Ent D (FMSF only)__/__/__ **Survey Log Sheet**

Survey # (FMSF only) 9428

Florida Master Site File
Version 2.0 9/97

Consult *Guide to the Survey Log Sheet* for detailed instructions.

Identification and Bibliographic Information

Survey Project (Name and project phase) Frenchtown Historical and Architectural Survey

Report Title (exactly as on title page) Historical and Architectural Survey of the Frenchtown Neighborhood Tallahassee, Florida

Report Author(s) (as on title page— individual or corporate; last names first) Marla Dumas, Project Manager and Heidi Siegel, Architectural Historian

Publication Date (year) 2003 **Total Number of Pages in Report** (Count text, figures, tables, not site forms) 139

Publication Information (If relevant, series and no. in series, publisher, and city. For article or chapter, cite page numbers. Use the style of *American Antiquity*: see *Guide to the Survey Log Sheet*.) N/A

Supervisor(s) of Fieldwork (whether or not the same as author[s]; last name first) Dumas, Marla

Affiliation of Fieldworkers (organization, city) The Chesapeake Group, Baltimore Maryland

Key Words/Phrases (Don't use the county, or common words like *archaeology*, *structure*, *survey*, *architecture*. Put the most important first. Limit each word or phrase to 25 characters.) Frenchtown, Tallahassee, African American

Survey Sponsors (corporation, government unit, or person who is directly paying for fieldwork)
Name Tallahassee Trust for Historic Preservation
Address/Phone 423 East Virginia Street Tallahassee, FL 32301 Phone: 850-488-7100

Recorder of *Log Sheet* Heidi Siegel **Date *Log Sheet* Completed** 08 / 14 / 03

Is this survey or project a continuation of a previous project? θ No **X** Yes: **Previous survey #(s)** [FMSF only] 1364

Mapping

Counties (List each one in which field survey was done - do not abbreviate; use supplement sheet if necessary)
Leon County

USGS 1:24,000 Map(s) : Map Name/Date of Latest Revision (use supplement sheet if necessary):
Tallahassee City / 1976

Description of Survey Area

Dates for Fieldwork: Start 01 /10 / 03 End 02 / 01 / 03 Total Area Surveyed (fill in one)
_____ hectares __346__ acres
Number of Distinct Tracts or Areas Surveyed ____1____
If Corridor (fill in one for each): Width _____ meters _____ feet Length _____ kilometers
_____miles

Survey Log Sheet of the Florida Master Site File

Research and Field Methods

Types of Survey (check all that apply): θ archaeological **X** architectural **X** historical/archival θ underwater θ other:

Preliminary Methods (4Check as many as apply to the project as a whole. If needed write others at bottom).

θ Florida Archives (Gray Building) **X** library research- *local public* **X** local property or tax recordsθ windshield
X Florida Photo Archives (Gray Building) **X** library-special collection - *nonlocal*_____ **X** ne
X FMSF site property search θ Public Lands Survey (maps at DEP) θ literature search
X FMSF survey search **X** local informant(s) **X** Sanborn Insurance maps
θ other (describe) _____

Archaeological Methods (Describe the proportion of properties at which method was used by **writing in** the corresponding letter. Blanks are interpreted as "None.")
F(-ew: 0-20%), **S**(-ome: 20-50%); **M**(-ost: 50-90%); or **A**(-ll, Nearly all: 90-100%). If needed write others at bottom.

X Check here if **NO** archaeological methods were used.

___ surface collection, controlled
___ surface collection, uncontrolled
___ shovel test-1/4"screen
___ shovel test-1/8" screen
___ shovel test 1/16"screen
___ shovel test-unscreened
___ other (describe): _____
___ posthole tests
___ auger (size:____)
___ coring
___ test excavation (at least 1x2 M)
___ other screen shovel test (size: ____)_____ ___
___ water screen (finest size: ____)_____ ___
___ magnetometer
___ side scan sonar
___ unknown

Historical/Architectural Methods (Describe the proportion of properties at which method was used by **writing in** the corresponding letter. Blanks are interpreted as "None.")
F(-ew: 0-20%), **S**(-ome: 20-50%); **M**(-ost: 50-90%); or **A**(-ll, Nearly all: 90-100%). If needed write others at bottom.

θ Check here if **NO** historical/architectural methods were used.

_ **X** _ building permits
___ commercial permits
___ interior documentation
___ other (describe): _____
___ demolition permits
___ exposed ground inspected
_ **X** _ local property records
__ **X**_ neighbor interview
__ **X**_ occupant interview
___ occupation permits
_ **X** _ subdivision maps
_ **X** _ tax records
___ unknown

Scope/Intensity/Procedures _____

Survey Results (cultural resources recorded)

Site Significance Evaluated? **X** Yes θNo If *Yes*, circle NR-eligible/significant site numbers below.
Site Counts: Previously Recorded Sites __132_____ Newly Recorded Sites __285___
Previously Recorded Site #'s with Site File Update Forms (List site #'s without "8." Attach supplementary pages if necessary) See Attached _____

Newly Recorded Site #'s (Are you sure all are originals and not updates? Identify methods used to check for updates, ie, researched the FMSF records. List site #'s without "8." Attach supplementary pages if necessary.) See Attached

Site Form Used: X SmartForm θ FMSF Paper Form θ Approved Custom Form: Attach copies of written approval from FMSF Supervisor.

DO NOT USE ♣♣♣♣♣♣SITE FILE USE ONLY♣♣♣♣♣♣DO NOT USE

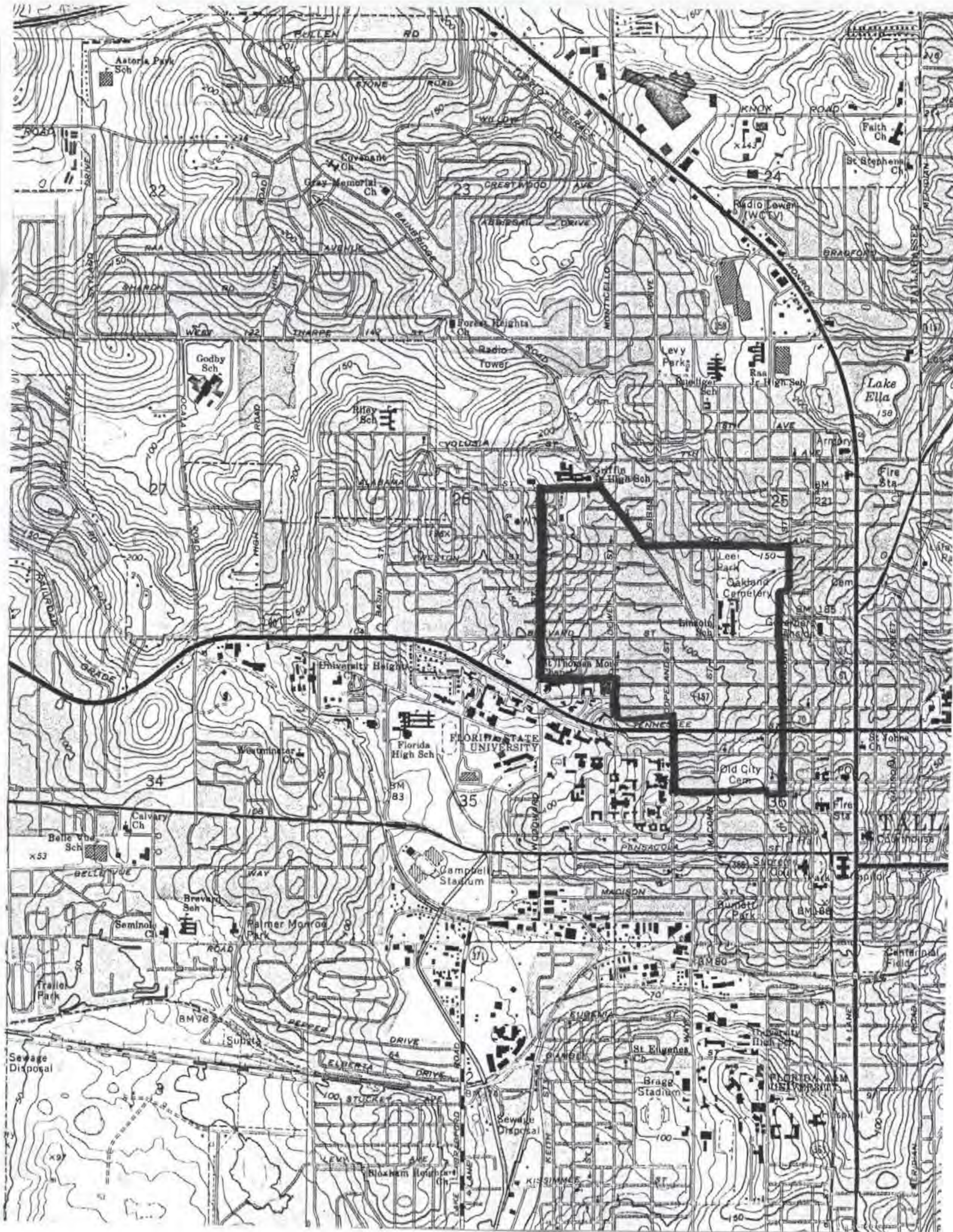
BAR Related **BHP Related**

θ 872 θ 1A32 θ State Historic Preservation Grant

θ CARL θ UW θ Compliance Review: CRAT

#_____

ATTACH PLOT OF SURVEY AREA ON PHOTOCOPIES OF USGS 1:24,000 MAP(S)



Astoria Park Sch
Covenant Ch
Gray Memorial Ch
Forest Heights Ch
Radio Tower
Godby Sch
Riley Sch
Griffin High Sch
Radio Tower (WCTV)
Levy Park
Ruediger Sch
Raa Jr High Sch
Lake Ella
Armory
Fire Sta
Faith Ch
St Stephens Ch
Lee Park
Oakland Cemetery
Lincoln Sch
University Heights Ch
St Thomas More Chap
Florida High Sch
FLORIDA STATE UNIVERSITY
Westminster Ch
Old City Cem
St Johns Ch
Court House
Calvary Ch
Belle Vue Sch
Campbell Stadium
Brevard Sch
Seminole Ch
Palmer Monroe Park
Trailer Park
Sewage Disposal
St Eugenes Ch
Bragg Stadium
University High Sch
FLORIDA A&M UNIVERSITY
Bloxham Heights Ch
Centennial Field
Capitol
Burnett Park
KNOX ROAD
CRESTWOOD AVE
SHARON RD
THARPE ST
VOLUSIA ST
ALABAMA ST
PRESTON ST
BREVARD ST
TENNESSEE
PENSACOLA ST
MADISON
PEPPER DRIVE
ELBERTA DRIVE
STUCKEY AVE
LEVY AVE
KISSIMMEE ST
EUGENIA ST
BELLEVUE WAY
BRADFORD
MONROE

INTERIOR—GEOLOGICAL SURVEY, RESTON, VIRGINIA—1987

ROAD CLASSIFICATION

Primary highway, hard surface	Light-duty road, hard or improved surface
Secondary highway, hard surface	Unimproved road

Interstate Route U. S. Route State Route

QUADRANGLE LOCATION

ce on the predicted North American Datum 1983,
he projection lines 19 meters south and
ters west as shown by dashed corner ticks

Florida Engineering Services Corporation
315 Beard Street
Tallahassee, Florida 32303
904-222-1441
MAP AGENT

TALLAHASSEE, FLA.

30084-D3-TF-024

1970
PHOTOREVISED 1976
DMA 4144 IV NE—SERIES V847

9428

Historical and Architectural Survey of the Frenchtown Neighborhood Tallahassee, Florida

Volume 1 Final Report
October 31, 2003

Submitted by
City of Tallahassee,
Tallahassee-Leon County Planning Department

Project Coordinated By:
Tallahassee Trust for Historic Preservation

Prepared by
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Heidi Siegel, Architectural Historian
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Building A Foundation For The Future
8516 Green Lane
Baltimore, Maryland 21244
P.O. Box 2002
Hollywood, Florida 33022

FRENCHTOWN SPRINGFIELD SURVEY OF HISTORIC PROPERTIES

PREPARED FOR THE TALLAHASSEE-LEON COUNTY PLANNING DEPARTMENT
and
THE TALLAHSSEE TRUST FOR HISTORIC PRESERVATION, INC.

BY

THE CHESAPEAKE GROUP
MARLA SHERMAN DUMAS, PROJECT MANAGER
HEIDI SIEGEL, ARCHITECTURAL HISTORIAN

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OCTOBER 31, 2003

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INTRODUCTION

The City of Tallahassee received a grant from the Florida Department of State to conduct a re-survey of the greater Frenchtown community. In 1987, under the auspices of the former Historic Tallahassee Preservation Board, a comprehensive architectural and historical survey was completed for the neighborhood. According to the findings of that report, several buildings were determined to be eligible for listing on the National Register as part of a thematic or multiple resource nomination. Unfortunately, since that time some potentially contributing structures have been demolished.

It should be noted that residents of the area have identified the major reasons for demolition as follows: encroachment of student housing for Florida State University students, abandoned structures that were serving as crack houses and centers for criminal activity and creation of the Carter Strong Howell Park which includes a retention pond. The survey effort has found that these reasons are indeed responsible for the demolition of approximately 55 contributing structures that were included in the 1987 survey report.

Since completion of 1987 survey, even though the findings encouraged creation of an historic district and the fact that the 1974 Historic Master Plan for Tallahassee identified and recommended the preservation of five cohesive twentieth century neighborhoods: Magnolia Heights, Los Robles, Lafayette Park, Country Club Estates, and Frenchtown, **no action** has been taken to protect and preserve the greater Frenchtown community.

Through the efforts of the Florida Department of Community Affairs, as part of the Front Porch Program, Frenchtown was identified as one of the participating communities. In April 2000, a report entitled "Greater Frenchtown Front Porch Florida Neighborhood Action Plan"[1] was published. This report stated that the number one goal was to "strengthen the Greater Frenchtown Area's image and character as a historic and livable neighborhood where a variety of people can safely reside, attend school, work, shop, do business and play".

The community actively engaged the City of Tallahassee to provide assistance to them to enable the historic character and importance of Frenchtown to be recognized. It was hoped that the results of such an undertaking would result in the creation of an historic district designation for all or a part of the area. With such a designation in place, the residents believe that the historic fabric of this community can be presented from further erosion. In order to initiate this effort, the City of Tallahassee applied to the State for grant funding and was awarded funds in the FY 2003 cycle.

With the State allocation, and some supplemental funding provided by the City for an economic development analysis to be conducted as part of the undertaking, a Request for Proposals was prepared and distributed. The Chesapeake Group, a planning and economic

[1] The Front Porch Florida Greater Frenchtown Governor's Revitalization Council, Greater Frenchtown Front Porch Florida Neighborhood Action Plan (Florida Department of Community Affairs, 2000)

development consulting firm with offices in Baltimore, Maryland and South Florida, was selected to conduct this survey and study.

ACKNOWLEDEMENTS

As part of this process, a Steering Committee was established that included members of the community who were residents, businesses operators, government agencies and community based groups. This committee has served as an important component of the effort and has helped to provide guidance and insight to The Chesapeake Group. The members of this committee are:

- Dr. Na'im Akbar, Frenchtown Community Development Corporation
- Althemese Barnes, John Gilmore Riley Research Center and Museum
- Dorothy Boule, Greater Frenchtown Frontporch Florida Revitalization Council
- Reginia Davis, Frenchtown Community Development Corporation
- Ann Harris, Property Owner
- Darryl A. Scott, Greater Frenchtown Frontporch Florida Revitalization Council

Additionally, TCG acknowledges other participants who were instrumental to this effort:

Project Coordinator:

- Beth J. LaCivita, Executive Director, Tallahassee Trust for Historic Preservation

Support Staff:

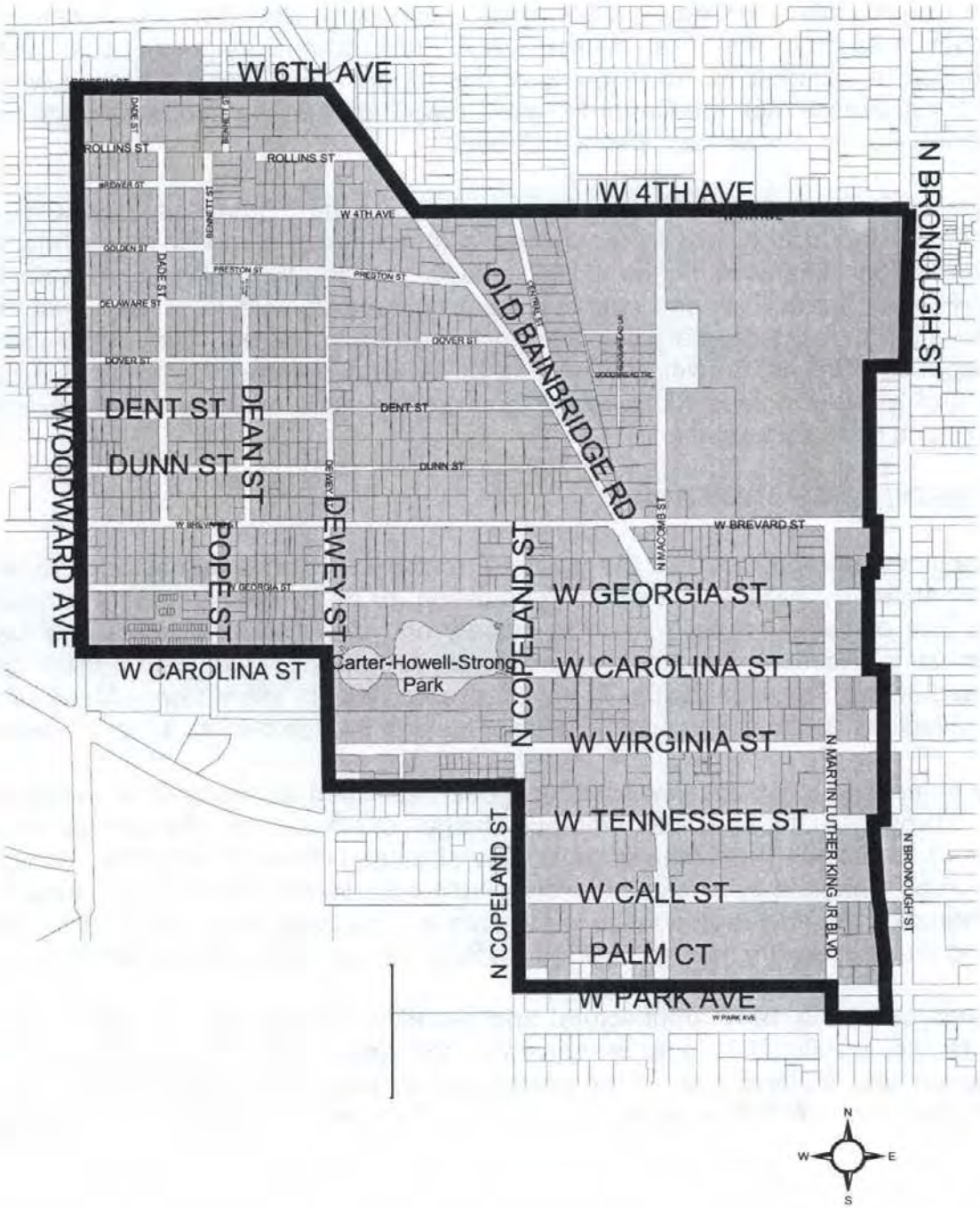
- Valerie J. Hubbard, Interim Director, Tallahassee Leon County Planning Department
- Carol Gerrell, Executive Secretary, Tallahassee Leon County Planning Department
- John Baker, Neighborhood Planner, Tallahassee Leon County Planning Department
- Lora Chapman, Research Planner and Mapping, Tallahassee Leon County Planning Department
- Frank Dietrich, Graphics, Tallahassee Leon County Planning Department
- Tom H. Lewis, Director, City of Tallahassee, Neighborhood Community Services
- Michael Parker, Director, City of Tallahassee, Economic Development Department
- Thadra Stanton, Historic Preservation Planner, Tallahassee Trust for Historic Preservation
- Alyssa McManus, Historic Preservation Planner, Tallahassee Trust for Historic Preservation

STUDY AREA BOUNDARY

The resurvey for Frenchtown was based on the boundaries established in the 1987 survey. A general boundary description is as follows: Starting at the northwest corner of the Frenchtown study area, the boundary begins at Woodward Avenue and Sixth Avenue and travels easterly along Sixth Avenue to the intersection of Old Bainbridge Road and then travels southeasterly along Old Bainbridge Road to the intersection of Fourth Avenue, where it travels east along Fourth Avenue to Bronough Street, and then travels southerly along Bronough Street and/or the rear property lines of the parcels along the west side of Bronough Street to Park Avenue, and then travels westerly along Park Avenue to Copeland Street, and then travels northerly along Copeland Street to rear property lines of the parcels on the south side of West Virginia Street, and then travels west along that property line to Dewey Street, and then travels northerly along Dewey

Street to West Carolina Street, and then travels westerly along West Carolina Street to Woodward Avenue, and then travels northerly along Woodward Avenue to the point of beginning. The following map shows the above-described boundary.

Image 1. Map of Frenchtown Study Area



EXPANSION OF THE STUDY AREA BOUNDARY

Based on reconnaissance of the area by TCG and input offered by residents at the community meetings, TCG determined that the most culturally, socially and architecturally significant aspects of the African American community that originally settled in this portion of Tallahassee were within the recognized boundaries of the Frenchtown study area.

Additionally, as we further studied the area in detail and made a recommendation for a local district historic district boundary, TCG made a conscious decision to omit certain portions of the study area from the local district. The Frenchtown-Springfield Local Historic District Nomination is included as Appendix B of this report. The areas excluded were properties along Tennessee Street, the Carter-Howell-Strong Park and the northwest portion of the study area along Rollins, Brewer and Bennett Streets.

