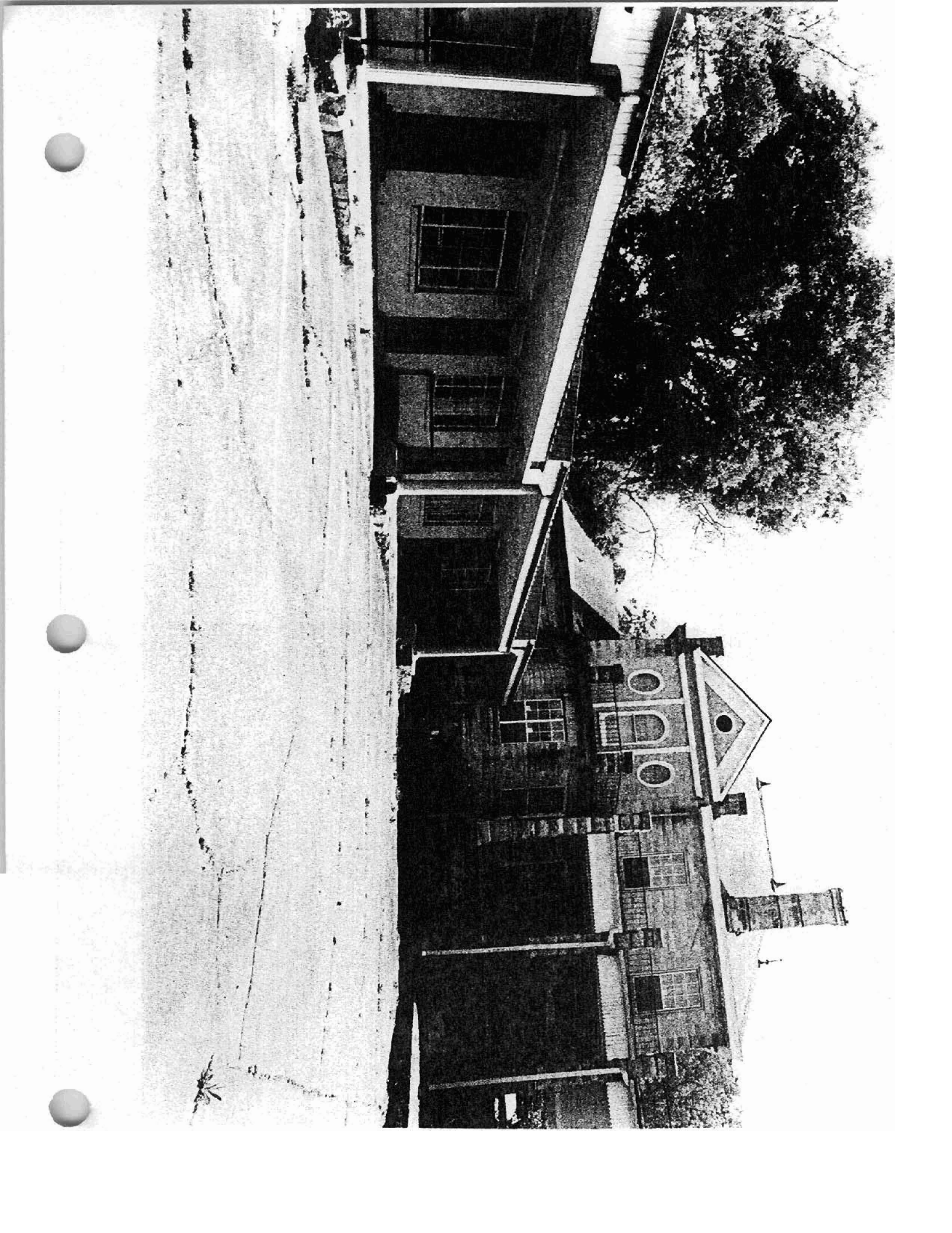
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MALVERN 22 MI.