The decision to exclude them were based on the following: Tennessee Street should not be a boundary for the local district as a commercial street needs compatible uses along both sides and the historic character of the street already had greatly changed. Development of the Carter-Howell-Strong Park and retention pond required demolition of many historic structures and therefore the historic character of the area had been altered. The residential character of the area along Rollins, Brewer and Bennett Street is somewhat different than the architectural styles and types of homes within the portions of the study area identified for inclusion in the local historic district boundary.

BACKGROUND INFORMATION

It is significant to recognize that the greater Frenchtown community has been an area that has been inhabited by Tallahassee's black population for over approximately 140 years. It has a history that contains events related to slavery and free people of color, the Civil War and Emancipation, Reconstruction politics, economic depression, segregation, racial discrimination and integration. The architecture in the area, also reflects this history. Many of the housing types reflect the social and economic development of Frenchtown as a black community.

Frame vernacular and bungalow style have been identified as the most prominent architectural types. Throughout the area are numerous shotgun shacks, some of which are double shotgun shacks or duplexes. It is believed that many of these homes were built as rental housing by whites to be inhabited by blacks that were employed primarily in the service trades. There are also examples of saddlebag houses in the area and as these tend to be larger structures, it is believed that these were houses built to be sold to African American homeowners.

The purpose of the 1987 architectural and historical survey was to identify, document and evaluate the significant cultural resources of the area, which were believed to have been overlooked and undervalued. This study covered the period from the early beginnings of Frenchtown circa 1830 through the late 1930's. The authors of the original survey state that

"the history of Frenchtown Neighborhood is important not only for what it reveals about the past, but for the understanding it can give us about its present and its future"[2]

Since the completion of the 1987 survey, no additional surveys of the Frenchtown area have been undertaken. Based on the continuing encroachment into the area as an appropriate location for off-campus student housing for Florida State University and other on-going redevelopment efforts, it is imperative that if the area is to be protected through creation of an historic district, it is important that the a resurvey take place. If the findings confirm creation of district or districts to be appropriate, approval of the district(s) and implementation of historic district policies should occur immediately, in order to prevent further loss of significant architectural, cultural and socially significant structures.

The re-survey effort was intended to review the previously documented structures and identify changes that had occurred, to add structures that were not previously documented that are considered contributing and were built in the later 1930's through the period of 1952, to identify previously documented contributing structures that have since been demolished, to review the history and update it to include the period being documented, to determine eligibility for a local district nomination and complete the nomination, if applicable, to determine eligibility for a national register district nomination or individual national register nominations and complete the nomination and conduct an economic feasibility analysis.

When The Chesapeake Group was engaged to undertake the re-survey, a community involvement process was established as part of the effort. Notices were sent to all property owners within the study area as well as persons residing within the identified boundaries of the area. The Lincoln Community Center, located within the boundaries of the study area, provided the meeting space for this purpose. A series of six community meetings have taken place.

It was through this process that the issue of what to call the historic neighborhood was first raised as an issue. In fact, at the first three meetings this was repeatedly brought up by various persons in the community. We recognized that the name of the area was significant to the residents of the area and felt that a process be implemented to help refine what the name should be.

At one of the community meetings, those in attendance drew boundary maps for various components of the study area and referred to them as neighborhoods such as Goodbread, Springfield, Northwest Area, Coopers Addition and Frenchtown. It was the consensus of those in attendance that the area to be designation for nomination as a local historic district should be referred to as Frenchtown Springfield.

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[2] Sharyn M. E. Thompson and Darlene P. Bowers, Historical and Architectural Survey of the Frenchtown Neighborhood, Tallahassee, Florida (The Historic Tallahassee Preservation Board of Trustees and Florida Department of State, 1987), p. 3

METHODOLOGY

General Information

The 2003 Frenchtown re-survey was conducted in accordance with established guidelines established by the National Register of Historic Places. The survey criteria established recognized contributing and non-contributing buildings. The terms were defined as follows:

- Contributing: Buildings dating from the neighborhood's period of significance historical development, defined as pre-1900 to 1952 that possess distinct architectural and/or historical significance; buildings with minor alterations that have maintained their architectural integrity and visually contribute to the neighborhood's cohesiveness.

- Non-contributing: Buildings dating from outside of the neighborhood's period of historical development, post 1952; buildings dating from within the neighborhood's period of historical development, but with major alterations; structures that detract from the neighborhood's integrity and character because of incompatible proportions, scale or exterior materials.

Field Work

Starting in January 2003, following a community kick-off meeting, The Chesapeake Group initiated a field survey of the Frenchtown survey area. This fieldwork utilized the following techniques: windshield survey, physical examination, documentation, and photography. The survey team consisting of Heidi Siegel and Marla Sherman Dumas documented each contributing structure, built in 1952 or before, in the area and took photographs. Additionally, all previously identified contributing structures that had **not** been demolished were also documented. Additionally, all previously identified contributing buildings that had been demolished were also recorded.

The initial field data collection work was conducted as a windshield survey process. As part of this process for buildings that had previously been surveyed in 1987, all changes in the structures with regard to condition and architectural details were carefully noted. For properties not included in the previous 1987 survey, a complete set of notations with regard to architectural style, features and conditions were recorded. These buildings were primarily those constructed in the 1940's and early 1950's that were not eligible for inclusion in the earlier survey as they were less than fifty years old at the time of the original survey. The data collection also included taking photographs of each contributing structure.

Sources of Data

The Tallahassee-Leon County Planning Department provided base maps that were utilized during the data collection process. These maps were based on Geographic Information Systems (GIS) that was field checked by the surveyors and inconsistencies between the maps and the actual field conditions were documented. Additionally, the surveyors indicated the actual addresses posted on each building as these numbers did not always correspond to the addresses contained in the property records maintained by the City.

Following this data collection effort, the Historical Structure Form, commonly referred to as the Smart Form, was completed on each property as required by the Florida Department of State grant process. Field notes and photographs were used as the primary source for completion

of the forms. However, in order to correctly complete many of the forms, follow-up visits to the property were made.

These efforts were augmented by review of materials located at the R. A. Gray Building library and in the archives of the Tallahassee Trust for Historic Preservation. Most significant to this review were the Sanborn Maps and City Directories that were available. Also, city files and the property appraiser's files were utilized. TCG wishes to recognize the invaluable tool that was available for use through the website created by the Tallahassee Leon County Planning Department at www.tlcgis.org. Of particular assistance were the maps and data available through the menu option of "Historic Resources Inventory".

Tours with Tallahassee Trust and State
Additionally, as part of the methodology TCG toured the study area with members of the staff of the Tallahassee Trust for Historic Preservation to verify boundary recommendations that were being proposed for nomination of a local district. Furthermore, based on community participation that was also part of the methodology employed, consensus was reached that the area to be nominated should be known as the Frenchtown Springfield Local Historic District. The Local District Nomination and Boundary Map are included as Appendix B of the report.

With regard to National Register nominations for the study area, TCG arranged to tour the area with Robert "Bob" Jones, Historic Sites Specialist, of the Florida Department of State. Also, present was Beth LaCivita, Executive Director, The Tallahassee Trust for Historic Preservation. This field trip enabled several buildings that may be eligible for National Register nomination to be identified. The eligibility of some or part of the study area for a National Register District was also discussed.

Additional Publications
After the completion of the 1987 survey, several important publications that addressed Tallahassee's African American historical significance were published. These books and documents provided additional sources of information to TCG and included titles such as: Landmarks and Legacies: A Guide to Tallahassee's African American Heritage 1865-1970, Black America Series Tallahassee Florida, and African-American Education in Leon County, Florida. The bibliography included in the back of this volume identifies these books in full detail.

SIGNIFICANT HISTORICAL EVENTS

Frenchtown Chronology

Original Settlers

- In 1824 Marquis de Lafayette was awarded $200,000 cash and land in the new Territory of Florida by the United States Congress as repayment for his assistance in the Revolutionary War.
- Lafayette chose to inhabit the 36 square mile colony with farmers from France in order to make the land productive, as a source of continued income.

- These colonists were identified in 1831 as a "group of 50 to 60 Norman peasants" living in a large log-style building and attempting to establish grape vineyards and other crops and commodities including figs, olives, mulberry trees and silk worms
- Due to the unsuccessful nature of these agricultural endeavors, it is believed that some of the colonists moved back to France, others to New Orleans and the remainder ended up in Tallahassee in the area known as the Northwest Quarter which is also commonly referred to as Frenchtown.
- By the early 1840's one-third of the lots in the Northwest Addition were in the ownership of persons that were French emigrants, however, according to the 1850 census a low number of foreign-born people were reported as residing in Leon County.
- Historians believe that many of the original French settlers in the Northwest Addition of Tallahassee decided to relocate to New Orleans.

Origin of "Frenchtown"

- First known references to the area being called Frenchtown were documented during the period of 1867 to 1871 in sources such as the Semi-Weekly Floridian, Tallahassee's Freedman's Saving and Trust Company deposit records and City-related documents.
- Historians indicate that the use of Frenchtown was a somewhat negative reference to an area of Tallahassee that was inhabited by persons that were not English speakers and equate it to terminology used in other cities such as "wrong side of the tracks", "Hick Town" or "Chinatown".

African American Settlers in Early Tallahassee

- The presence of African Americans in Tallahassee can be documented back to April 1824 when slaves were brought to the plantation of Judge John Robinson on the Little River and to serve as laborers for construction of log buildings that would be used by the Third Legislative Council of the Territory of Florida.
- During the territorial/anti-bellum periods, the majority of blacks in Leon County were slaves, however, there is documentation indicating that a small number of free people of color did reside there at this time.
- According to such historical resources, the first free person of color in the capital of the Territory was Antonio Proctor, a slave born in Jamaica in around 1743 who served English officers in the American Revolutionary War, was an interpreter for an Indian trading company among Florida Indian tribes and prior to 1816 was granted his freedom by East Florida's Spanish Governor.
- Antonio Proctor and his son, George Proctor, were among the earliest documented free Negroes in Leon County and according to these records Antonio was an interpreter and courier during the Seminole Wars and beginning in 1830 purchased land in what later became Frenchtown; and George was known as a master house carpenter and purchased land in the area beginning in 1831.
- Census records for the period indicate one free person of color in 1825 (presumed to be Antonio Proctor), four free people of color in 1830, fifteen free

people of color in 1840, forty-one free people of color in 1850 and forty-six free people of color in 1860.

- Tax rolls for the City indicate fewer people of color and as of 1839 nine free Negroes resided in Leon County and only George Proctor was listed as a property owner, as of 1843 eight male free people of color resided in Leon County, as of 1844 seven male and four female free people of color resided in Leon County, and as of 1848 nine male free people of color between the ages of 21 and 60 years resided in Leon County.
- During the antebellum period life for free people of color was better than for the thousands of slaves in Leon County, but special privileges afforded them could be and were often withdrawn.
- They were subjected to special taxes, required to have white guardians, given little opportunity for education and were not able to hold elected office.
- After George Proctor left Tallahassee for the gold mines of California, his wife and children were sold into slavery to satisfy debts and obligations to white businessmen, according to historical legend.

Emancipation Era Settlement of Frenchtown

- In April 1865 at the conclusion of the Civil War, the Negro population in Florida was reported to be in excess of 65,000, almost all were slaves, and about two-thirds of them resided in the six "cotton counties" in North-Central Florida.
- It is estimated by January 1866, over one thousand former slaves had moved to the towns and cities of Jacksonville, Tallahassee and Gainesville from former rural settings.
- This in-migration by former slaves to urban areas was considered to have placed stress on race relations, as well as, the existing housing stock, and therefore, resulted in overcrowded living conditions and retaliatory laws designed to restrict movements and freedoms available to the former slaves.
- In 1860, the total population of Tallahassee was 1,932 of which 997 whites, 889 Negro slaves and 46 free people of color; and of 241 households, 143 owned slaves.
- Following emancipation, former slaves were free to move around the city and large numbers of free Negroes from other places came to Tallahassee, and by the mid-1870's the city's Northwest Addition, a location where non-English-speaking persons resided, thereby indicating it was an area of lower status, had a permanent sizable Negro settlement.
- Due to the low topography of this area, it was known to flood during rainy periods; and was described to have frequent incidents of standing water, muddy streets and paths and mosquito infestations; and thus it appears that this newly freed population was relegated to the least desirable area of the city.
- Freedman's Savings and Trust opened in Tallahassee in 1865
- Occupations of the freedmen indicate the same types of work that they learned to perform as slaves: household servants, wash women, gardeners, laborers, blacksmiths, butchers, carpenters, barbers, waiters, shoemakers, school teachers and seamstresses.

- Some of Tallahassee's freedmen opened businesses which were patronized by whites such as an oyster saloon next to the Florida Exchange that was operated by Henry Johnson and Dave Wethers, identified as 'our worthy colored friends" in the Weekly Floridian in a December 1, 1868 edition.
- Prior to 1870's institutions such as the Bethel Baptist Church (built in 1869 on the southwest corner of Tennessee and Boulevard Streets, now named Martin Luther King Boulevard, and remained there until 1974 when church members decided to demolish it and rebuild the church at the same location), Bethel African Methodist Episcopal Church (located at Duval and Virginia Streets from 1865-1984) and the Lincoln Academy (opened in 1869 at the corner of Lafayette and Copeland Streets, but was ravished by fire in 1872, rebuilt at Copeland Street, McCarty Street, and Park Avenue in 1876 and relocated to Brevard street in 1906) were located in the Northwest Addition.

Image 2. Lincoln Community Center- Lincoln High School 1929
486 West Brevard Street (Photo courtesy of the Florida Photographic Archives)

Reconstruction Period in Frenchtown

- In 1879 it is documented that approximately 200 colored people from Leon County attended a mass meeting to discuss the feasibility of relocating to Kansas or some other Western state or territory to escape discriminatory policies that were being enacted against freedmen with regard to economic, social and political activities, however, there is no evidence that such an exodus ever took place.
- By the 1880's, there were thirteen "colored" businesses reported in the Florida Gazateer and Business Directory and included the following occupations: restaurant operator, fruit and vegetable peddler ("huckster"), salon keeper, butchers, barber, shoemakers, physician, and blacksmith.
- In 1883, the Supreme Court declared the 1875 Civil Rights Act unconstitutional and state laws providing civil rights in transportation and public accommodation were nullified, the 1873 Florida Civil Rights Act was voided and segregation policies were firmly enacted.

- By the end of the Reconstruction Era, Tallahassee's black population was firmly entrenched in a system of segregation that established separate residential neighborhoods; and reliance on its own churches, schools, social and fraternal organizations to provide leadership and guidance.

Early Segregation Period in Frenchtown

- In response to segregation, during the 1890's additional social institutions in Frenchtown were developed and included: Colored Methodist Church and the cornerstone of the Good Templers Building.
- Houses in the Frenchtown area were known to be typically small with central chimneys and the area in general retained a very rural character with pecan groves and pear orchards as well as livestock such as cows and chickens.
- Portions of Frenchtown, prior to incorporation into the City limits, were very rural according to an attendee at a community meeting held in February 2003 she gave interesting testimony about being required as a youngster to care for animals and take them to the blacksmith to be shod.
- Many of the homes being developed during this time period were described as cottages.
- In 1904 the population of Tallahassee was 3,429 and all black persons live in or near Frenchtown according to the Directory of Tallahassee for that year and occupations included: laborer, drayman, butcher, mechanic, porter, hack driver, bartender, barber, mason, cook, carpenter and cigar maker as well as two medical doctors (A.S. Jerry and William J. Gunn), clergymen, teachers and merchants.
- After the turn of the century, George W. Saxon opened two new subdivisions, Saxon's Addition and Saxon's Northwest Addition, which contained good examples of housing built by whites expressly for purchase by blacks.
- After 1940, street names in the subdivisions were changed to make them consistent with earlier established street names: Bigsbee became West Virginia, Hobson became West Carolina, Saxon became West Georgia, Bicycle Road became West Brevard and Sampson became Woodward Avenue, while Pope Street running north and south was the only street to retain its original name.
- In 1906, the Lincoln Academy was moved to West Brevard Street where it is still located.
- In 1926, the Primitive Baptist Association opened a private school on Alabama Street near Old Bainbridge called the Griffin Baptist College where ministers were trained and an elementary grade school was operated.
- During the second decade of the twentieth century, an increase in migration from rural areas by blacks occurred as a result of difficulties being experienced by tenant farmers, and this influx is credited for encouraging whites to build cheap housing in restricted areas for sale and for rent, at an average sales price of $300 or rental price of $4.50 weekly.
- These homes contained features such as gable or hip roofs, were generally small in size and included frame vernacular style architecture, shot gun shacks and bungalows or cottages, with outdoor privies located in the yards.

- In 1938, Bartow Duhart built a house in the 800 block of Delaware Street that was the first home required to have indoor plumbing installed and, according to Mr. Duhart, this neighborhood received electricity in 1943-44.
- Paving of streets began in 1947-48 and continued in the 1950's, while many foot paths continued to exist.
- During the 1920's and 30's in Tallahassee, the main shopping area for both whites and blacks was on Monroe Street, but some black owned businesses were in operation in Frenchtown and included: Nim's Grocery Store, a barber shop on the corner of West Virginia and Macomb Streets, and a restaurant at 71 West Virginia Street.
- In the late 1920's several businesses were on Macomb Street and by 1934 twenty-six commercial structures including a pool hall, jewelry store and funeral home were located there, thus this became the center of activity for the residents of Frenchtown during segregation.

Later Segregation Period in Frenchtown

- Through out the 1930's, 40's and into the early 50's infill housing was constructed throughout Frenchtown and was very much in character with the historic fabric of the community.
- Greenwood Cemetery on Old Bainbridge Road, north of the Frenchtown study area boundary, was privately established in 1937 in response to segregationist policies that had been adopted prohibiting burials of Negroes in the Oakland and Old City Cemetery, both of which were city-owned.
- Macomb Street continued to thrive as the commercial center of the area and became home to retail stores and businesses as well as entertainment establishments, offices and a hospital.
- Laura Bell Memorial Hospital and Campbell Clinic opened in 1947 in the 300 block of Virginia Street with a two-story twenty-bed facility.
- The Knights of Pythias Hall was a late night hot spot that was located at the corner of Virginia and Macomb Streets and later became the Red Bird Cafe.
- Such bustling activity made Frenchtown a regional attraction and during World War II black soldiers from Camp Gordon Johnson and Dale Mabry Airfield frequented the areas nightclubs and bars, which included the Royal Palace, Café Deluxe, and Green Lantern.
- A building constructed at 457 Carolina Street in the 1940's provided offices for three black-owned insurance companies including the Central Afro-American and Atlanta Life Insurance Company, all of which provided low premium life and burial insurance.

Image 3. 457 Carolina St- Central Afro-American and Atlanta Life Insurance.

Impact of Civil Rights Movement[3]

- Residents of Tallahassee began to participate in the Civil Rights Movement beginning in the mid-1950's and 60's by participating in demonstrations at segregated facilities such movie theaters, swimming pools and lunch counters.
- As a result of the end of segregation, African Americans were able to live and shop in other areas of the city and Frenchtown businesses felt the impact of this change.
- As a result of integration, almost all of the businesses in Frenchtown faced a decline in activity, and many were forced to close their doors and others just barely survived.
- Many long time residents whose families had lived in the area for several generations decided to relocate to other areas of the city, the State or the country in order to pursue better educational and employment opportunities.
- In 1967, the all black Lincoln High School in Frenchtown was closed and the facility was later converted into a community center.
- At recent community meetings numerous residents and property owners have indicated that they have chosen to return to their Frenchtown properties, renovate and improve them and encourage revitalization of the area; while others have indicated that they are purchasing and rehabilitating properties in order to help preserve and continue and preserve the tradition of Frenchtown as a vibrant African American community.

The 1987 Survey of the Frenchtown Neighborhood[4] prepared by Sharyn M.E. Thompson, Principal Surveyor, and Darlene P. Bowers, Architectural Surveyor, contains

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[3] TCG recognizes that the majority of this time period is after the 1952 historic survey date, but due to the impact of integration on the Frenchtown area and its present economic conditions we felt it should be part of the chronology.

an excellent description of the beginnings of Frenchtown, significant events, significant residents and architectural styles. The Chesapeake Group has included this narrative, along with its photographs, endnotes and bibliography as Appendix A of this report and gives credit to the original surveyors for this excellent description of Frenchtown from its first settlement in the 1830's through the period of 1930's.

SIGNIFICANT ARCHITECTURAL STYLES

Frame Vernacular

The most common housing type found in the Frenchtown study area is the simple frame vernacular structure. These structures are often rectangular in plan with a front facing gable. Almost all have a gabled roof porch creating a double gable. These homes are elevated on brick or concrete piers and may have one or two brick chimneys.

Due to the fact that many of these homes were constructed prior to the inclusion of indoor plumbing, today many of these structures have a small addition projecting from one side, usually the rear, in order to accommodate a bathroom. In some cases these additions are located on the side of the structure.

Many of the homes in Frenchtown still retain their original wood windows and wood window frames. Typically, the windows are of the 4 / 1, 3 / 1 or 2 / 2 variety. The most prevalent roofing material found in the Frenchtown is the metal v-crimp roof. This roofing material can be found on both the main structure and the porch structure. Asphalt shingle is the second most popular roofing material. Historically, the exterior covering on these structures was a rough-hewn wood board, approximately four inches wide. Although many structures now have "asbestos" siding, they still retain their historic character.

Excellent examples of these modest frame vernacular structures can be found at 802 Dover Street, 804 Dover Street and 547 West Carolina Street. In addition to these simple frame vernacular structures, there are structures that can be identified as saddlebags, shotguns or bungalows. All of these styles are easily identifiable and are typical of African American communities throughout the southeastern United States.

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[4] Sharyn M. E. Thompson and Darlene P. Bowers, Historical and Architectural Survey of the Frenchtown Neighborhood, Tallahassee, Florida (The Historic Tallahassee Preservation Board of Trustees and Florida Department of State, 1987)

Image 4. 804 Dover Street- Frame Vernacular
(Photo taken during 1987 survey.)