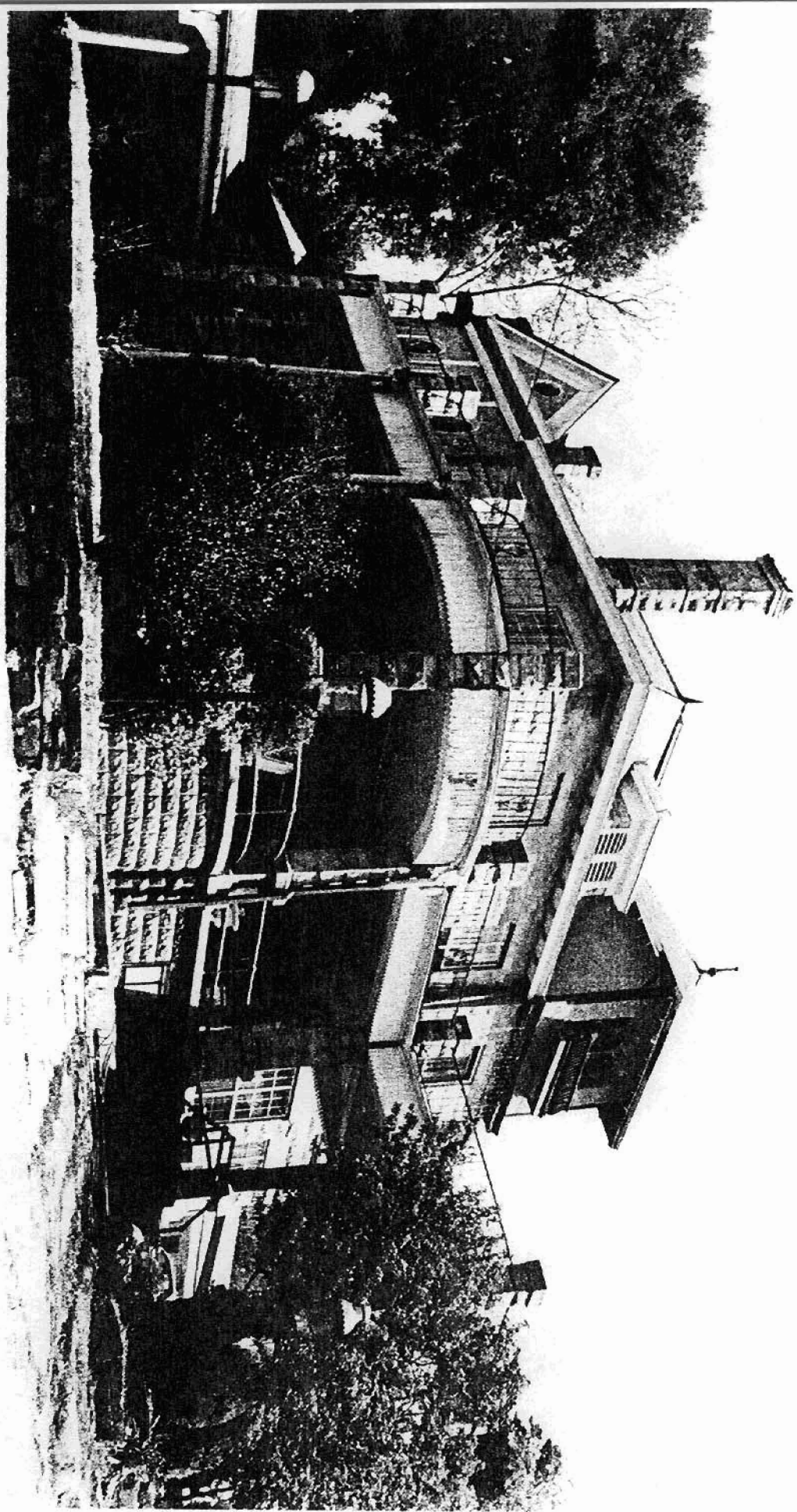
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ARKADELPHIA 37 MI.