Shotgun

The shotgun house is an architectural plan that is commonly found in African American neighborhoods throughout the southern United States. This architectural style is almost exclusively associated with early development patterns in historically African American neighborhoods. The shotgun house was developed on the island of Haiti in the early 19th Century, and reflects the merging of architectural forms from three cultures: African slaves from the West African Coastal region, principally from the Yoruba tribe; Arawak Indians; and French Colonials. The African contribution includes the size and positioning of the rooms. The rooms are an average size of 8-10 square feet and are directly connected to each other with a doorway. Rooms typically number two to four. The gable roof and porch of the shotgun house is an adaptation from the Arawak Indians. Construction techniques derive from French peasant cottages and feature a heavy timber frame.

Another unique feature of shotgun houses is the orientation of the gable roof side of the house to face the street. Typically, in America, houses were aligned with the long side of the house facing the street. Alignment of the gable side to the street also aligns the doorway opening to the street. Given the interior positioning of the rooms to each other, the door to the street becomes an extension of the space within the house. Little privacy is available within the house itself, due to the alignment of the rooms. Access to the street, via the front porch, provides an extension of the space within the house into the communal area of the street. The porch serves as a transition area between the interior spaces within and the community found beyond the porch in the village/street communal area. This reflects the African tradition of house design and village design found in the Western African Coastal region, a source for many of the slaves brought to America and Haiti.

The shotgun house design was brought to America through the arrival of Africans in New Orleans in the very early part of the 19th Century. Variations of the Shotgun design

include the addition of a hallway running along one side of the rooms within the house. The interior rooms then open onto the hallway, rather than into each other, providing for more privacy. The double Shotgun is a design with two Shotguns built side-by-side. Although, there is no evidence of this in Frenchtown-Springfield, mail order plans and parts for shotgun homes were widely available at the turn-of-the-century, making it a popular, low-cost structure to build in both urban and suburban settings.

While, the footprint of homes depicted on the 1930 Sanborn Fire Insurance map gives the impression that there were more shotgun style homes in the neighborhood at one time, the instances of shotgun houses today in the Frenchtown study area distinguishes it from other residential neighborhoods in Tallahassee. An examination of the 1930 Sanborn Fire Insurance map reveals that there appeared to be a dense concentration of shotgun homes along Dean Street between West Dover and West Dent Streets. There were perhaps a series of shotguns that were connected to each other by a common wall. Also, four freestanding shotguns that were located between 826-832 West Brevard Street are no longer standing.

Excellent examples of shotguns can be found at 703 West Delaware Street, 711 West Georgia Street and 710 North Macomb Street. The decorative wood posts on 711 West Georgia Street should be noted. Ornamentation or any form of decorative accents was not generally found on the structures built in the Frenchtown study area. As most of these properties were built by white developers for African American renters, very little thought went into the actual design of these homes.

Image 5. 710 Macomb Street - Shotgun

Saddlebag

Although very few examples remain within the Frenchtown, the saddlebag house is unique to this neighborhood within the general setting of Tallahassee. The saddlebag house has a distinctive central chimney with fireplaces opening into rooms (pens) on either side of it. In almost all instances it is, only one room deep. Separate front doors,

placed symmetrically on the facade and opening into each room, are common features of this house style in the southeast. Usually the rooms are not closed off from one another as the individual entrances might suggest--the common practice is to place a doorway in the dividing wall, next to the chimney, connecting the two rooms.

The saddlebag is said to have evolved from slave quarter cabins found on plantations in Virginia. After emancipation, these structures were built as tenant housing in the rural areas. This lead to saddlebags being constructed in more urban neighborhood because of familiarity and the relatively low construction costs.

The 1885 Norris, Wellge & Co. map of Tallahassee shows approximately 45 houses with the central chimney plan located within the city's northwest area bounded on the south by Park Avenue (then called McCarty Street) and Boulevard Street (now Martin Luther King Blvd.) on the east. Just south of this area the map shows many more one-story, central chimney houses. These were areas of settlement for African Americans in Tallahassee shortly after the Civil War.

The presence of the saddlebag in Frenchtown seems to support the theory that the recently freed slaves built types of housing they were familiar with. An excellent example of the saddlebag house can be found at 844 Dover Street. The collection of houses at 518 West Georgia Street is a good example of the adaptation of the traditional saddlebag plan for more modern living.

Image 6. 518 West Georgia Street (Soul Gardens)- Saddlebag

Bungalow

While not unique to Frenchtown or African American communities, the bungalow was the most popular housing style being built in the United States from the turn of the twentieth century until World War II. The bungalow has certain basic characteristics. Its

lines are low and simple with wide projecting roofs. It may have a large porch and is made with materials that suggest a cozy cottage. It was sometimes referred to as the "most house for the least money" which is typical of the housing stock in the Frenchtown study area.

Frenchtown contains many exceptional examples of the bungalow style. While these versions are more modest than the ones found in the Calhoun Street Historic District, they are grander than the typical home found in the Frenchtown. Generally, these bungalows are found in close proximity to each other within Frenchtown. This may point to the fact that they were built by the same builder for rental or sale. The examples of bungalows in the Frenchtown have brick or concrete porch piers with square wood columns supporting the roof porch. In some cases the porches are recessed under the main roof, many of which are hip style structures; while in others the porches are covered by secondary roofs, which are frequently, shed style extensions. Some of the more elaborate bungalows in Frenchtown contain a "clipped" gable or even a double "clipped gable". Excellent examples can be found at 816 Dunn Street and 816 Dent Street.

Image 7. 816 Dent Street – Bungalow
(Photo taken during 1987 survey.)

1987 Survey Findings

The initial survey undertaken in Frenchtown documented 191 sites. The surveyors recommended that an historic district be created and indicated that there were 59 structures eligible for inclusion in a National Register thematic district. The survey update in 2003 has verified that 22 of the structures identified as appropriate for a thematic district have since been demolished. The greatest impact of demolition is visible along West Georgia Street, especially in the 400 block between Macomb Street and MLK Boulevard.

1987 Table of potentially Contributing Structures

LE #	1987 SURVEY	ADDRESS	STATUS
1222	93	409 W. BREVARD	DEMOLISHED
1223	92	411 W. BREVARD	DEMOLISHED
1224	94	438 W. BREVARD	CONTRIBUTING
1225	91	443 W. BREVARD[5]	CONTRIBUTING
1228	97	604 W. BREVARD	CONTRIBUTING
1230	98	612 W. BREVARD	CONTRIBUTING
1236	87	717-719 W. BREVARD	DEMOLISHED
1239	85	729W. BREVARD (FRONT)	CONTRIBUTING
1240	85	729 W. BREVARD (REAR)	CONTRIBUTING
1241	81	835 W. BREVARD	CONTRIBUTING
	28	502 N. BRONOUGH	OUTSIDE OF STUDY AREA
1252	4	317 W. CALL	DEMOLISHED
299	3	325 W. CALL	CONTRIBUTING
627	1	503 W. CALL	CONTRIBUTING
1256	26	411 W. CAROLINA	DEMOLISHED
237	30	444 W. CAROLINA	CONTRIBUTING
317	31	450 W. CAROLINA	CONTRIBUTING
235	32	456 W. CAROLINA	CONTRIBUTING
1270	176	823 CENTRAL/BAINBRIDGE	CONTRIBUTING
1271	175	833 CENTRAL	CONTRIBUTING
1273	173	905 CENTRAL	CONTRIBUTING*
1278	20	414 N. COPELAND	DEMOLISHED
1279	46	510 N. COPELAND	DEMOLISHED
1280	47	518 N. COPELAND	DEMOLISHED
1313	157	1015 DADE	DEMOLISHED
1322	135	630 DENT	CONTRIBUTING
1323	136	656 DENT	DEMOLISHED
1325	130	673 DENT/DEWEY	CONTRIBUTING
1328	138	816 DENT	CONTRIBUTING
1332	88	608 DEWEY	CONTRIBUTING
1337	148	634-636 DOVER	CONTRIBUTING
1341	149	716 DOVER	CONTRIBUTING
1343	150	802 DOVER	CONTRIBUTING
1344	151	804 DOVER	CONTRIBUTING
1351	141	863 DOVER	CONTRIBUTING
1356	119	658 DUNN	CONTRIBUTING
1358	113	717 DUNN	CONTRIBUTING
1367	124	852 DUNN	CONTRIBUTING*
1284	53	313 W. GEORGIA	DEMOLISHED
1285	54	400 W. GEORGIA	DEMOLISHED

[5] Owned by Frenchtown CDC

1286	55	408 W. GEORGIA	DEMOLISHED
1287	56	412 W. GEORGIA	DEMOLISHED
1288	57	414 W. GEORGIA	DEMOLISHED
1289	58	430 W. GEORGIA	DEMOLISHED
1290	59	442 W. GEORGIA[6]	CONTRIBUTING
1301	45	631 W. GEORGIA	DEMOLISHED
1304	74	724 W. GEORGIA	DEMOLISHED
1305	43	725 W. GEORGIA	CONTRIBUTING
1306	75	726 W. GEORGIA	CONTRIBUTING
1308	42	737 W. GEORGIA	DEMOLISHED
1374	182	807 GOODBREAD	CONTRIBUTING*
	61	603 N. MACOMB	DEMOLISHED
1377	64	604 N. MACOMB	DEMOLISHED
1218	169	1001 OLD BAINBRIDGE	CONTRIBUTING
	167	1210 OLD BAINBRIDGE	CONTRIBUTING
238	11	404 W. VIRGINIA	CONTRIBUTING
1388	12	412 W. VIRGINIA	NATIONAL REGISTER
1390	14	426 W. VIRGINIA	CONTRIBUTING
1397	77	617 N. WOODWARD	DEMOLISHED

*UNALTERED

Image 8. Taylor House- 442 W. Georgia Street

CONCLUSIONS AND RECOMMENDATIONS

The City of Tallahassee is one with a very significant history. As the State capital it serves as a symbolic home for all of Florida's residents. For the residents of Tallahassee, their city is known to be a culturally rich and diverse community. The Frenchtown community, perhaps, possesses one of the most culturally rich heritages

[6] Owned by Urban League; to be used as museum

within this entire region. Originally settled by French immigrants in the 1830's, this area quickly became the permanent home to recently emancipated slaves in the 1860's.

Consisting of numerous subdivisions, including Saxon's Addition, Saxon' Northwest Addition, Crowder's Quarters, Cooper's Addition and Northwest Addition, this area was originally platted by white developers for working class African Americans. It is important to note, that while many of the homes were built and often owned by whites, African Americans, as both renters and owners, have consistently occupied them.

It is very common in this community to find generations of one family that have lived in the same area, on the same street or even in the same house since the 1930s or earlier. It is these stable ties to the community that further exasperate the need for a historic preservation program. In fact, many Frenchtown residents who may have left the area for a variety of reasons, but whose families still owned property in Frenchtown, has been returning to the neighborhood and renovating their houses, in order to live in this area.

Image 9. Tish-Bird House- 421 W. Georgia Street

In order to afford the residents of this community an opportunity to preserve and promote their significant architectural and culturally significant neighborhood, TCG is offering that the following recommendations for consideration.

Image 10. Example of Adaptive Reuse- 438 W. Georgia Street

Potential Local and National Register Historic Sites and Districts

The 1987 Survey and Analysis recommended the creation of a thematic National Register District incorporating the results of that survey. Since the completion of that survey only one (1) property, the Tookes House at 412 West Virginia Avenue, has been added to the National Register. Since the initial survey was completed, no historic districts were nominated. Additionally, fifty-five properties were demolished since the completion of the 1987 survey.

Image 11. Tookes Villa – 412 West Virginia Street
(Notice Tookes Motel sign. Photo taken during 1987 survey)

It is recommended that two types of designations be sought for certain locations within the survey area. These consist of creation of The Frenchtown Springfield Local Historic District and National Register nominations of individual structures and possibly a district.

Approval of a local register district will afford protection from further demolition that is negatively impacting the overall historic fabric of the survey area. The City should craft an ordinance that will encourage investment by current property owners, while at the same time deterring the demolition of significant contributing structures that have been identified within the survey area.

National Register for Historic Places listing should be sought for individual eligible properties especially those that serve a commercial purpose whose owners indicate consent, as such designation affords these properties access to a larger pool of financial incentives, including opportunities for federal tax credits. At this time federal tax credits are not available on residential properties.

In addition to the lack of federal tax credits for residential properties, there are other issues that should be considered. National Register designation can create hardships for owners with regard to insurance premiums. Due to the fact that Frenchtown area is consists of families that may not be able to handle these additional costs, it is recommended that individual National Register nominations be made only for those property owners that are willing to bear these additional expenses.

Furthermore, it is often felt that National Register designation fosters a sense of gentrification, whereby persons and/or developers interested in redeveloping the area within the confines of an historic district displace lower income families. This is not the intent for Frenchtown and therefore establishing a National Register district and individual nominations should be addressed carefully in order to prevent the gentrification phenomenon from occurring.

Individual properties within Frenchtown that are currently considered potentially eligible for listing on the National Register include:

1. Soul Gardens-514-518 West Georgia Street
2. Pearl Gardner Long House-444 West Virginia Street
3. African American Insurance Buildings-453-457 West Carolina Street
4. Snead Franklin Legion Hall #205- 648 West Brevard Street
5. Rollins Farm House-1210 Old Bainbridge Road
6. Residence-612 West Brevard Street
7. Nims Grocery Store-510 West Brevard Street
8. Yates building-501 West Brevard (at Macomb Street)
9. Ashmore building-505 West Brevard hand painted building

Image 12. Nims Grocery Store- 510 West Brevard Street

Also under consideration is a district described as between West Virginia and West Carolina Streets from Martin Luther King Boulevard to North Macomb Street which would include the three buildings on the north side of West Carolina Street known as the Gardner Long associated properties.

Image 13. Pearl Gardner Long House – 444 West Carolina Street

In addition to the specific National Register of Historic Places nominations recommended above, it is also recognized that there may be other areas eligible for such recognition. These include the following locations:

Oakland Cemetery. Established in 1902, Oakland Cemetery is within the survey area. Although not an exclusive African American cemetery, the cemetery is important to the overall history of Tallahassee. Additionally,

located within the cemetery is Phillips Tomb, the burial site of a Tallahassee character by the name of Calvin C. Phillips, who was also the second person buried in the cemetery. This twenty-foot-high mausoleum is topped with a minaret. Phillips, a local architect constructed the mausoleum himself. Construction was completed one week before his death in 1919. In recent years the tomb has been damaged. The listing of the Cemetery on the National Register of Historic Places would make additionally funding available for the restoration and stabilization of Phillips Tomb.

Image 14. Philips Tomb in Oakland Cemetery.

Macomb Commercial District. The cluster of commercial buildings found in the heart of Frenchtown-Springfield at Macomb, Georgia and Brevard Streets, including 609 North Macomb Street, signify the historic shopping district of Tallahassee's African American community. Dating back to 1930s, the buildings in this district housed some of the most significant merchants in Frenchtown. Nims Grocery store at 510 Brevard Street was established at this location by 1930. The structures at 501 – 509 Brevard Street still retain their historic integrity. Modern Cleaners, located at 609 North Macomb Street should be incorporated into this potential district, as it is the last of its kind in the Frenchtown community. The concrete building and wood parapet is unique to this area.

Palm Court Historic District. Although not contiguous to the historic African American area, this section was included in the survey boundaries. This section provides a cohesive section of bungalow architecture that is unique to the area. At the present time, these homes are being used as student housing. The listing of these properties on the National Register will afford the property owners tax benefits for substantial rehabilitations.

With regard to local historic designations, it is recommended that consideration of expansion of the Park Avenue Historic District and/or additional individual nominations be considered. This recommendation would address the following:

The 1987 survey identified several contributing buildings on West Call Street (317 and 325 West Call Street) and West Park Avenue (322-324 West Park Avenue) that were identified to be eligible for inclusion a historic district nomination. Based on the resurvey findings, these buildings continue to be excellent examples of historic structures, and therefore, it is recommended that the boundaries of the Park Avenue District be expanded to include the buildings on West Call Street and that the building at 322-324 West Park Avenue (within the Park Avenue Historic District) be considered for an individual local nomination. Currently, this structure has been renovated and is being adaptively reused as a hair salon serving the downtown area of Tallahassee. It should be noted that this building is not typical of the houses in Frenchtown, but it is compatible in terms of style and character with other structures along this area of West Park Avenue. The 1987 survey indicates that this building was constructed prior to 1916. Based on architectural style, it appears that this house may date back to the late nineteenth century.

The Ford-Nims House[7] at 1284 Bronough Street and East Call Street, though it is outside of the study area, is another property that is worthy of an individual local nomination. This house was the home of John and Louise Ford Nims and was constructed in 1926. John and his family owned and operated several businesses in Tallahassee; and Louise, his wife and school teacher, was the daughter of Captain William H. Ford, an African American who served in the Union Army during the Civil War and later resided in Tallahassee, where he served as sheriff. Adding to the significance of this home is the fact that James R. Ford, the first African American Mayor of Tallahassee, owned the house with his wife Dr. Clinita Ford.

Retention of Historic Structures

The Tallahassee Trust for Historic Preservation should work with the City of Tallahassee to ensure that any structure within the survey area that is threatened with demolition by a public agency should be relocated by the public agency. There are many sites in historic Frenchtown in which these homes could be relocated.

The Tallahassee Trust for Historic Preservation should work with the City of Tallahassee to ensure that any structure within the survey area that is threatened with demolition by a private party or entity should be encouraged to assist in relocation of the structure to another location in Frenchtown.

Rehabilitation Funding and Code Enforcement

[7] William Guzman and Tameka Bradley Hobbs, Landmarks and Legacies: A Guide to Tallahassee's African American Heritage 1865-1970 (John G. Riley Museum of African American History and Culture, 2000) p. 32

Due to the economic status of the survey area, the City of Tallahassee should expand its grant and loan program to address the specific needs of this community. While there are excellent examples of property owner investment into Frenchtown-Springfield, the City should invest staff resources into exploring other options. For the most part, the homes in Frenchtown-Springfield were built as rental units by white builders for African American residents. The modest homes were built using inexpensive building materials. The City should assist property owners in bringing these structures up to a reasonable housing standard.

Image 15. Soul Gardens- Example of Appropriate Rehabilitation
(Photo courtesy of Jimmy Ellis 2003)

Owners who receive code enforcement citations should be given an opportunity to make necessary repairs under the required preservation procedures and should the time period result in levying of fines, these charges should be waived, if they are a result of the historic district process and the completed improvements have been made according to the requirements of the historic district ordinance.

Historic Signage Program

The Tallahassee Trust should continue to work with the City in establishing historic street signs in local historic districts. Additionally, informational signs should be strategically placed throughout the community. Recognition should be given to property owners who invest in and maintain their properties by way of a plaque to be displayed on the exterior of the home. This aesthetic continuity will create a sense of historicism and community.

Walking Tours

The Tallahassee Trust should enlist local groups to assist in weekly or monthly walking tours of the Frenchtown-Springfield neighborhood. The press generated by these events, as well as the encouragement to bring outsiders into the community at a pedestrian level will assist in accomplishing the shared goals of all other community members.

Heritage trails and tourism are becoming very important economic development tools and the Frenchtown area should be included in any such efforts that are undertaken in the Tallahassee Leon County area.

Design Guidelines

Design Guidelines for infill activity in the area, including proposed projects and future development, should be developed that address the scale and massing of structures to be rehabilitated and expanded as well as new construction within the boundaries of the Frenchtown Springfield Historic District. The purpose of establishing the guidelines is to ensure that future development is compatible and complementary to the historic character of the area designated as an historic district. Compatible development can have positive impacts on a newly created historic district that is trying to encourage revitalization and redevelopment of a neighborhood.

Image 16. Example of Appropriate Infill in Frenchtown on 411 W. Carolina St.
Frenchtown Community Development Corp. Project (Photo Courtesy of Aldria White 2003)

Adoption of design guidelines can assist to reinforce the rhythm and pattern of the historic development that is being recognized by designation as an historic district. Such guidelines can strengthen the overall sense of historic architecture that has been recognized by establishment of an historic district by identifying the character

defining features of the district. These guidelines should have applicability to both residential and non-residential development.

Design guidelines can address a variety of architectural categories and contextual conditions for both renovations of existing properties and new construction. These features should include: setting, doors and entrances, fencing and walls, construction materials, painting, parking and driveways, porches, roofing styles and roofs materials, landscaping, signage, storefronts, windows, awning and shutters.

It is recognized that there are numerous projects that have been initiated for the Frenchtown area, some of which are within the proposed boundaries for the Frenchtown Springfield Historic District. In the event that the projects are only in the preliminary stages, it is recommended that the design guidelines be reflected in the design of such future development.

The following projects are proposed within the area and it is strongly encouraged that these projects each be carefully designed and constructed to further enhance the historic character of the area:

- Carolina Place and Carolina Oaks Affordable Housing Projects
- Frenchtown Renaissance PUD consisting of an office building, retail stores and a parking garage
- Village Market Place at the southeast corner of West Brevard and North Macomb Streets

Attention to scale and massing of these prominent infill projects can be valuable contributions to the historic district, while still addressing the economic development opportunities that these projects where intended to meet.

It is important to recognize that use of design guidelines has been able to foster compatible development in many areas that are similar in nature to Frenchtown. In fact some of these architectural solutions have been praised for their creative nature and the way in which they compliment the existing area.

Implementation of Streetscape Standards

To further enhance the historic character of the Greater Frenchtown area it is recommended that efforts be undertaken to develop standards for linear landscaping and sidewalk improvements for major streets within the area. This type of development activity will encourage pedestrian movement. Fostering such activity can be of great assistance in areas that are intended to have commercial revitalization activities.

Furthermore, it is recommended that standards should be encouraged that requires new non-residential development to have active space on ground level. It is recognized that activating this space can add to the pedestrian friendly amenities of an area.