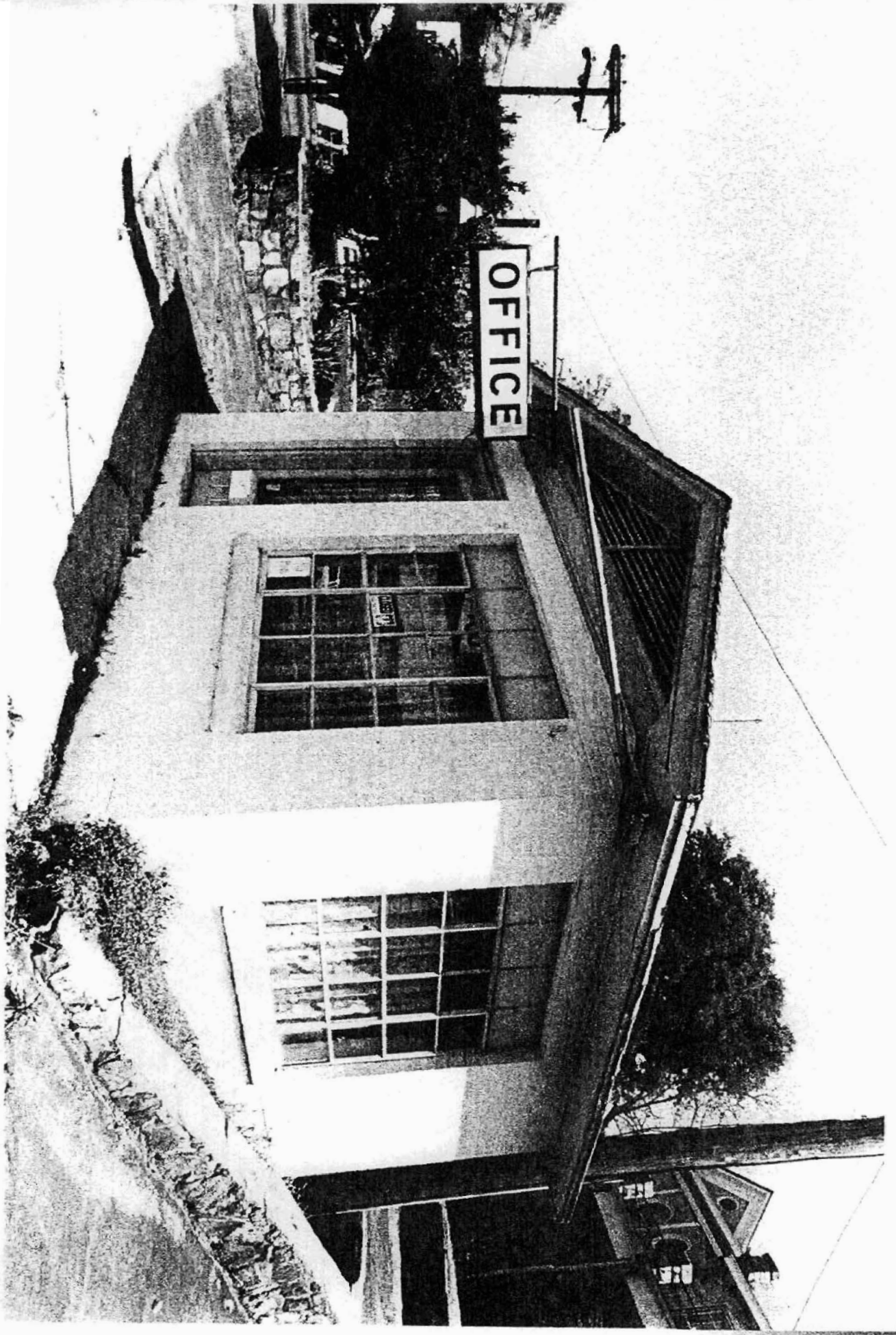
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OFFICE

1875

1875