Zoning Regulations

A visual assessment of the area clearly indicates that establishing standards for landscaping and parking could have a very positive impact on the neighborhood. These types of improvements would greatly enhance some of the infill development that is occurring in the area, particularly with regard to the numerous student-housing facilities that are being constructed. Giving consideration to the proper location for parking and landscaping buffers could help to soften the impact that this type of development has had in the area.

Additionally, landscaping and parking standards could also enhance other infill projects that will take place. Establishing standards that can be incorporated into the Land Development Regulations for the appropriate zoning classification may be the best approach for implementation.

Conservation Districts

The concept of conservation districts is another method of providing protection to areas that may not be designated as an historic district. Many municipalities have undertaken this concept as an alternative method of preserving neighborhoods. In portions of Frenchtown that are not recommended for inclusion in the local historic district, creation of conservation districts may be a way to ensure that appropriate development is encouraged.

Contributing Structures within the Study Area Boundary

(As of October 31, 2003)

FLMSF #	Number	Street	Tax ID Number	Arch. Style	Year Built
LE04542	1107	Bennett Street	2126204800000	Frame Vernacular	c. 1950
LE04544	1109	Bennett Street	2126204250000	Frame Vernacular	c. 1949
LE04552	1129	Bennett Street	2126150000080	Frame Vernacular	c. 1950
LE04553	855	Brevard Street	2135750020130	Frame Vernacular	c. 1944
LE04554	853	Brevard Street	2135750020120	Frame Vernacular	c. 1948
LE04555	843	Brevard Street	2135750020090	Frame Vernacular	c. 1950
LE04556	839	Brevard Street	2135750020080	Frame Vernacular	c. 1938
LE04557	811	Brevard Street	2135750010110	Frame Vernacular	c. 1952
LE04560	603	Brevard Street	2136500536360	Frame Vernacular	c. 1936
LE04563	527	Brevard Street	2136500526185	Frame Vernacular	c. 1930
LE04564	501, 505, 507, 509	Brevard Street	2136500516135	Commercial	c. 1933
LE04566	462	Brevard Street	2125206010000	Frame Vernacular	c. 1930
LE04567	508	Brevard Street	2125206030000	Commercial	c. 1952
LE04568	510	Brevard Street	2125206050000	Commercial	c. 1930
LE04569	602	Brevard Street	2125280000110	Frame Vernacular	c. 1937
LE04570	644	Brevard Street	2125280000230	Frame Vernacular	c. 1947
LE04571	800	Brevard Street	2126530020011	Commercial	c. 1945
LE04572	846	Brevard Street	2126530030040	Frame Vernacular	c. 1945
LE04574	701	Brevard Street	2135750010010	Commercial	c. 1927
LE04575	642	Brevard Street	2125280000201	Frame Vernacular	c. 1947
LE04731	459	Brevard Street	2136500035055	Commercial	c. 1946
LE01238	727	Brevard Street	2135750010080	Frame Vernacular	c. late-1930s
LE01247	849	Brevard Street	2135750020110	Frame Vernacular	c. late-1920s
LE01246	845	Brevard Street	2135750020100	Frame Vernacular	c. mid-1920s
LE01244	835	Brevard Street	2135750020070	Frame Vernacular	c. mid-1920s
LE01232	659	Brevard Street	2136500536265	Bungalow	c. 1940s
LE01229	605	Brevard Street	2136500536370	Frame Vernacular	c. 1934
LE01241	808	Brevard Street	2126530020020	Bungalow	c. 1928
LE01237	724	Brevard Street	2126530010070	Frame Vernacular	c. 1920
LE01233	702	Brevard Street	2126530010010	Frame Vernacular	c. 1925
LE01249	852	Brevard Street	2126530030050	Frame Vernacular	c. 1920
LE01248	842	Brevard Street	2126530030030	Frame Vernacular	c. 1940
LE01225	443	Brevard Street	2136500035040	Bungalow	c. 1927
LE01226	544	Brevard Street	2125280000080	Frame Vernacular	c. 1930
LE01224	438	Brevard Street	2125208040000	Masonry Vernacular	1929
LE01227	546	Brevard Street	2125280000081	Frame Vernacular	c. 1928
LE01228	604	Brevard Street	2125280000120	Frame Vernacular	c. 1926
LE01230	612	Brevard Street	2125280000121	Frame Vernacular	c. 1920
LE01231	648	Brevard Street	2125280000231	Frame Vernacular	1921

LE01239	729	Brevard Street Front	2135750010090	Frame Vernacular	c. 1940s
LE01240	729	Brevard Street Rear	2135750010090	Frame Vernacular	c. 1940s
LE04724	839	Brewer Street	212655 C0060	Frame Vernacular	c. 1952
LE04725	835	Brewer Street	212655 C0050	Frame Vernacular	c. 1950
LE04726	831	Brewer Street	212655 C0040	Frame Vernacular	c. 1950
LE04727	827	Brewer Street	212655 C0030	Frame Vernacular	c. 1935
LE00627	503	Call Street	2136500425745	Frame Vernacular	Pre 1916
LE00299	325	Call Street	2136402784395	Frame Vernacular	c. 1915
LE01251	315	Call Street	2135402784385	Frame Vernacular	1935
LE04580	528	Carolina Street	2136500496005	Frame Vernacular	c. 1938
LE04581	534	Carolina Street	2136500496000	Frame Vernacular	c. 1928
LE04582	538	Carolina Street	2136500495995	Frame Vernacular	c. 1938
LE01266	547	Carolina Street	2136500475955	Frame Vernacular	c. 1935
LE01258	439	Carolina Street	2136500135366	Frame Vernacular	c. 1926
LE01257	425	Carolina Street	2136500135275	Frame Vernacular	Pre 1916
LE00237	444	Carolina Street	2136500105210	Frame Vernacular	c. 1910
LE00317	450	Carolina Street	2136500015195	Frame Vernacular	c. 1915
LE00235	456	Carolina Street	2136500105205	Frame Vernacular	c. 1920
LE01263	512	Carolina Street	2136500506115	Frame Vernacular	c. 1926
LE01267	552	Carolina Street	2136500496010	Frame Vernacular	c. 1919
LE04811	1009	Central Street	2125320000131	Frame Vernacular	c. 1949
LE04812	1003	Central Street	2125320000121	Frame Vernacular	c. 1947
LE04813	924	Central Street	2125320000191	Frame Vernacular	c. 1948
LE04814	909	Central Street	2125320000101	Frame Vernacular	c. 1930
LE01270	823	Central Street	2125320000050	Frame Vernacular	c. 1920-24
LE01273	905	Central Street	2125320000092	Frame Vernacular	c. 1930-33
LE01272	903	Central Street	2125320000090	Frame Vernacular	pre-1930
LE01271	833	Central Street	2125320000070	Frame Vernacular	c. 1890-95
LE04803	610	Copeland Street	2136500536381	Frame Vernacular	c. 1950
LE04805	513	Copeland Street	2136500496020	Frame Vernacular	c. 1930
LE01275	316	Copeland Street	2136600000010	Frame Vernacular	c. 1927-29
LE01276	318	Copeland Street	2136600000020	Frame Vernacular	c. 1938-39
LE01282	612	Copeland Street	2136500536380	Bungalow	c. 1925
LE04545	906	Dade Street	2126530090020	Frame Vernacular	c. 1930
LE04584	909	Dade Street	2126530080090	Frame Vernacular	c. 1936
LE04587	1020	Dade Street	212655 C0010	Frame Vernacular	c. 1940
LE04589	900	Dade Street	2126530090010	Frame Vernacular	c. 1940
LE04793	1004	Dade Street	2126530100011	Frame Vernacular	c. 1934
LE01311	809	Dade Street	2126530050080	Shotgun	c. 1930
LE01312	1008	Dade Street	2126530100010	Frame Vernacular	c. 1930-33
LE04792	706	Dean Street	2126530020010	Frame Vernacular	c. 1936
LE01314	809	Dean Street	2126530060090	Frame Vernacular	c. 1930-33
LE04591	861	Delaware Street	2126530100100	Frame Vernacular	c. 1940
LE04592	853	Delaware Street	2126530100110	Frame Vernacular	c. 1928
LE04593	845	Delaware Street	2126530100140	Frame Vernacular	c. 1943

LE04600	703	Delaware Street	2126530120160	Frame Vernacular	c. 1951
LE04601	710	Delaware Street	2126530130040	Frame Vernacular	c. 1934
LE04602	802	Delaware Street	2126530140010	Frame Vernacular	c. 1932
LE04603	804	Delaware Street	2126530140020	Frame Vernacular	c. 1940
LE04604	822	Delaware Street	2126530140060	Frame Vernacular	c. 1944
LE04607	844	Delaware Street	2126530150030	Frame Vernacular	c. 1941
LE04608	846	Delaware Street	2126530150040	Frame Vernacular	c. 1950
LE04609	864	Delaware Street	2126530150080	Frame Vernacular	c. 1930
LE01316	724	Delaware Street	2126530130070	Frame Vernacular	c. 1938
LE01318	810	Delaware Street	2126530140040	Frame Vernacular	1925
LE01320	817	Delaware Street	2126530110120	Frame Vernacular	c. 1930
LE01319	813	Delaware Street	2126530110130	Frame Vernacular	c. 1928
LE01317	728	Delaware Street	2126530130080	Frame Vernacular	c. 1925
LE04610	855	Dent Street	2126530040120	Frame Vernacular	c. 1940
LE04612	823	Dent Street	2126530050130	Frame Vernacular	c. 1929
LE04613	711	Dent Street	2126530060130	Frame Vernacular	c. 1929
LE04614	707	Dent Street	2126530060140	Frame Vernacular	c. 1929
LE04615	659	Dent Street	2125280000320	Masonry Vernacular	c. 1945
LE04616	645	Dent Street	2125280000361	Frame Vernacular	c. 1944
LE04617	637	Dent Street	2125280000390	Frame Vernacular	c. 1940
LE04620	722	Dent Street	2126530070070	Frame Vernacular	c. 1929
LE04621	802	Dent Street	2126530080010	Frame Vernacular	c. 1936
LE04623	810	Dent Street	2126530080040	Frame Vernacular	c. 1943
LE04627	634	Dent Street	2125280000590	Frame Vernacular	c. 1946
LE04628	638	Dent Street	2125280000591	Frame Vernacular	c. 1940
LE01328	816	Dent Street	2126530080050	Frame Vernacular	1927
LE01329	852	Dent Street	2126530090050	Frame Vernacular	c. 1930
LE01330	856	Dent Street	2126530090060	Frame Vernacular	Pre 1930
LE01322	630	Dent Street	2125280000600	Frame Vernacular	c. 1926
LE01327	719	Dent Street	2126530060110	Frame Vernacular	Pre 1930
LE01321	620	Dent Street	2125280000621	Frame Vernacular	c. 1928
LE01326	657	Dent Street	2125280000350	Frame Vernacular	c. 1935
LE01325	673	Dent Street	2125280000311	Frame Vernacular	c. 1926
LE04788	911	Dewey Street	2125280000550	Frame Vernacular	c. 1930
LE04789	919	Dewey Street	212528 A0340	Frame Vernacular	c. 1920
LE04790	1001	Dewey Street	212528 A0330	Frame Vernacular	c. 1930
LE04791	1003	Dewey Street	212528 A0330	Masonry Vernacular	c. 1950
LE04795	610	Dewey Street	2135750010030	Frame Vernacular	c. 1938
LE01334	1015	Dewey Street	212528A0610	Frame Vernacular	c. 1926
LE01336	1025	Dewey Street	212528A0120	Frame Vernacular	c. 1937
LE01332	608	Dewey Street	2135750010260	Bungalow	c. 1938-39
LE01333	813	Dewey Street	2125280000310	Frame Vernacular	c. 1920-24
LE04631	1110	Dewy Street	212534 D0110	Frame Vernacular	c. 1952
LE04632	702	Dover Street	2126530120010	Frame Vernacular	c. 1941
LE04633	710	Dover Street	2126530120030	Frame Vernacular	c. 1940
LE04634	718	Dover Street	2126530120050	Frame Vernacular	c. 1930
LE04635	722	Dover Street	2126530120060	Frame Vernacular	c. 1928
LE04636	724	Dover Street	2126530120070	Frame Vernacular	c. 1928
LE04637	728	Dover Street	2126530120080	Frame Vernacular	c. 1928
LE04640	812	Dover Street	2126530110040	Frame Vernacular	c. 1930

LE04641	858	Dover Street	2126530100060	Frame Vernacular	c. 1942
LE04643	861	Dover Street	2126530090110	Frame Vernacular	c. 1942
LE04644	813	Dover Street	2126530080041	Frame Vernacular	c. 1932
LE04646	665	Dover Street	212528 A0320	Frame Vernacular	c. 1940
LE04647	655	Dover Street	212528 A0300	Frame Vernacular	c. 1940
LE04648	651	Dover Street	212528 A0290	Frame Vernacular	c. 1933
LE04649	645	Dover Street	212528 A0280	Frame Vernacular	c. 1947
LE04650	641	Dover Street	212528 A0280	Frame Vernacular	c. 1947
LE04651	637	Dover Street	212528 A0270	Frame Vernacular	c. 1940
LE04652	635	Dover Street	212528 A0260	Frame Vernacular	c. 1940
LE04653	623	Dover Street	212540 B0040	Frame Vernacular	c. 1951
LE04654	621	Dover Street	212540 B0050	Frame Vernacular	c. 1949
LE04655	618	Dover Street	212540 A0050	Frame Vernacular	c. 1950
LE04656	620	Dover Street	212540 A0050	Frame Vernacular	c. 1951
LE04657	622	Dover Street	212540 A0030	Double Shotgun	c. 1950
LE04658	630	Dover Street	212540 A0020	Frame Vernacular	c. 1950
LE04659	640	Dover Street	212540 A0010	Frame Vernacular	c. 1949
LE04660	646	Dover Street	212528 A0210	Frame Vernacular	c. 1940
LE04661	652	Dover Street	212528 A0200	Frame Vernacular	c. 1940
LE04662	654	Dover Street	212528 A0190	Frame Vernacular	c. 1940
LE01349	826	Dover Street	2126530110080	Bungalow	c. 1928
LE01348	820	Dover Street	2126530110060	Bungalow	c. 1925
LE01347	817	Dover Street	2126530080120	Frame Vernacular	c. 1927
LE01346	816	Dover Street	2126530010050	Frame Vernacular	c. 1930
LE01315	805	Dover Street	2126530080150	Frame Vernacular	c. 1925
LE01344	804	Dover Street	2126530110020	Frame Vernacular	c. 1920
LE01343	802	Dover Street	2126530110010	Frame Vernacular	c. 1930
LE01341	716	Dover Street	2126530120040	Frame Vernacular	c. 1938
LE01351	863	Dover Street	2126530090090	Frame Vernacular	Pre-1925
LE01350	844	Dover Street	2126530100030	Frame Vernacular	1934
LE01339	661	Dover Street	212528A0310	Frame Vernacular	c. 1934
LE01338	659	Dover Street	212528A0400	Frame Vernacular	c. 1939
LE01337	634 /636	Dover Street	212528A0360	Frame Vernacular	c. 1940
LE04663	855	Dover Street Rear Structure	2126530090120	Frame Vernacular	c. 1930
LE04664	642 / 644	Dunn Street	2125280000370	Frame Vernacular	c. 1940
LE04665	646	Dunn Street	2125280000341	Frame Vernacular	c. 1945
LE04666	648	Dunn Street	2125280000342	Frame Vernacular	c. 1945
LE04667	858	Dunn Street	2126530040060		c. 1941
LE04670	809	Dunn Street	2126530020140	Vernacular	c. 1947
LE04671	655	Dunn Street	2125280000260	Frame Vernacular	c. 1930
LE04672	651	Dunn Street	2125280000260	Shotgun	c. 1910
LE04673	645	Dunn Street	2125280000251	Frame Vernacular	c. 1935
LE04677	513	Dunn Street	2125280000061	Frame Vernacular	c. 1939
LE04678	511	Dunn Street	2125280000060	Frame Vernacular	c. 1939
LE04679	716	Dunn Street	2126530060040	Frame Vernacular	c. 1929
LE04680	718	Dunn Street	2126530060050	Frame Vernacular	c. 1929
LE04682	800	Dunn Street	2126530050010	Frame Vernacular	c. 1926
LE04683	804	Dunn Street	2126530050020	Frame Vernacular	c. 1927
LE04684	814	Dunn Street	2126530050040	Frame Vernacular	c. 1927
LE04685	826	Dunn Street	2126530050060	Frame Vernacular	c. 1928
LE01361	816	Dunn Street	2126530050050	Bungalow	c. 1938

LE01368	853	Dunn Street	2126530030110	Bungalow	c. 1938
LE01365	849	Dunn Street	2126530030130	Bungalow	c. 1926
LE01370	864	Dunn Street	2126530040080	Frame Vernacular	c. 1925
LE01369	862	Dunn Street	2126530040070	Frame Vernacular	c. 1928
LE01367	852	Dunn Street	2126530040050	Frame Vernacular	c. 1920
LE01364	843	Dunn Street	2126530030150	Frame Vernacular	c. 1936
LE01362	825	Dunn Street	2126530020100	Frame Vernacular	c. 1925
LE01358	717	Dunn Street	2126530010120	Frame Vernacular	c. 1926
LE01357	712	Dunn Street	2126530060030	Frame Vernacular	c. 1928
LE01356	658	Dunn Street	2125280000300	Frame Vernacular	c. 1920
LE01355	635	Dunn Street	2125280000210	Frame Vernacular	c. 1930
LE01354	621	Dunn Street	2125280000170	Frame Vernacular	c. 1920
LE01353	619	Dunn Street	2125280000170	Frame Vernacular	Pre 1924
LE01352	528	Dunn Street	2125280000490	Bungalow	c. 1926
LE04687	841	Georgia Street	2135750030110	Frame Vernacular	c. 1930
LE04688	729	Georgia Street	2135750040080	Frame Vernacular	c. 1940
LE04689	723	Georgia Street	2135750040070	Shotgun	c. 1920
LE04691	711	Georgia Street	2135750040030	Shotgun	c. 1940
LE04692	705	Georgia Street	2135750040020	Frame Vernacular	c. 1930
LE04693	669	Georgia Street	2136500546405	Frame Vernacular	c. 1949
LE04696	513	Georgia Street	2136500506100	Frame Vernacular	c. 1920
LE04697	421	Georgia Street	2136500085155	Frame Vernacular	c. 1930
LE04698	438	Georgia Street	2136500055120	Frame Vernacular	c. 1930
LE04699	602	Georgia Street	2136500536385	Masonry Vernacular	c. 1951
LE04626	614	Georgia Street	2136500536395	Frame Vernacular	c. 1948
LE04700	638	Georgia Street	2136500536340	Frame Vernacular	c. 1930
LE04701	642	Georgia Street	2136500536335	Frame Vernacular	c. 1930
LE04702	660	Georgia Street	2136500536305	Frame Vernacular	c. 1930
LE04703	700	Georgia Street	2135750010250	Frame Vernacular	c. 1941
LE04704	806	Georgia Street	2135750020280	Frame Vernacular	c. 1940
LE04706	812	Georgia Street	2135750020260	Frame Vernacular	c. 1938
LE04708	826	Georgia Street	2135750020230	Frame Vernacular	c. 1940
LE04709	828	Georgia Street	2135750020220	Frame Vernacular	c. 1946
LE04710	518	Georgia Street	2136500516165	Frame Vernacular	c. 1935
LE01300	710	Georgia Street	2135750010230	Bungalow	c. 1930s
LE01302	714	Georgia Street	2135750010220	Frame Vernacular	c. late-1920s
LE01303	722	Georgia Street	2135750010210	Frame Vernacular	c. 1930s
LE01306	726	Georgia Street	2135750010190	Frame Vernacular	c. 1930s
LE01305	725	Georgia Street	2135750040071	Frame Vernacular	c. early-1920s
LE01309	839	Georgia Street	2135750030100	Bungalow	c. mid-1920s
LE01290	442	Georgia Street	2136500055125	Frame Vernacular	Pre 1916
LE01291	448	Georgia Street	2136500045080	Bungalow	c. 1930
LE01294	525	Georgia Street	2136500506110	Frame Vernacular	Pre 1919
LE01293	521	Georgia Street	2136500506105	Frame Vernacular	c. 1921
LE01292	526	Georgia Street	2136500526235	Frame Vernacular	c. 1938
LE01295	536	Georgia Street	2136500526225	Frame Vernacular	c. 1925
LE01296	550	Georgia Street	2136500526230	Frame Vernacular	Pre 1919

LE01298	551	Georgia Street	2136500496055	Frame Vernacular	Pre 1919
LE01297	539	Georgia Street	2136500496045	Frame Vernacular	c. 1921
LE01299	628	Georgia Street	2136500536346	Frame Vernacular	c. 1930
LE01307	732	Georgia Street Front	2135750010170	Frame Vernacular	1931
LE04711	730	Georgia Street Rear	2135750010171	Frame Vernacular	c. 1929
LE04715	851	Golden Street	212655 E0040	Frame Vernacular	c. 1940
LE04716	851 ½	Golden Street	212655 E0040	Frame Vernacular	c. 1940
LE04718	818	Golden Street	212655 D0080	Frame Vernacular	c. 1930
LE04720	828B	Golden Street	212655 D0060	Shotgun	c. 1940
LE04728	837	Golden Street	212655 E0010	Frame Vernacular	c. 1940
LE04781	808	Goodbread Lane	2125050000060	Frame Vernacular	c. 1950
LE04782	820	Goodbread Lane	2125050000080	Frame Vernacular	c. 1951
LE04783	823	Goodbread Lane	2125050000120	Frame Vernacular	c. 1945
LE04784	824	Goodbread Lane	2125050000090	Frame Vernacular	c. 1950
LE04785	827	Goodbread Lane	2125050000110	Frame Vernacular	c. 1940
LE04786	828	Goodbread Lane	2125050000100	Frame Vernacular	c. 1951
LE04787	829	Goodbread Lane	2125050000010	Frame Vernacular	c. 1950
LE04804	800	Goodbread Lane	2125050000063	Frame Vernacular	c. 1951
LE01375	812	Goodbread Lane	2125050000050	Frame Vernacular	c. 1932-34
LE01372	802	Goodbread Lane	2125050000062	Frame Vernacular	c. 1932-34
LE01371	801	Goodbread Lane	2125050000180	Frame Vernacular	c. 1932-34
LE01374	807	Goodbread Lane	2125050000161	Frame Vernacular	c. 1932-34
LE01373	803	Goodbread Lane	2123050000171	Frame Vernacular	c. 1932-34
LE04796	738	Macomb Street	2125050000220	Frame Vernacular	c. 1950
LE04797	736	Macomb Street	2125050000210	Frame Vernacular	c. 1945
LE04800	720	Macomb Street	2125206070000	Frame Vernacular	c. 1945
LE04801	710	Macomb Street	2125206060000	Frame Vernacular	c. 1939
LE04802	712	Macomb Street	2125206060000	Frame Vernacular	c. 1939
LE04806	609	Macomb Street	2136500045065	Frame Vernacular	c. 1947
LE04826	742	Macomb Street	2125050000230	Frame Vernacular	c. 1945
LE01380	840	Macomb Street	2125050000250	Frame Vernacular	c. 1932-34
LE04809	408	Martin Luther King Boulevard	2136500135360	Frame Vernacular	c. 1935
LE04810	509	Martin Luther King Boulevard	2136402634270	Frame Vernacular	c. 1940
LE01399		Oakland Cemetery			1902
LE04815	805	Old Bainbridge Road	2125320000030	Frame Vernacular	c. 1940
LE04816	725	Old Bainbridge Road	2125320000031	Frame Vernacular	c. 1940
LE04817	824	Old Bainbridge Road	2125280000651	Frame Vernacular	c. 1947
LE04818	818	Old Bainbridge Road	2125280000520	Frame Vernacular	c. 1930
LE04819	806	Old Bainbridge Road	2125280000540	Frame Vernacular	c. 1930

LE04820	1004	Old Bainbridge Road	2125206270000	Frame Vernacular/Victorian	c. 1945
LE04821	1005	Old Bainbridge Road	2125206300000	Frame Vernacular	c. 1942
LE01219	1210	Old Bainbridge Road	2126204500000	Frame Vernacular	c.1915
LE04823	1017	Old Bainbridge Road	2125206240000	Frame Vernacular	c. 1930
LE01213	809	Old Bainbridge Road	2125320000040	Frame Vernacular	c. 1930
LE01217	839	Old Bainbridge Road	2125320000210	Frame Vernacular	c. 1930-36
LE01216	837	Old Bainbridge Road	2125320000210	Frame Vernacular	c. 1936
LE01218	1001	Old Bainbridge Road	2125320000240	Frame Vernacular	c. 1926
LE01215	814	Old Bainbridge Road	2125280000521	Frame Vernacular	c. 1928-30
LE01214	812	Old Bainbridge Road	2125280000542	Frame Vernacular	c. 1925
	918	Old Bainbridge Road	212528 A0390	Frame Vernacular	c. 1950
LE00189		Old City Cemetery			1829
LE04775	506	Palm Court	2136500425740	Bungalow	c. 1928
LE04776	510	Palm Court	2136500425735	Bungalow	c. 1931
LE04777	520	Palm Court	2136500415695	Bungalow	c. 1935
LE04779	501/503	Palm Court	2136500375600	Bungalow	c. 1940
LE04780	502	Palm Court	2136500425730	Bungalow	c. 1940
LE00600	322-324	Park Avenue	2136402844430	Frame Vernacular	Pre 1916
LE01401		Phillip's Tomb			1913
LE01385	520	Pope Street	2135750030010	Bungalow	1928
LE04734	718	Preston Street	212534 D0160	Frame Vernacular	c. 1949
LE04739	620	Preston Street	212534 C0130	Frame Vernacular	c. 1952
LE04740	622	Preston Street	212534 C0141	Frame Vernacular	c. 1950
LE04741	644	Preston Street	212534 C0190	Frame Vernacular	c. 1949
LE04742	647	Preston Street	]212528 A0110	Frame Vernacular	c. 1949
LE04743	629	Preston Street	212528 A0040	Frame Vernacular	c. 1937
LE04744	625	Preston Street	212528 A0040	Frame Vernacular	c. 1937
LE04745	621	Preston Street	212528 A0030	Frame Vernacular	c. 1948
LE01386	637	Preston Street	212528A0080	Frame Vernacular	c. 1939
LE04751	721	Rollins Street	212534 A0040	Frame Vernacular	c. 1942
LE00570		St. John's Cemetery			1840
LE04808	320	Tennessee Street	2136402714330	Streamline Moderne	c. 1947
LE04756	633	Virginia Street	2136600000100	Frame Vernacular	c. 1939
LE04757	434	Virginia Street	2136500135330	Frame Vernacular	c. 1930
LE04758	459	Virginia Street	2136500215480	Frame Vernacular	c. 1930
LE04759	457	Virginia Street	2136500215490	Frame Vernacular	c. 1942
LE04760	469	Virginia Street	2136500215445	Commercial	c. 1940
LE00238	404	Virginia Street	2136500135370	Bungalow	c. 1930
LE001388	412	Virginia Street	2136500135355	Frame Vernacular	Pre 1916
LE01389	424	Virginia Street	2136500135345	Frame Vernacular	Pre 1919

LE01390	426	Virginia Street	2136500135345	Frame Vernacular	c. 1926
LE04761	673	West 4th Avenue	212534 C0020	Frame Vernacular	c. 1952
LE04762	671	West 4th Avenue	212534 C0030	Frame Vernacular	c. 1945
LE04763	667	West 4th Avenue	212534 C0050	Frame Vernacular	c. 1948
LE04824	649	West 4th Avenue	2125206260000	Frame Vernacular	c. 1942
LE04825	647	West 4th Avenue	2125206250000	Frame Vernacular	c. 1930
LE04766	739	West 4th Avenue	212534 D0020	Frame Vernacular	c. 1940
LE04767	738	West 4th Avenue	212534 D0030	Frame Vernacular	c. 1950
LE04768	733	West 4th Avenue	212534 D0040	Frame Vernacular	c. 1930
LE04769	727	West 4th Avenue	212534 D0050	Frame Vernacular	c. 1952
LE04771	715	West 4th Avenue	212534 D0090	Frame Vernacular	c. 1949
LE04773	674	West 4th Avenue	212534 B0120	Frame Vernacular	c. 1949

Non-Contributing Structures Within the Study Area Boundary

(As of October 31, 2003)

LE04695	533	Georgia Street	2136500496040	Frame Vernacular	c. 1930
LE01381	844	N. Macomb St.	2125050000260	Frame Vernacular	c.1932
LE01359	724	Dunn St.	2126530060800	Frame Vernacular	c. 1931
LE01342	721	Dover St.	2126530070110	Hipped Roof Cottage	c.1926
LE01277	324	N. Copeland St.	2136600000040	Bungalow	c.1925

Historic Resources that are Potentially Eligible for Listing on the National Register

Individual properties within Frenchtown that are currently considered potentially eligible for listing on the National Register include:

1. Soul Gardens-514-518 West Georgia Street
2. Pearl Gardner Long House-444 West Virginia Street
3. African American Insurance Buildings-453-457 West Carolina Street
4. Snead Franklin Legion Hall #205- 648 West Brevard Street
5. Rollins Farm House-1210 Old Bainbridge Road
6. Residence-612 West Brevard Street
7. Nims Grocery Store-510 West Brevard Street
8. Yates building-501 West Brevard (at Macomb Street)
9. Ashmore building-505 West Brevard hand painted building

Objects within Frenchtown that are currently considered potentially eligible for listing on the National Register include:

1. Phillips Tomb- Oakland Cemetery

Districts within Frenchtown that are currently considered potentially eligible for listing on the National Register include:

1. Macomb Commercial District. The cluster of commercial buildings found in the heart of Frenchtown-Springfield at Macomb, Georgia and Brevard Streets, including 609 North Macomb Street, signify the historic shopping district of Tallahassee's African American community. Nims Grocery store at 510 Brevard Street was established at this location by 1930. The structures at 501 – 509 Brevard Street still retain their historic integrity. Modern Cleaners, located at 609 North Macomb Street should be incorporated into this potential district.

2. Palm Court Historic District. Although not contiguous to the historic African American area, this section was included in the survey boundaries. The listing of these properties on the National Register will afford the property owners tax benefits for substantial rehabilitations.

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Appendix A

Historical and Architectural Survey of the Frenchtown Neighborhood, Tallahassee, Florida
Spring 1987 Final Report
Volume I

Credit:
1987 Survey project conducted under the auspices of the former Tallahassee Historic Preservation Board of Trustees; Sharyn M.E. Thompson, Principle Surveyor; Darlene P. Bowers, Architectural Surveyor

Historical and Architectural Survey of the Frenchtown Neighborhood
Tallahassee, Florida
Spring 1987

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FRENCHTOWN BEGINNINGS

The development of the Frenchtown Neighborhood is an important part of Tallahassee's early history. Although Frenchtown has been a major area of residence for the city's black population since shortly after the Civil War, according to historical tradition it was first a settlement of French people associated with General Lafayette. This tradition, repeated verbatim by almost every local historian in the 20th century, does have a factual basis. There was a group of French immigrants living in Tallahassee shortly after its establishment as the Territorial capital. Whether or not this was an official "colony" organized to settle and cultivate the Lafayette Land Grant is uncertain. Historical documents reveal that efforts were made to persuade Lafayette to send a colony to the Tallahassee area. Also, one of the three French men that originally owned a section in the Grant during the 1830s was prominent in the small French community. There is evidence that this man brought a group of his countrymen to Florida to help him work the land he purchased from General Lafayette.

In 1824 the Marquis de Lafayette was awarded $200,000 cash and land in the new Territory of Florida. This award, approved by the United States Congress under President James Monroe, was to repay Lafayette for his assistance to the Country during its Revolutionary War and to provide him with a source for future income. (1) The grant of land was located in Township 1N, Range 1E, in Leon County, just east of the new capital. The southwest corner of the grant was at the prime meridian marker (present-day Bloxham and Meridian Streets). (2) According to historical tradition, Lafayette, hoping to make his land productive and profitable, and having an abhorrence of slave labor, chose to send a colony of farmers from France to settle his 36 square mile Tallahassee Township.

The colonists, usually referred to by local writers as a "group of 50 to 60 Norman peasants," were supposedly living on the grant in 1831 in a large building constructed of logs on the shore of Lake Lafayette. They attempted to grow grapes, figs, olives, mulberry trees and silk worms. This effort was unsuccessful and after only a few months of contagious fevers and the difficult work of land clearing, the colonists abandoned the project. Speculation is that some returned to France or moved to New Orleans, while others moved to Tallahassee and settled in the Northwest Quarter--the area that is today known as "Frenchtown."(3)

There is neither documentation in the city's records, nor any known references in the Territorial newspapers, about the arrival of a French colony in Tallahassee. There is, however, correspondence and documents exchanged between Lafayette, his heirs, his American agents, and acquaintances, which provide evidence that an attempt was made to persuade Lafayette to establish a colony on his land grant. Influential Floridians made a deliberate effort to convince Lafayette to send a group of his countrymen to Tallahassee.

In June 1825 Governor William P. Duval wrote the General that, "If you ever return to France you should send to Florida some active and industrious families acquainted with the culture of the vine, olive, orange and other southern fruits and settle them on your land."(4) On 29 November 1828, Richard Keith Call wrote a letter to Harrold De Crousaz of Bern, Switzerland, replying to De Crousaz's inquiry about the suitability of Alabama and Florida for agriculture. Call stated that," . . .a colony of Swiss or French employed in the culture of the wine in this country would meet with the most entire success. . . ."(5)

F. K. Huger, a prominent person of French descent living in Charleston, South Carolina, was also interested in the Lafayette Grant. He corresponded with James Gadsden in Leon County about leasing improved lands in Tallahassee and sending a colony to the area to establish vineyards. In a letter to Huger on 20 May 1827, Gadsden sent a detailed survey of the Lafayette Township and stated, ". . . the citizens in this country feel a deep interest in the prosecution of the project of a colony of French farmers for the introduction of the grape, fig, and the olive."(6)

On 14 September 1827 Gadsden again wrote to Huger, responding to Huger's question about the probability of success of a French colony. Gadsden remarked, "Judging from the past and more particularly from the abortive attempt under seemingly strong inducement made in Alabama, I should entertain some doubt on this subject. Europeans generally appear lost in our new countries and have uniformly failed where they have been associated in colonies with the example of more experience." Gadsden also noted that clearing land seemed to be the biggest problem for the Europeans. (7)

Historical records indicate that by 1832 three French men were in possession of lands in the Lafayette Grant. These ownerships were by contract or permit received directly from General Lafayette. On 10 May 1832 Mon. Theodore Charles LaPorte (also referred to as Count Laport or Delaporte in various correspondence and documents) was in possession of all of that portion of Section 6 not covered by water (obtained at $6 per acre on credit for six years). Mon. Isidore Gerardine obtained Section 8 on 27 May 1832 at $3.50 per acre on a credit of six years, and Mon. Adams obtained Section 10 on 1 July 1832 at $5 per acre on a credit of six years. The three men all claimed that by their engagements with Lafayette they were not to pay interest. (8)

In his book Ante-Bellum Tallahassee, B. H. Groene states that, "In March 1831 there arrived from France 50 to 60 Norman peasants. Led by three old friends of the General, they settled on a bluff overlooking Lake Lafayette."(9) It is possible that the "three old friends" were the three men who owned land in the Lafayette Grant--however, it must be noted that the men bought land in 1832, a year after the colony is believed to have arrived in Tallahassee. In 1832 two Americans, Edmund Doyle and John Carruthers, also owned small tracts in the Lafayette Grant. (10)

On 14 April 1833, Lafayette's agent in Tallahassee, Robert Williams, wrote to John Stuart Skinner, Lafayette's agent in Baltimore, that "Upon the whole I find our French emigrants mere adventurers without capital, improvident, and bad economists and I am satisfied they are not such emigrants as can have any claims upon the generosity of

Gen. Lafayette."(11) The three French settlers believed they owed no interest for lands they purchased, while Lafayette's agents believed the settlers were attempting to swindle the General. This compounded the misunderstandings over ownership and property rights. The conflicts finally resulted in protracted legal proceedings against the settlers on behalf of Lafayette.

Williams wrote to Skinner from Tallahassee on 11 October 1834, "The three sections 8, 10 & 26 [sic]. . .which I found occupied by French emigrants when I received my appointment, have been made the subject of former communication. It will suffice, in this place, to remark that not one of the parties have complied with the Contracts made with them. La Porte has abandoned the Country after involving himself with every one who would give him Credit--and by false representations induced four or five persons to take Mortgages on Conveyances for his land. This Section was also reserved to be disposed of hereafter. Section 10 was occupied by Mr. Adam [sic]. He was unable to comply with his contract and gave it up to Mr. Garnett of Virginia, whose bond I hold due July 1st 1835 for $3531 60/100. . .The contract with Mr. Adams was $5 per acre to be paid in three years, with interest from date at six per Cent. The Section at that price would amount to $3200; the additional sum of 331 60/100 is the interest added from the time Mr. Garnett was substituted for Mr. Adams to the time the bond is payable.

Section 8 occupied by Gerardine, who still holds on though he has failed to pay the annual interest as stipulated, and who I expect [sic] will never be able to comply even in payment of interest, will have to be resold for the benefit of the Representatives of La Fayette."(12)

Mon. Gerardin did "hold on" to Section 8 for several more years, and when he died, it passed to his heirs. Lewis A. Pellerine, a native of Normandy, attempted to purchase the Section from Gerardin in 1834, but agents Williams and Skinner refused to recognize the transaction.(13)

In correspondence of Lewis A. Pellerine to George Washington Lafayette on 28 June 1834, Pellerine wrote, "M. Gerardin, who had received some services from M. de Laporte when he arrived here, agreed later to become his (de Laporte's) surety. . . ." Pellerine noted that Gerardin had four sons that helped him clear his land, including Francis, who in 1834 offered to sell or rent 640 acres four miles north of Tallahassee, and in April 1840 offered Section 8 for sale. In 1834 Gerardin was seriously in debt and, according to Pellerine, removed to Tallahassee to "carry on his profession as watchmaker." He claimed that a reason Gerardin was in financial difficulty was because he had "at great expense brought with him from France several workmen who deserted their jobs as soon as they were able to work effectively."(14)

Although this reference regarding Mon. Gerardine's "several workmen" may be the only substantiated evidence of a colony of French in Tallahassee, the existence of a community of French people living in Tallahassee's North West Addition during the late Territorial period is well documented. Leon County deed records, circuit court minutes, tax rolls, and naturalization declarations, as well as newspaper notices and

advertisements, all combine to give account of a group of people that gave the neighborhood they lived in the designation of "Frenchtown."

There were several persons from France residing in Tallahassee soon after it was established as the Territorial capital, and prior to 1831 when the Lafayette colony supposedly arrived.

One of Tallahassee's earliest French residents was Jacques M. Hugon, a native of Bordeaux. Mon. Hugon filed his declaration of intention (to become an American citizen) in Leon County on 13 April 1826.(15) In 1831 Mon. in Hugon had a shop on Monroe Street where he painted carriages and performed "all kinds of wood imitations." He also did house painting and glazing.(16)

Anthony Lambert, also a native of Bordeaux, arrived in Tallahassee in 1828. At the time of his death in early 1834, Mon. Lambert had lived in Tallahassee for six years. Prior to that he had resided for some years in Wilmington, North Carolina.(17) In his "Exiles from France" article, published in the Weekly Tallahasseean in 1903, 0. A. Myers described Mon. Lambert as, "very broad across the shoulders, deep chested. . .a vigorous snuff-taker, with a resounding voice, military and excitable temperment."(18) Lambert's son, John, was a baker. His daughter Dulcida, was married to Phillip T. Pearce, a butcher from South Carolina.(19)

Also living in Tallahassee prior to 1831 was Jean Baptiste Agirony de Corce. De Corce was born in Lyon, Department of the Rhone, France, on 17 October 1785.(20) He arrived in the United States in August 1827. On 28 July he made his declaration of intention in Leon County (21) and became a naturalized citizen on 19 December 1842.(22) Prior to arriving in Tallahassee, Mon. de Corce lived in St. Augustine and Fernandina.(23) In 1845 he was an agent or representative of other French immigrants, including Mrs. Gerardin and Mrs. Sanguinette, Mrs.Beckstein.(24)

Jean de Corce was described in the 1903 newspaper article as an officer in "Bonaparte's war . . .with an impairment of his constitution and one limb by the vicissitudes of war."(25) He made his living by teaching French, and was married to Antoinette Maige, a member of another French family that owned property in the Northwest Addition.(26)

By the early 1840s approximately one third of the lots in the Northwest Addition, now known as Frenchtown, were owned by people that had emigrated from France. The following Table and Map of the Northwest Addition describe in detail the persons living in "Frenchtown" during the 1840s.

The 18 block area of the Northwest Addition was a center for French settlement during Tallahassee's Territorial Period. Contrary to historical tradition, the French settlers appear to have not been persons of a "high class" (although some may, indeed, have been refugees of the Napoleonic War), but rather middle class merchants and laborers who contributed to the city's ethnic and economic diversity during its early days.

The professions of the town's French community (which seems to have included persons recently arrived from other non-English-speaking European countries) varied. They included bakers (John Lambert and Louis Hoc), grocer (Louis Hoc), painter and decorator (Jacques M. Hugon), French instructors (John Baptiste de Corce and Arthur LaLanee), cabinet maker (Gerardus Vingerhoets), barkeeper (Clement Sellier), tailor (John Pratorious), store clerk (Anthony Maige), barber (Bartholomew Fayant), and merchant (Alfred Hoc).(27)

The persons that owned lots in the Northwest Addition also dealt in real estate in other sections of Tallahassee, particularly in the North Addition. In most instances street addresses or location of residences for the above mentioned property owners cannot be determined. However, the 1843 tax rolls for Leon County indicate which lots were probably "improved" (with buildings) or "unimproved" because of the values assessed for tax purposes:

Charles Beckstein:	$600 town lots
J. B. A. deCorce:	$100 town lot
Louis Hoc, Pere:	300 town lot
Louis Hoc, fils:	300 town lot
J. M. Hugon (estate):	300 town lot
Sebastian Sanguinette:	$1200 town lots
Clement Sellier:	$200 town lot
Peter Tache:	$200 town lot
G. Vingerhoets:	$200 town lot

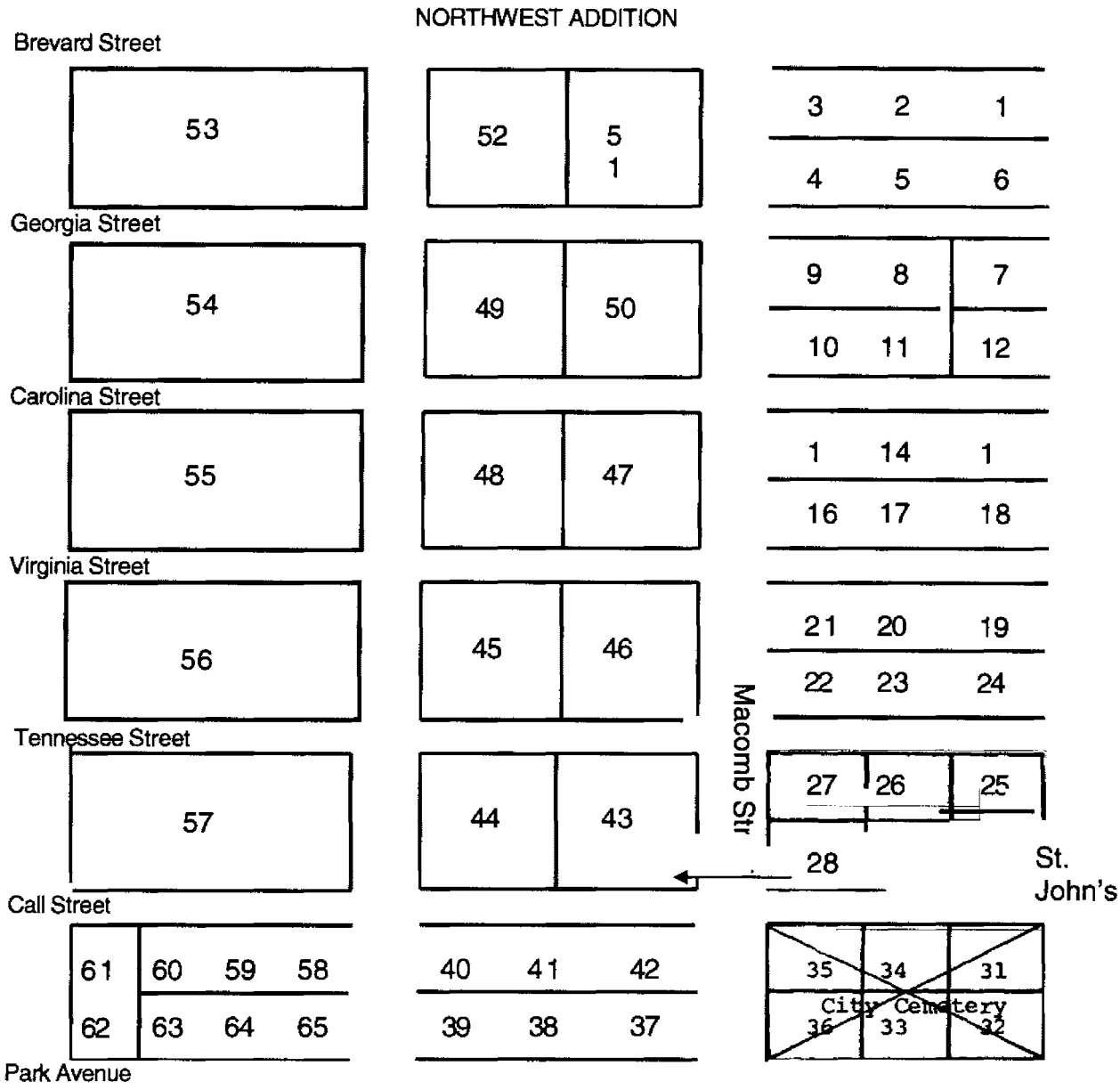
The large group of French that lived in Tallahassee in the early 1840s evidently did not remain in the area for an extended length of years. Historical tradition relates that many of the "colonists" eventually moved to New Orleans and established themselves there. While this has not been substantiated, there may be some truth to this local legend. The 1850 Census indicates that only a few of the foreign-born people living in Tallahassee in the 1840s were still residing
in Leon County in 1850. Those listed in the census were:

Gerard Vingerhoets, his French-born wife and their children
Mary Ann Hoc, 63, and Alfred Hoc, 22;
Mary L. Sanguinette, 42 and Julien Sanguinette, 14;
Dulcida Lambert Pearce (daughter of Anthony Lambert),
with her American husband and children;
John Pratorious (with his American born wife and children)
John B. de Corce, 66 and Mary de Corce, 36.

It is possible that the term "Frenchtown" was applied to the area in a somewhat derisive manner, referring to Tallahassee's settlement as Frenchtown, just as ethnic settlements

in other cities are designated "Chinatown," "Hick Town," the "wrong side of the tracks," etc. In 1840 the population in the city of Tallahassee was 1,616.(28) An enclave of people settled in one area of town, speaking in languages other than English, would have drawn notice from the other residents.

The first known references to the area being called Frenchtown are in 1867. The 24 May 1867 issue of the Semi-Weekly Floridian printed a small notice about "a cauliflower of very respectable dimensions. . .grown in the garden of Francis Washington, in Frenchtown." On May 25th Edward Barry, a newly emancipated slave, became a depositor in Tallahassee's Freedman's Saving and Trust Company. Mr. Barry gave his place of residence as "French Town, Tallahassee, Fla."(29) Several other freedmen also gave French Town as their residence during the years 1867 through 1871, although most were even more precise in locating their homes, giving such descriptions as "near the African Methodist Church," which was located on the corner of Virginia and Duval Streets in 1865.(30)



Lot 6 - S/M Sanguinette Lot 7 - Louis Hoc, Pere Lot 8 - S/M Sanguinette Lot 9 - J/J Romaggi Lot 10- S. Bartagars to
John de Corce to J/J Romaggi
Lot 11- S/M Sanguinette Lot 12- G. Vingerhoets/L. Hoc to J/J Romaggi to P. Pearce
Lot 13- S. Sanguinette
Lot 14- S. Bartagars to S. Sanguinette to M. Sanguinette
Lot 15 - S. Bartagars
Lot 16
Lot 17
Lot 19 - C. Sellier to C. Maige
Lot 25 - J. Hugon
Lot 50 - B. Fayant
Lot 51 - B. Fayant to J. Pratorious
Lot 52 - B. Fayant to J. Pratorious
Lot 56 - P. Tache to F. Hoc
L. Hoc, fils

TABLE A. INFORMATION COMPILED ABOUT THE LIVES OF FRENCH CITIZENS OWNING PROPERTY IN THE NORTHWEST ADDITION, TALLAHASSEE, FLORIDA, 1840.

PERSONS FROM EUROPEAN COUNTRIES OTHER THAN FRANCE THAT OWNED PROPERTY IN THE NORTHWEST ADDITION; PERSONS ASSUMED TO BE FROM FRANCE, BUT NO INFORMATION CAN BE FOUND TO CONFIRM.

14) Giovanni Romaggi	Giovanni Romaggi was from Genoa, Kingdom of Sardinia. He arrived in the port of White Hall, New York on 01 July 1836 and prior to arriving in Tallahassee had lived in Tuscaloosa County, Alabama. He became a naturalized citizen of the U.S. on 15 June 1847. His wife's name was Jane. Jane Romaggi sold and traded many lots within the city, particularly in the North Addition.
15) Simon Bartagars	Bartagars owned several lots in the Northwest Addtion, which he eventually sold. The lots included #10, #16, #17, #14 and #15.
16) Bartholomew Favant	Fayant and his wife, Elizabeth, owned lots in the Northwest Addition, including #50, #51 and #52.
17) John Pratorious	Pratorious was a tailor from Germany. His wife, Mary, was born in South Carolina. Their children, Kate and William, were both born in Florida. He purchased Lots #51 and #52 from the Fayants.
18) Pierre Tache	Tache was a native of Canton Friborg, Switzerland. He made his declaration of intention in New York on 20 March 1837 and was naturalized in Tallahassee on 29 April 1842. He purchased Lot 57 from the Territory of Florida at an auction. On 17 August 1841, Frederick Hoc purchased the entire block from Tache for $640.
19) Arthur LaLanne	LaLanne was a native of Canada, who opened a school in Tallahassee in 1845. He was teaching French in the school in March 1847. Only a short time later, on 15 June 1847, he died of consumption in Maryland.

BLACK SETTLEMENT IN EARLY TALLAHASSEE

Since before the turn-of-the-century Frenchtown has been considered an area almost exclusively for residence of Tallahassee's Negro population. It is not certain exactly how or when this settlement pattern occurred. The black presence in Tallahassee can be traced to the city's earliest days when, in April 1824, slaves were brought to the area from the plantation of Judge John Robinson on the Little River. Under the direction of Robinson and Sherrod McCall, they were put to work constructing log buildings to house the third Legislative Council of the Territory of Florida.(31) The Negro population of Leon County during the territorial/ante-bellum periods was over-whelmingly made up of slaves brought into the area by relocating planters from Georgia, Virginia, North and South Carolina. However, a small number of free people of color did live in the county during that time.

Antonio Proctor, perhaps the first free person of color to reside in the Territory's capital, was present in Tallahassee in April 1824. During that month he was paid $31.50 for "bringing letters to Tallahassee."(32) By April 1829 he had settled his family in the city. His son, George, was involved in a law suit and placed under the guardianship of Governor William P. DuVal until his father could claim him.(33)

Antonio Proctor was born a slave in Jamaica about 1743. He was a body servant to English officers at the Battle of Quebec in 1759 and during the American Revolutionary War. By 1800 he was owned by Panton, Leslie and Co., an Indian trading firm that used him as an interpreter among the Florida Indian tribes.(34) He gained his freedom sometime prior to 1816, for during that year East Florida's Spanish Governor, Jose Coppinger (who referred to Proctor as "the free mulatto"), granted him 185 acres of land situated in an orange grove about five miles from St. Augustine.(35)

Antonio Proctor and his family retained the high status accorded Spanish Free Negroes when they moved to Tallahassee. They were not the only free Negroes that resided in Leon County, but they can be considered the elite of the few that did. The Proctors owned property and transacted business on an apparent equal basis with white males of the city. They also had respected professions--Antonio was employed by the Territorial government as an interpreter and courier during the Seminole Wars(36) and George gained a reputation as a master house carpenter. For many years George paid a white poll tax rather than the tax other free persons of color were subjected to. He was allowed to marry Nancy, a slave he purchased for his wife in 1839, at St. John's Episcopal Church.(37) While the Proctor's wealth in urban real estate was meager compared to that of Tallahassee's white "planter aristocracy," it was far greater than that obtained by other free people of color living in the vicinity.

During the early years in Tallahassee lots were available for purchase in the Original Plan and the North Addition. (The Northwest Addition, which became Frenchtown, was not opened to public auction until several years later, @1839-41). In 1830 Antonio Proctor purchased lots #204 and #205 in the North Addition. In October 1831 George Proctor purchased adjoining lot #203 for $30,(38) which he sold to Granville Sheppard

(who at that time was either a free person of color or a slave), on 5 March 1835 for $60.(39) On 19 March 1835 he purchased lots #204 and #205 from his father for the sum of $20.(40)

George Proctor owned various lots in the North Addition, including lot #22,(41) lot #101,(42) lot #138,(43) lots #203, #204 & #205,(44) and lot #238.(45) Lots #203, #204, and #205, which adjoin one another in the block bounded by Call, Duval, Adams and Tennessee Streets, are only two blocks from the eastern boundary of the Northwest Addition. Lot #22 is on the southeast corner intersecting Gadsden and Call Streets.

Proctor bought lot #101, located on the west side of Calhoun Street just north of Tennessee Street, from Ezekial K. Freeman for $350 on 13 October 1836.(46) He sold it in March 1838 to R. B. Copeland for $3,510.(47) This house and lot were advertised for sale by the proprietor, G. Proctor, on 2 December 1837: "Lot No. 101, on Calhoun adjoining residence of J. B. Bull. On lot is an elegant and commodious new two-story dwelling house and all necessary out-buildings."(48)

Proctor sold lot #138, at the northwest corner of intersecting Call and Monroe Streets, to James Hamilton on 6 October 1835 for $450.(49) He bought lot #238, at the corner of Virginia and Duval Streets, for $1.06 at a tax sale in 1833.(50) He also owned lot #284 in the Original Plan and lots #30 and #35 in the south half of the County Quarter.(51)

George's son, John Proctor, a Reconstruction legislator who was born free but sold into slavery when a child, was, according to two biographers, born in 1844 on Call Street--at either a "cabin at the corner of Call and Boulevard Streets"(52) or "in a house at the corner of Call and Adams Streets."(53)

Members of the Proctor family were not the only free people of color living in Tallahassee prior to Florida statehood. The 1825 Census of Florida lists one free person of color (presumably Antonio Proctor) residing in Tallahassee. The 1830 Census lists four free people of color; in 1840, 15; in 1850, 41; and in 1860, 46 free persons of color were residents of Tallahassee.(54)

The city tax rolls list fewer free people of color than the census records. In 1839 Leon County tax rolls indicate at least nine free Negroes then residing in the county. Two of them, George Proctor and a free Negro represented by a guardian named F. LeBleu, paid a white poll tax ($1.50 compared to the $10.00 required of a free Negro). George Proctor is the only free Negro listed as owning property in 1839. He paid tax on a town lot valued at $1,500.(55)

The 1843 tax rolls list eight male free persons of color living in Leon County. George Proctor again paid a white poll tax. Free person of color J. T. Selby paid tax on a town lot valued at $100.(56)

In 1844 seven male and four female free persons of color were living in Leon County. Those listed by name, rather than under the name of their white guardians, were

Charles Floyd, Jason Hart, B. Robinson, J. T. Selby and Lucretia Williams(57). In March of that same year, George Proctor contracted with Salathiel N. Crossman to put a slate roof on a house Proctor owned, which was ". . .30 ft wide and 40 ft. long, with no dormant [sic] windows."(58)

In 1845 George Proctor paid the tax required of free Negroes rather than the white poll tax. He also paid tax on ten acres of land, five slaves (presumably his wife and children), and an improved town lot valued at $2,200. Free Negro James T. Selby was taxed on an unimproved town lot valued at $200.(59)

Nine free Negro males between the ages of 21 and 60 years are listed in Leon County's 1848 tax rolls. Also listed is Jack Hall, "a slave," who paid 20 cents tax on an improved town lot assessed at $50 value.(60)

While life in antebellum Tallahassee was obviously better for free people of color than it was for the thousands of slaves in Leon County, free Negroes still operated within a slave society. They were subject to special taxes, required to have white guardians, given little or no opportunity for education and were not allowed to hold political office. The special privileges extended free persons of color could be, and often were, withdrawn. When George Proctor left the capital to work in the gold fields in California, his wife and children were subsequently sold into slavery to (ostensibly) satisfy his debts and obligations to white businesses in the town.

EMANCIPATION AND PERMANENT SETTLEMENT IN FRENCHTOWN

When the Civil War ended in April 1865, the Negro population in Florida, which were almost all slaves, was @65,000+. Almost two-thirds of these had been living in six of the "cotton counties" in the North-Central part of the state.(61) After emancipation many of the newly freed slaves moved from rural plantations to nearby towns and cities. By January 1866 one white citizen estimated that, "not less than a thousand of the dirty, ragged, jolly fellows had moved into Jacksonville, Tallahassee, and Gainesville."(62) Prior to that time both northern and southern newspapers carried articles about the large number of homeless Negroes, primarily women without husbands, frequenting the railroad stations and " roving about the country in penury and want."(63)

The migration of freed Negroes into urban areas put pressure both on race relations and available housing. This resulted not only in crowded living conditions but in retaliatory laws designed to restrict movements and privileges of the freedmen. On 13 June 1865 Florida established a state-wide military patrol system to detain "idlers and vagrants." If the loiterers did not have a satisfactory reason for being where they were found, they were "returned to their homes."(64) The Commander at Jacksonville, Col. William Apthorp, received orders to send all unemployed ex-slaves out of town.(65)

In 1860 the total population of Tallahassee was 1,932. This included 997 whites, 889 Negro slaves, and 46 free people of color. Of the 241 households, 143 owned slaves.(66) After emancipation not only were the city's former slaves free to move

about the city, but large numbers of free Negroes from other areas also crowded into Tallahassee. The sentiment of the Capital's white citizens was expressed in an inflammatory article published on 5 January 1866 in the Semi-Weekly Floridian. Entitled "Remedy for an Evil," the article stated that,

One of the surest and best remedies for putting a stop to the negroes crowding into towns, villages and cities, where many of them, for want of employment, steal for a livelihood, would be the passage of a general law by the General Assembly under which villages would incorporate themselves: but such an act would be defective and fail in subserving any good purpose unless it conferred ample power for imposing taxes for corporation purposes, as it would be under such power that taxes so onerous could be imposed as would drive the unemployed of all colors into the country, or at least make them contribute to the support of the town government. . The deficit must be made up... hundreds of free negroes. . swarm our streets and fill every shanty and shelter the town affords, the bulk of whom are a positive nuisance.(67)

Freedmen began to reside in the city's Northwest Addition immediately after Emancipation.(68) By the mid 1870s a permanent settlement of Negroes was in the subdivision. The reason that the Northwest Addition was the area settled is open to some speculation. Perhaps the earlier residence of many of the city's non-English-speaking "foreigners" served to designate it as a low-status place to live. Frenchtown is a low-lying area, with a history of drainage problems extends to the 1980s.

In the mid-19th century it was most likely plagued with standing water, muddy streets and paths, and mosquito infestations. It was on the northwest edge of town, bounded by two cemeteries on the south and by small fields and uncleared woodland on the west and north. Whether or not the area was designated for black settlement by overt segregation policies is not known. However, it does appear that Tallahassee's newly freed black population settled on some of the least desirable land in the city.

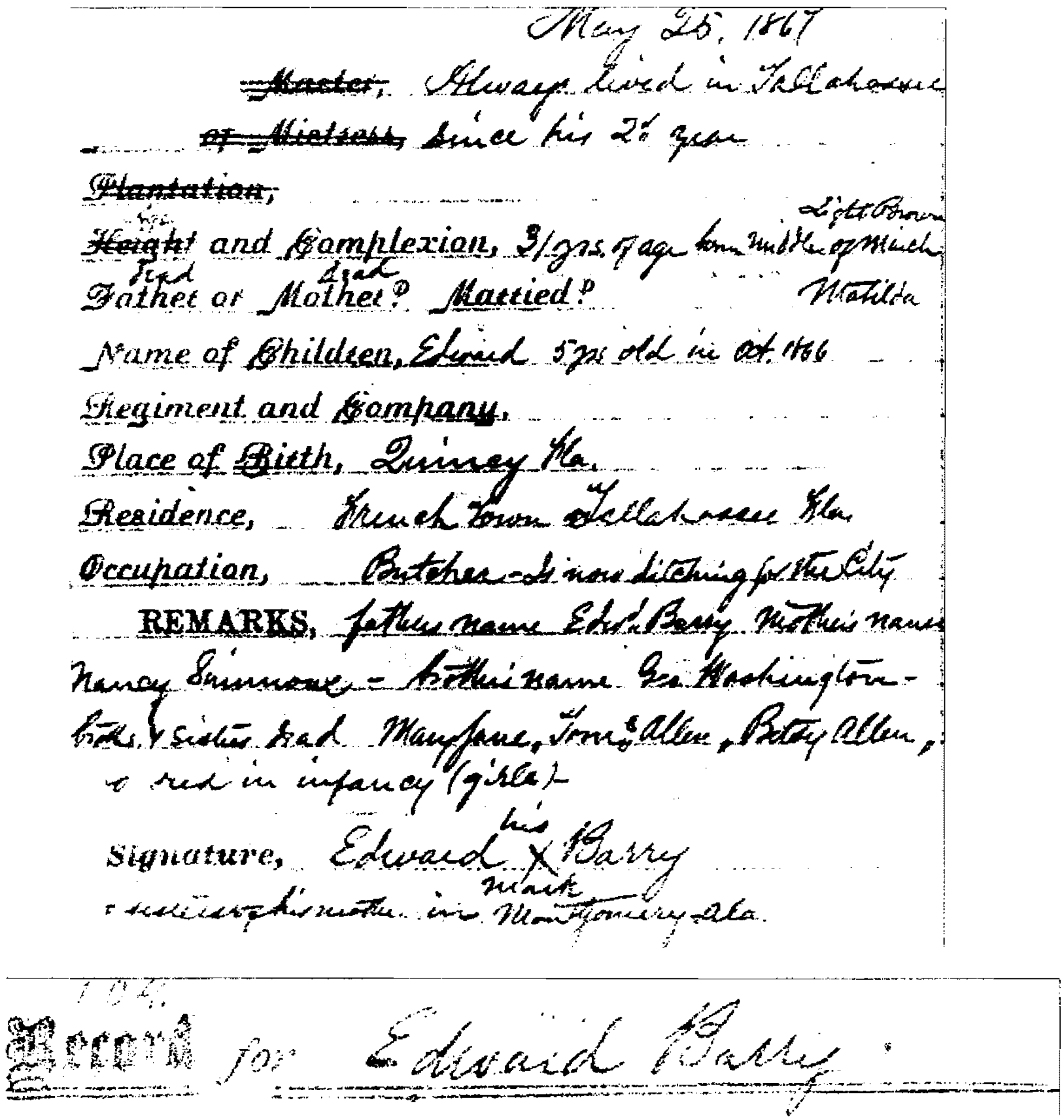
The Freedman's Saving and Trust Company was established in Tallahassee in 1865. It was located in the old Union Bank building. Detailed records were kept about its depositors. On the applications for deposit, many of the freedmen gave their place of residence simply as "Tallahassee, Fla." Others, however, gave descriptions of where their homes were located or on whose land they were living.

The Frenchtown vicinity and an area around the railroad depot, which was often referred to as "Lincoln's Valley," were the most frequently noted residences of freedmen who gave specific "addresses" in 1866-67. One of the first direct references to Frenchtown as a distinct area was made on May 25th, 1867 by Edward Barry, a butcher about 31 years of age. He lived with his wife, Matilda, and son, Edward, in "French Town, Tallahassee, Fla."(69) Several references made by freedman about living in Frenchtown were found in the records of the Freedman's Saving and Trust Company from 1866 through 1871. Others gave even more specific information which indicates that they, too, lived in the Frenchtown area. Many used the Bethel A. M. E. Church as a

landmark, including its pastor, Charles H. Pearce, who noted on 6 August 1867 that he lived "near African Meth. Church."(70)

Many freedmen also lived along Monroe Street during 1866 and 1867. This frequently cited "address" was sometimes even more specific, such as Annie Walters, a seamstress who lived "on Monroe Street near McDougals." Curtis More gave his address as "near graveyard," again noting the proximity to Frenchtown.(71)

Many of the freedmen lived at the homes of white citizens where they were employed as domestic servants. Louisa Smith, whose mistress was "Mrs. Pettus" when she was a slave, was residing at "Mr. Pettus"' in April 1867, where she was employed as a "house servant."(72) Lizzie Vaughn resided in the "yard of Maxwell's house," carpenter Primus Lamb lived "at Tom Demilly's," and Nelly Crawford, who did "washing or any work" lived "at Mr. Oliver's."(73) Among other descriptive addresses given by freedmen to indicate where they lived immediately after the Civil War, were "near barracks," "just below hotel," "near Mr. Pierce's," "in Col. Williams lot," "next lot to the Williams place," "near the powder house," "near jail," "near Masonic Hall," "near college" and "near Dr. Lewis' office, Adams Street."(74)


May 25, 1867
~~Master,~~ Always lived in Tallahassee
~~or Mistress,~~ since his 2d year
~~Plantation,~~
~~Height~~ Age and Complexion, 31 yrs of age born middle of March Light Brown
Father or Mother? dead dead Married? Matilda
Name of Children, Edward 5 yrs old in Oct 1866
Regiment and Company,
Place of Birth, Quincy Fla.
Residence, French Town Tallahassee Fla.
Occupation, Butcher - is now ditching for the City
REMARKS, fathers name Edwd Barry Mothers name Nancy Simmons - Brothers name Geo Washington - brothers & sisters dead Mary Jane, Tom & Allen, Betsy Allen, [illegible] died in infancy (girls)
Signature, Edward his X mark Barry
[illegible] in Montgomery Ala.

104
Record for Edward Barry.

The signature card of Edward Barry, a depositor at the Freedman's Savings and Trust Company in Tallahassee. This is one of the earliest (1867) references found which uses the term Frenchtown to describe an area of the capital city.

The occupations of many of the freedmen during this time reflect the work they did when they were slaves. Many were unskilled and worked as house servants, wash women, gardners, or laborers at the railroad. Others had marketable skills such as blacksmith, butcher, carpenter, barber, waiter, shoe maker, school teacher, and seamstress. John Proctor, a state legislator during Reconstruction politics in Leon County, was, in December 1866, working as a "waiter at the city hotel."(75)

Within a few years after Emancipation some of Tallahassee's freedmen managed to open businesses which were apparently patronized by whites. The Weekly Floridian published a notice on 01 December 1868 that "...our worthy colored friends, Henry Johnson and Dave Wethers, have opened an oyster saloon next door to the Florida Exchange."

Prior to 1870 institutions were established in the Northwest Addition that guided the social and political development of Tallahassee's black population during the Reconstruction period. Among the most influential were Bethel Baptist Church, Bethel African Methodist Episcopal Church, and Lincoln Academy.

The Bethel African Methodist Episcopal Church was started in Tallahassee in 1865. The congregation worshipped at the corner of Duval and Virginia Streets for one hundred nineteen years--from 1865 until 1984. The first church on the site was a bush arbor when the congregation of 116 members assembled under Rev. Robert Meachem. Under the direction of the Rev. Charles H. Pearce, the first church, a large frame vernacular building, was completed in 1866.(76)

The Bethel A. M. E. Church, located at the corner of Duval and West Virginia Streets, was founded in 1865. Its first pastor was Charles H. Pearce, who was

active in Reconstruction politics in Leon County. This photograph was taken in the late 1880s.

It is interesting to note that free person of color, George Proctor, at one time owned the property the Church was later built on. He bought Lot 4238 in the North Addition in December 1833 for $1.06. It was part of the estate of John G. Rhinegold, which was put to public sale for taxes.(77) Nearly two years later, in November 1835, Proctor sold the lot to William Weedon, another free person of color, for $50.(78)

Bethel A.M.E.'s first pastor was Rev. Charles H. Pearce, who arrived in Tallahassee in 1866. Pearce was born on the Eastern Shore in Maryland and lived in Canada for a time as a missionary.(79) He organized churches in the surrounding towns of Quincy, Monticello, Waukeenah, Madison, and Lake City, and was the presiding elder in the Tallahassee District, with a number of mnisters and elders under his direction.(80) Organized freedmen in Tallahassee quickly became a political tool under the guidance of Rev. Pearce (often referred to as "Bishop" Pearce). He used his position and influence to be elected to the Florida Senate in 1868, only two years after he arrived in Tallahassee. While in the Senate Pearce served as Chairman of the Committee on Education and for two years concurrently held the position of Leon County Superintendent of Public Instruction.(81)

In 1870 Pearce was challenged for his Senate seat by another minister influential in Tallahassee's Reconstruction politics. The Rev. James Page, of Bethel Baptist Church, opposed Pearce, but lost the bid by more than a two-to-one vote. John Proctor ran for a House seat that year and won. He aligned himself with "Father" Page on what was regarded as the "white folks' ticket."(82)

Immediately after the election Bishop Pearce was charged with bribery and declared guilty. He was expelled from the Senate in 1872 but retained power among his constituents and was elected to the Florida Legislature in 1873 and 1874. Gov. Stearns appointed him tax assessor of Leon County in 1876.(83)

During the time Bishop Pearce was involved in politics he continued as minister at Bethel A. M. E. Church. His political ambitions caused serious personal misfortune when his opponents attempted to intimidate him with arson. The first attempt, in April 1873, burned his house, "...known as the old Robinson place" to the ground.(84) In early 1875 two unsuccessful attempts were made to burn the Pearce home and outbuildings.(85) In 1877 Rev. Pearce was transferred to the African Methodist Episcopal Church's East Florida Conference in Jacksonville.(86)

The fourth pastor to serve Bethel A. M. E. Church was Rev. Albert J. Kershaw. Like Rev. Pearce before him, A. J. Kershaw had considerable influence in the black community. He held various positions within the A. M.E. Florida Conference. From 1881-1888 he was the secretary presiding over Monticello, Pensacola, Tallahassee, and Marianna.(87)

During the early 1890s Rev. Kershaw had a house built at 833 Central Avenue. The one and a half story house has a Georgian floor plan, with sidelights at the central entry door. The original interior plaster, woodwork and fireplace mantels are still intact. The house is today owned by Mr. Joe Nims, aged 105 years, who remembers the house being built when he was a small boy.(88)

Rev. Kershaw owned a small tract of land immediately west of his home. This property was platted and developed as the Kershaw subdivision by his daughter, Willie Kershaw Perkins, in 1945.(89) Rev. Kershaw died 31 October 1917 and was buried in the Old City Cemetery.(90)

REV. A. J. KEKSHAW,
Presiding Elder of the Monticello District, Florida Conference

Rev. Albert J. Kershaw was the fourth pastor at Bethel A. M. E. Church. His home, built @1890, is located at #833 Central Avenue. It is now the residence of Mr. Joe Nims, who is 105 years of age. The congregation of Bethel A. M. E. Church worshipped on the corner of Duval and Virginia Streets for 119 years-from 1865 to 1984. This church was demolished in the spring of 1986.

The Bethel Baptist Church was built in 1869 on the southwest corner of intersecting Tennessee and Boulevard Streets. The congregation was founded prior to that, by the slave James Page. Page was born in 1808 at Richmond, Virginia and brought to Leon County in about 1828 as the property of John Parkhill. He was ordained in 1852 at New Port in Wakulla County(91) and considered to be the first ordained black Baptist minister in Florida.(92) Rev. Page's first congregation was formed shortly thereafter at Bel Aire.(93)

In March 1869 Lot 25 in the Northwest Addition, "with all buildings, improvements and appurtenances to the same," was purchased from Phillip T. Pearce for $250 by Henry Cook, J. W. Toer, Agrippa Sutton, Elijah Shepard and John T. Stokes, Trustees of the Missionary Baptist Church.(94) (In 1845 Lot 25 had been purchased at auction by Jacques Hugon, the house painter, from the Territory of Florida. Hugon, a native of Bordeaux, France, was among the earliest French immigrants Tallahassee, having arrived prior to April 1826.)(95)

In December 1868 Rev. Page announced that a festival would be held in the Leon County Courthouse to raise funds for construction of a Missionary Baptist Church in Tallahassee. Admission to the event was 25 cents. In the Tallahassee Sentinel Rev. Page was quoted--"We cordially invite our white friends to come and aid us in so good a cause."(96)

In April 1869 the Sentinel encouraged Tallahassee citizens of the white denomination, and of whatever creed" to support Rev. Pages's effort to raise funds for his new Baptist Church, stating that, "some kind of buildings would have to be built for the freedmen who had recently been raised to the dignity fellow citizens." The newspaper continued its support for the new church by stating, "Aid them to build churches and schools of and you will thus build the surest protection dwellings and henroosts."(97)

Construction of the Church began in 1869 and the final touches were completed in early 1873.(98) The original church was a wood frame building. Brick veneer was added to the exterior during the 1880s.(99) When Rev. Page died 14 March 1883, he had been an ordained minister for over 30 years. His funeral was attended by an estimated 3,000 people, both black and white.(100) He was buried in the western section of the City Cemetery.

From the 1950s to the 1970s the Church was under the leadership of Rev. C. K. Steele. In 1957 Rev. Steele was one of the organizers of the Southern Christian Leadership Conference. Rev. Martin Luther King was the first elected chairman of the Conference and Rev. Steele was the first vice-chairman. Rev. Steele was a leader in the civil rights movement in Florida during the 1960s and many of the civil rights meetings held in Tallahassee were conducted at Bethel Baptist Church.(101)

In 1974 the congregation of Bethel Missionary Baptist Church decided to demolish the original church because it had deteriorated badly over its 100 years of service. A new church was built on the same site and many of the interior design features from the old church, such as the flower pedestals and stained glass windows, were incorporated into the structure. (102)

Another early church established in the black community was the Primitive Baptist Church on Call Street, immediately west of St. John's Episcopal Cemetery and across the street from City Cemetery. A building was at the location prior to 1873, when a new church building, 40 feet wide and 60 feet long, was constructed.(103) A church is still at this location. However, it is not the one constructed in 1873.

The St. James Christian Methodist Episcopal Church was located at 104 North Bronough, on the corner of Bronough and West Park Avenue. According to historical tradition, this church was started in 1845 under the auspices of the white congregation of Trinity Methodist Episcopal Church as a place of worship for slaves that practiced Methodism. Among its first ministers were Rev. Joseph Anderson, Rev. Oscar Branch and Rev. Frank Branch.(104)

The Church's historian, John G. Riley, stated that St. James was used as a hospital during the Civil War when wounded soldiers were brought from the Olustee Battlefield near Lake City. After 1865 the church came under control of black pastors, although for some years members of Trinity Church continued to teach the Sunday School. St. James Church is purported to be the site of the first public school in Tallahassee that

allowed black children to attend. The schools first teachers were Henry Matthews and Robert Meachum. Mrs. Lydia Smith, a member of St.James, conducted classes there through the 1880s.(105)

The corner location of St. James Church was probably the first place in Tallahassee that slaves were allowed to worship as a distinct congregation. The last church building used by the congregation is still extant. It was recently deconsecrated and remodeled as office space, although the historical and architectural integrity of the building was carefully preserved.

The Bureau of Refugees, Freedmen, and Abandoned Lands, otherwise known as the Freedman's Bureau, was established in March 1865 as a branch of the United States War Department. The work of the Bureau was to be "the promotion of productive industry, the settlement of those so lately slaves. . .the guarantee of their absolute freedom and their right to justice ."(106) Within this larger purpose was the goal of education for the Freedmen.

A Florida state law was enacted in 1866 to provide that schools be established for the newly emancipated slaves. The Schools Inspector for the Freedman's Bureau in Tallahassee reported that as of January 1st, 1866, there were five Negro schools gathered in Tallahassee which were taught by Negro preachers. He reported that a school of "interesting girls," also in Tallahassee, was being taught by a "Mulatto woman of education."(107) Under the newly enacted state law, schools for Freedmen were to be supported by a tuition of 50 cents per month per pupil, and by a tax of one dollar upon all male persons of color between 21 and 45 years of age. (108)

In March 1869 the City purchased Lots 81 and 96 (in South 1/2 of the County Quarter) from Permillia A. and Alexander Gallie for $150.(109) By June of the same year a school house had been completed at the corner of Lafayette Copeland Streets.(110) The Tallahassee Weekly Floridian reported on 15 June that,

> The new school house just finished, located in the western suburbs of the city, was dedicated on Saturday evening last. The procession, composed of the scholars of the various colored schools in town, marched down Main Street between 3 and 4 o'clock and proceeded to the grounds, where quite a crowd of freedmen, together with a few of the white citizens, collected. Speeches were made by Governor Reed, Mayor W. J. Purman, Hon. J. C. Gibbs, General M. S. Littlefield and others.
>
> The speeches mostly we regret to say, were not characterized by that good taste, good advice, and good sense that occasion required as might have been expected. . A good deal of senseless tirade was indulged in--about the clanking chains of slavery and such effete stuff--which is productive of no good to anyone and tends the rather to excite prejudice and discord. The occasion was used for political

purposes which we think not very creditable to those concerned with it.

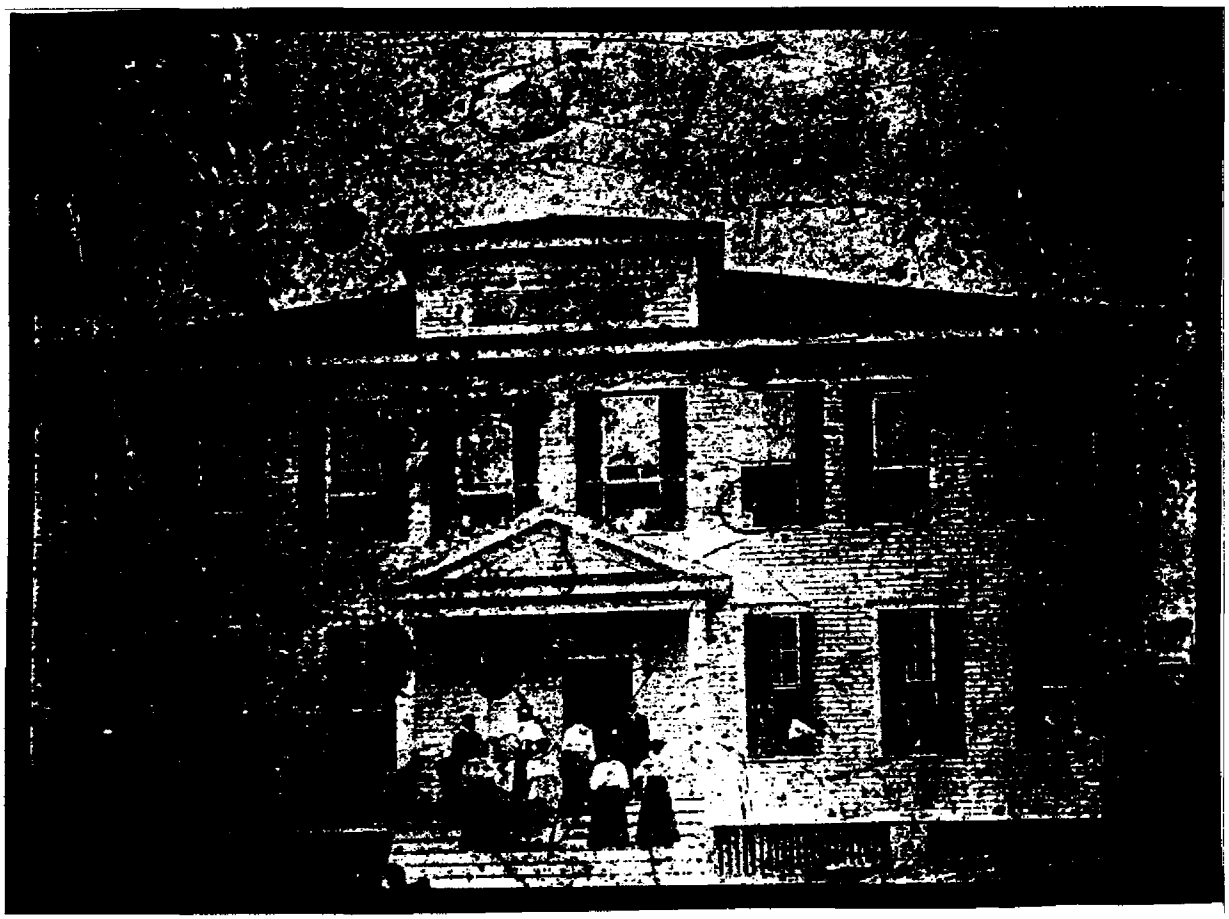
> The school house is very nicely built and reflects credit upon the mechanics. The building is divided into four capacious rooms with a large vestibule, . . .the school will soon be opened for the reception of scholars--colored of course. We are glad to see this evidence on the part of our colored friends to improve themselves in an educational point of view, and we feel sure that the white citizens of the community will extend all the aid in their power. If the colored people will pay more attention to the education of themselves and children and less to political intrigues, they will learn more and fare better in the end.(111)

Although the newspaper did not state the name of the new school in the June 1869 report, it eventually became known as Lincoln Academy. Various records also referred to it as the Colored Graded School and the Freedman's Public School of the City of Tallahassee. The cost of construction for the two story structure was $7,000. It had about 200 students.(112)

The school was in operation for only a few years before it burned in January 1872. The 09 January 1872 issue of the Weekly Floridian reported that,

> A disaster of more than ordinary importance to the public interest of this city occurred Friday morning in the burning of the school house used by the colored pupils. About four o'clock the fire was discovered by some parties living in the vicinity, the flames at the time issuing from the windows on the northwest corner of the upper story of the building. An alarm was given by the ringing of the bells of the city, but the flames, fed by the dry pine wood of which the building was constructed, soon enveloped the entire structure
>
> . . .Norwithstanding the furious clamor of the bells. . .the city fire engine company did not make its appearance. We understand that it was owing to the fact that the company had not sufficient hose to be of any use. . .The Colored Hook and Ladder Company were present, but were unable to accomplish anything toward the extinction of the fire. The fire was the result of carelessness. A colored boy had during Thursday removed some ashes in which there had been some live cinders, from the stove in Mrs. Kent's room, and placed it in a box in the apartment. During the night the box caught fire, and from this the building. This disaster is one that will be deplored by all

friends of education throughout the State, as it involved a clear loss of about eight thousand dollars, there being no insurance on any portion of the property. (113)



Lincoln Academy was the first school for Freedmen established in Tallahassee. The first building, located at the corner of Lafayette and Copeland Streets, burned in 1872. The second building was constructed at Copeland and McCarty Streets in 1876. It later served as the Music Building for the Florida State College for Women. Lincoln Academy was relocated to Brevard Street in 1906.

On 14 July 1875 the Board of Public Instruction of Leon County purchased Lots 58 and 65 in Block 131 of the Northwest Addition, at a cost of $237.50, from Sarah C. and George Damon.(114) The contract was let for rebuilding Lincoln Academy at its new location at Copeland and Park Avenue. The contractor was John Green (of Minnesota), who submitted the low bid of $4,375. The school was to be 60 feet by 36 feet, with two wings 30 by 22 feet.(115)

The new Lincoln Academy was dedicated on 10 May 1876. The Tallahassee Floridian reported,

> the hill in the western part of the city, near the West Florida Seminary, will be dedicated to the cause of education on tomorrow. . .The Governor and the Cabinet and a number of prominent Republicans from other parts of the State have been invited to be present and take part in the proceedings. . .(116)The new colored school, just completed on

A week later the Floridian again reported on the new school, stating,

> The cost of constructing and furnishing has been about $8,000.00, all of which, except some seven hundred dollars, has been paid, as we learned from the address of Mr. Bowes, the County Superintendent. The Governor said in his speech that the edifice was reared at the expense of the Government. Yes, the Government of Leon County, where out of a tax list of 2000 persons, all but seven hundred, and they nearly all white, pay only a poll tax of one dollar. (117)

This school continued to be used for the education of the City's black population until 1906, when a new school was constructed on Brevard Street in the Northwest Addition. The old Lincoln Academy, built in 1875, was taken over by the Florida State College for Women to be used as the music building.

The first state-supported normal school for colored teachers in Tallahassee was begun in 1884. it was conducted in Lincoln Academy during July and August. The school had 47 students in 1885 and in 1886 it had 71 students. The Florida legislature enacted a law in 1887 establishing a normal school for whites and another for blacks. The law allowed a Normal Tallahassee, Leon County, similar in all respects [to] the School ". . .for colored teachers be. . .established at Tallahassee, Leon County, similar in all respects [to] the Normal School for the white teachers. . .'(118)
On 03 October 1887 the State Normal College for Negroes began conducting classes for fifteen enrolled students. The school's first building was located in the north West and school's first president was Thomas DeSaille Tucker, an Oberlin College graduate and native of Sierre Leone. Thomas Van Renssalear Gibbs was an assistant instructor and vice-president. This school was the beginning of Florida Agricultural and Mechanical University. In 1909 it became a four-year college and in 1953 was granted university status. B The school's first building was located in the north west section of Tallahassee, on what today is the campus of Florida State University-(119)

One of the influential and respected leaders of Tallahassee's black community during this period was Dr. William J. Gunn. Dr. Gunn graduated from the medical college in Nashville, Tennessee and returned to his hometown to practice medicine in 1882. The Weekly Floridian, in its March 14th 1882 issue noted that Dr. Gunn was a regular

physician surgeon, "the first one of his race in Florida to win this honorable distinction" [graduating medical school].

Dr. Henry Edwards Palmer, in an article entitled "Physicians of Early Tallahassee," wrote that Dr. George Betton, a doctor in the city during the Civil War was responsible for "the education of one of the most able colored doctors of Tallahassee."(120) According to Dr. Palmer, "William Gunn drove Dr. Betton's horse and buggy when a young boy and, during his rounds with the doctor. . .expressed his interest in medicine. When he followed this interest with a sincere study of the doctor's medical books, Dr. Betton decided to send the boy to medical school at Nashville Dr. Gunn practiced his profession in Leon, Wakulla, Franklin and Gadsden Counties among black and white."(121)

William J. Gunn graduated second in his class from medical school in Nashville, Tennessee, and returned to his home in Tallahassee to begin his practice. The respected physician had his office on Duval, between College and Jefferson streets.

This photograph, taken in the mid-1870s, shows two Freedmen with their ox cart at the corner of McCarty and North Monroe Streets. The house at the far right is the residence of Mr. and Mrs. Julian Diamond; the fence surrounds their flower garden.

In the fall of 1887 Dr. Gunn built his residence, "a handsome new cottage in Wilson Grove" on the corner of Bronough and Jefferson Streets.(122) This house was built at the edge of the Northwest Addition's southern boundary. In the 1919-20 Tallahassee City Directory Dr. Gunn is listed as having business and residence at 170 and 180 Duval Street, between College and Jefferson Streets.(123) This may be the same location as described in the newspaper article in 1887, although the Weekly Tallahasseean reported on 26 June 1903, "A handsome cottage, as a residence of a Dr. Gunn, a Negro who was born and reared in Leon County." The article explained that Dr. Gunn "enjoys a large practice, chiefly class of white people, who have much confidence and honor."(124)

The Proctor family probably had some of the most unusual experiences of any freedmen living in Tallahassee. The experiences of this family are useful to illustrate the changing social and political attitudes prevalent towards free people of color from antebellum time to the early 20th century.

John Proctor was born 14 January 1844 on Call Street in Tallahassee. His biographers give slightly conflicting information about his birthplace. DeWitt Lamb stated in a 1938 article that John was born in a "cabin at the corner of Call and Boulevard Streets," (125) while Rosalind Parker wrote that he was born "in a house at the corner of Call and Adams Streets."(126) Neither writer cites the source of their information, although both stated they talked with John Proctor before his death in 1944.

Antonio Proctor was born a mulatto slave in Jamaica @1743. He served as personal servant to various officers in the British Army, including during the American Revolutionary War. Sometime prior to 1816 he was in Spanish East Florida at St. Augustine, where, as a Free Negro, he was granted 185 acres of land outside the city.(127) He worked as an interpreter and was employed by the U.S. Army and Territory of Florida during the Seminole Wars. By 1824 Antonio and his family were living at least part time in Tallahassee.(128)

Antonio Proctor's son, George, was born in the British West Indies. He came to Tallahassee with his family and quickly made a reputation for himself as a master house carpenter.(129) He is credited with building some of Tallahassee's finest homes during the 1840s, including the Knott House, the Randall-Lewis House, and the Rutgers House (today the Tallahassee Garden Center).(130) In addition, George Proctor invested in real estate in the city's North Addition and built houses which he later offered for sale.

On June 1st, 1839, the deed stating that George Proctor had bought the slave woman Nancy from Mrs. Mary Chandler for $1,300 was registered. He made a down payment of $450 and signed a promissory note for the remainder of the sum, "payable twelve months after the date."(131) They were married in St. John's Episcopal Church on 08 May 1839.(132) Although George's construction work and real estate transactions appear to have been fairly substantial during the 1830s and 1840s, he apparently never settled his debt for Nancy to the satisfaction of Mary Chandler.

In October 1840 Mrs. Chandler sued for payment of $1,700 on George's $850 note. She alleged he was further indebted to her for $900, indicating that Nancy had probably had a child which Mrs. Chandler claimed to own.(133) (Children inherited the legal status of their mother, so if Nancy was not fully paid for she would have still been considered a slave, as her children would have been).

In December 1841 Mrs. Chandler was awarded $1,023 on her original note for Nancy, but was not allowed the additional claim of $900. George Proctor was given until March 1, 1842 to pay the sum.(134)

On 26 April 1846 the (Tallahassee) Southern Journal carried a notice signed by Sheriff A. A. Fisher announcing by virtue of a writ of fieri facias, with Asa Munson, Jesse Atkinson, and Mary Chandler as plaintiffs, and George Proctor, the defendant, that, "I have levied upon and will expose for sale before the Court House door . . .on the 4th day of May. . .Lot No. 222 in the north addition of the city of Tallahassee, Lot No. 284 in the original plan thereof, and Lots No. 30 and 35, in the S 1/2 of county quarter."

George Proctor owed money to many Tallahasseeans besides Mary Chandler. He was also indebted to tin merchant William Harris for $186.16; Francis Flagg for $321, and owed another $300 to other merchants. He and free Negro William Weedon also owed $181.47 to the estate of E. B. Vass.(135)

George and Nancy had at least seven children by the year 1849. This included Florida (born 1840, apparently died prior to 1850); (136) Charlotte, Georgia Ann, John Elijah, Machaimum Stewart, Mary Magdalene, and George, Jr.(137) There may have been an eighth child, named Bahama, although it is possible that Machaimum's name was corrupted to that pronunciation.

George's cousin, Lydia Smith, was persuaded to join his household to help care for the children. Historical tradition holds that Lydia came to Tallahassee from the Bahamas. However, she gave her birthplace as Florida in the 1850 census.

Perhaps it was problems with increasing debt that prompted George to leave for California when gold was discovered there in 1849. In 1845 he was, for the first time, not allowed to pay a white poll tax, which may have been an indication of both changing political attitudes towards free Negroes and of George's declining personal status in Tallahassee. These factors, and the promise of gold on the west coast, may have been reasons for his decision to leave Florida.

When George went to California he left his family in the care of Henry L. Rutgers, a lawyer in Tallahassee. Whether or not this was because Mr. Rutgers was the family's legal guardian at the time (free people of color were required by law to have white guardians in the state of Florida) is not known. Local historians have also suggested that George mortgaged his family into slavery in order to get money to finance his California trip.(138)

On 17 June 1854 Jane Rutgers purchased the entire Proctor family for $2,300. This purchase was made at a Sheriff's sale in order to satisfy claims made by Mary Chandler against George Proctor.(139) George's father, Antonio (or Uncle Toney as he was called by Tallahasseeans), evidently accompanied the family to the Rutgers home, although he was not included in the sale. (140)

Antonio was living with Nancy and her children in 1850 and gave his age at that time as 100 years.(141) He died at the Rutgers home on 16 June 1855. The 03 July 1855 of the Florida Sentinel carried a detailed obituary stating that he was 112 years of age when he died. . ."and the probabilities are that he was several years older." The Sentinel article further stated that,

> In 1849, George went a gold hunting, with the intention, if successful, to return in a few years at furtherest and relieve himself of his embarrassment. In the meantime, his family, as well as 'Uncle Toney,' were left in charge of Mr. Rutgers. They have been well cared for in his absence. Mr. R. often advancing supplies for their support, upon the faith of remittance from California

[It is interesting to note that this article gives the impression that the Proctor family was being cared for by the Rutgers, although at the time of Antonio's death Jane Rutgers had been their legal owner for over a year].

The Rutgers finances and legal obligations were such that they could not maintain the family as a unit. In January 1860 Charlotte, Mary and George, Jr. were purchased for $2,800 by Col. George Scott. Georgianna-was sold first to a man named Fernando and then to B. C. Lewis. John and Bahama were bought by Robert Williams. Matthew Lively, a druggist, later purchased John, who worked at Lively's store and pharmacy until he gained his freedom in 1865.(142)

George Proctor never returned to Tallahassee. Historical tradition states that he many times wrote letters to Nancy but she was not allowed to have the letters. It was also rumored that he occasionally sent a gold nugget. However, the Florida Sentinel on 03 July 1855, noted that "neither George nor the remittances have been forth-coming."

George Proctor did not work as a miner when he reached the Sierra Nevada, but instead was a carpenter in the small foothills town of Sonora in Tuolumne County. He died there on 26 December 1868. His obituary in the 15 January 1869 issue of the San Francisco Elevator notes that he was "a native of Florida, aged 63 years, 8 months and 3 days." The obituary continued,

> Mr. Proctor was an old resident of Sonora, where he has lived since 1850, and was highly respected by all who knew him. A gentleman in Sonora who knew him well, writes us as follows:
>
> 'He was a native of Florida, was born a free man; at an early age he married a slave, by whom he had three or four children; before coming to California he purchased the freedom of his wife and children and left the papers with a lawyer in who he had the utmost confidence, until he should come to California and make money enough and send for them. In the meantime, his friend, the lawyer, became involved and betrayed the trust of Proctor, and sold his wife and children. Proctor wrote repeatedly to his old home but never got an answer; and finally gave it up--hence his zeal in the cause of freedom for his color.(144)

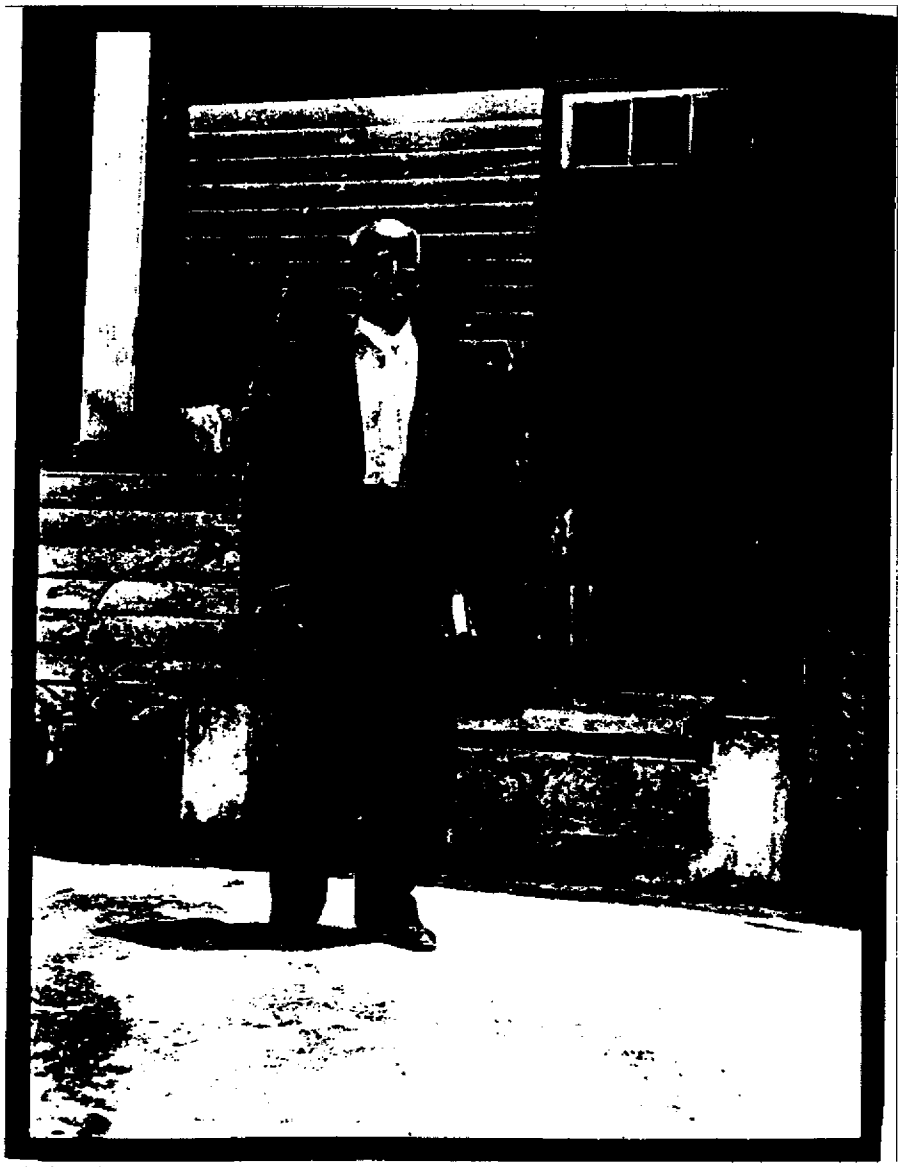
After John Proctor became a freedman he no longer worked for his former master, Matthew Lively. In December 1866 was living in Tallahassee and working as a waiter at the city hotel.(145) Later he was a teacher in some of the small schools that were opened for freedmen right after the war.(146) His primary occupation, however, was as a brick layer. (147)

During the Reconstruction period in Tallahassee John Proctor was a member of the Republican party and active in the political system. He was elected to the state House of Representatives in 1873, 1874, 1875, 1879 and 1881, and served in the Florida

Senate in 1882, 1883, and 1885.(148) His brother, George Proctor, Jr., represented Jefferson County in the House of Representatives.(149)

John Proctor bought ten acres of land bordering on Old Bainbridge Road in March 1879(150). The 1880 Tax Rolls for Leon County show that he owned 10 acres of improved/cultivated land valued at $125, one horse (or mule) and four head of cattle. He listed the value of his personal property (excluding the animals) as $10.(151)

When he served in the state legislature Proctor also held the position of Customs Inspector at the Port of St. Marks from at least 1880 through 1883.(152) When southern Democrats again gained control of the government Proctor no longer held public office nor was he again appointed to federal patronage positions. He continued to work as a brick mason(153) and was the patriarch of a large family.(154) He lived at his home at 1401 Old Bainbridge Road until his death in December 1944, a few weeks before his 101st birthday.(155)



John Proctor was born in Tallahassee in 1844, the son of a free person of color and a slave. He served in both the Senate and House of Representatives during Florida's Reconstruction government. This photograph, taken in 1939, shows Proctor in front of his house at 1401 Old Bainbridge Road. The house, built in @1879, burned in June, 1987.

LATE RECONSTRUCTION TO THE EARLY 1900's.

During the latter part of the Reconstruction period discrimination policies were being established throughout the south, despite active protest from the freedmen.(156) In October 1879 a "mass-meeting" [@200] of the colored people of Leon County, which was called for the purpose of discussing the feasibility of emigrating to Kansas or some other Western State or Territory, was held in Washington Square.(157) Poor treatment

by whites in the economic, social, and political aspects of their daily lives were the reasons the freedmen were considering leaving Florida. According to the Weekly Floridian,

> a committee of nine. . .was appointed to prepare an address to the people of the United States, setting forth their grievances, as well as to recommend an efficacious modus operandi by which a conciliation might be brought about between the colored people and the land holders of Leon, or, failing in this, the proper course to be pursued by them did they decide to emigrate. The committee repaired to a room over Mr. J. Ball's store.

Several men spoke vehemently concerning the reasons that emigration was necessary. A man named Rogers, giving a list of the cruelties and indignities that he had suffered when a slave, said,

> ...the landholders in this county will not sell the colored people land, thus affording them an opportunity to secure homes for themselves. . but instead, will lease us land, charge us exorbitant rent therefore, as well as excessive prices for supplies, and when the crop is taken to market and sold, we find ourselves, after paying our debts, penniless'. . no matter where the colored people went, they could not make their grievances greater or more numerous.

A man named Wiley Jones spoke next, and among his remarks that stated

> . . .his people were accused of stealing, and he did not attempt to refute the accusation, but said that, if they did, it was not to be wondered at: they, like other animals, must needs have something to eat, and if that man who works for twenty-five cents a day cannot support his family, is he to be censured by stealing when his children are crying for bread?(158)

The reporters for the Weekly Tallahassean could not refrain from editorializing about the meeting. The general attitude throughout the article was that the Negroes were complaining of things which they had very little reason to complain about. The article continued,

> . . . John Wallace, who has been connected with Republican politics in this section for a number of years. . . repeated, with a little different phraseology, the twice-told tale of the sufferings

> of his people in Florida, and then, as might be expected, merged into politics. . .He said that at the last election many Republicans were deprived of their right of suffrage by their names having been stricken from the registration lists; that when they came to vote, they must needs answer one thousand and one questions, and that the sun was down and the polls closed before half of the lawful voters had been afforded an opportunity to deposit their votes in the ballot-box... and even then. . .many Republican votes were not counted. He said many people today regard with unfeigned contempt the 13th, 14th and 15th amendments to the Constitution. . .that he doubted that the time would come when an attempt to throw them overboard. . .would be made, and that his people might again be placed under the bondage of slavery!(159)

In a follow-up article the Tallahassean asserted that "the colored meeting on Saturday last was a failure." The editorial continued with,

> What has tended to make the colored people dissatisfied is the fact that their material condition is not as good as is desirable: but in this respect they are little if any worse off than the great body of the whites. The partial failure of the cotton crop, owing to the extraordinary weather, affects all classes. . .We should have heard nothing of emigration or of high rents had the prospects of three months ago not been blighted by excessive rain. . .But the colored people must reform matters among themselves. They consume too much time in visiting towns, and too many of them are consumers and not producers. They neglect to raise stock, or such as attempt to do so find that their hogs feed some other families besides their own. . . But it is due to the colored people to say that the amount of crime among them has very much diminished within the last two years and if they could generally be induced to give more attention to stock industry there would not only be little complaint. . .but in times of crop failure they would be assured of food for their families at least and thus be saved from suffering."(160)

Although a large number of the black citizens of Tallahassee and Leon County were living under adverse economic and political conditions, there is no record of an organized group leaving the area to live in any place they perceived to be better. A small number of blacks living in Florida did settle the economic and racial conflicts they were faced with by emigrating to Liberia. A total of 100 persons is documented as leaving the state to resettle in Liberia 1875 and 1895, but none were from Leon County.(161)

By the 1880s the Frenchtown area was recognized as a major area of residence for the black community. Another enclave of freedmen was located south of Frenchtown, centered around the railroad station and warehouses, and small settlements of blacks were also in the rural areas of Leon County, often at a crossroads location or on plantations where they had lived before the War.

In Tallahassee several black citizens were operating businesses by 1880. Granville Sheppard, a slave once owned by Mrs. Bruce of Tallahassee, ran a blacksmith business which he started in 1867 and continued to operate until at least 1886-87.(102)

The café trade must have been a good one for the freedmen to enter. On 12 October 1880 the Floridian announced that "There will be no scarcity of eating houses in the city this winter. Two enterprising colored men, Dick Mickens and Ed Singleton, are arranging a neat and cosy [sic] saloon next door to the post office and Uncle Asberry Henry has opened and is in full blast, next door to Lively's Drug Store."

The Florida Gazateer and Business Directory lists 13 "colored" businesses in Tallahassee for 1886-87. Rani Allen and Stephen Manor operated restaurants, Thomas Chester made his living as a "huckster" (a peddler of vegetables and fruits), John Sneed kept a saloon, Benjamin Bryan, Asbury Henry, and John Williams were butchers, Virgil Croom was a barber, H. Scott and W. C. Twine were shoemakers, W. J. Gunn a physician, and Granville Sheppard a blacksmith.

In 1883 the U. S. Supreme Court declared the 1875 Civil Rights Act unconstitutional. This action dismantled state laws that provided for civil rights in transportation and public accommodation, nullified the 1873 civil rights act passed by Florida legislators, and opened the way for overt segregation.(164) In March 1888, when John Hawkins opened the Boulevard Hotel, the Weekly Floridian noted that "This is the first hotel built in Tallahassee for colored persons, and we trust it will receive a liberal patronage from them."(165)

By the end of the Reconstruction era, Tallahassee's black population was firmly established in separate residential neighborhoods, relying on its churches, schools, social and fraternal organizations to provide leaders and guidance. The Frenchtown area was markedly different from the more affluent white neighborhoods in town. The 1885 Norris, Wellge & Co. Map of Tallahassee shows many small, central chimney houses in the Frenchtown area of the city, with few streets and public buildings. Despite the expanding settlement in the area, it still retained a very rural character, with pecan groves and pear orchards.(166)

Much of Frenchtown's growth occurred during 1890 to 1920, with another expansion on the north and western boundaries in the mid 1940s and early 1950s. The Gibbs Subdivision, on the eastern side of the Frenchtown neighborhood, was surveyed and recorded in November 1891. Houses are not recorded being built there until 1924.(167) However, some structures were there prior to that time, including the house of Rev. A. J. Kershaw, which was built @1890.

Cooper's Addition, across Old Bainbridge Road and immediately west of Gibbs Subdivsion, was platted and recorded in 1895.(168) The first recorded date for construction in the subdivision is 1910-1914. However, some of the existing housing stock, and the oral history collected during the course of the historical/architectural survey, indicates that there were some buildings along the Bainbridge Road part of Cooper's Addition prior to 1900.(169).

During the 1890s many of Frenchtown's social institutions were developed. The Colored Methodist Church was built in 1890(170) and the corner stone of the new two-story Good Templers Building, between Call and McCarty Streets, was laid.(171) The following year the February 25 edition of the Weekly Floridian noted that "Pretty little cottages are being erected in the suburbs of Tallahassee by progressive colored citizens."(172)

The house at 833 Central Avenue was built @1890 by the Rev. The Albert J. Kershaw, pastor of Bethel A. M. E. Church. The house is now owned by Mr. Joe Nims, who, though well over 100 years of age, still works in his garden behind the house.

In 1901 the Weekly Tallahasseean printed an extensive article concerning the new home being built by black doctor S. Jerry. The house was located on the corner of Lafayette and Boulevard Streets, within the black residential area which at the turn-of-the-century stretched from Brevard Street south to the SAL Railroad.

The Tallahasseean remarked that the house,

> . . .will be quite an elaborate affair for a colored man in this city. Only one other--that of Dr. Gunn--equals or surpasses it. [Dr. Gunn lived nearby on Duval Street]. It will be a two-story . . . with five rooms on the lower floor and four above. The house faces Lafayette Street and has a wide porch. . .The corner parlor will have a bay window, and a corner chimney will give an open fire-place to both the parlor and dining room. . .The building . . .has already taken ten thousand feet of dressed lumber, ten thousand of rough lumber, nine thousand shingles, has 17 doors and 26 windows. . There will be city water, bath room, although there is a fine well with 15 feet of water in it. . .He has already expended over $600. . Later on he will erect a barn, a little to the right of the house and back. Dr. Jerry will also fence the sides next to the streets.(173)

In 1903 the Tallahasseean copied an article from the Monticello News in Jefferson County which said, "A handsome new cottage was pointed out to us last week in Tallahassee as the residence of Dr. Gunn, a negro who was born and reared in Leon county. He enjoys a large practice, chiefly among the best class of white people, who have much confidence in his ability and honor."(174)

In 1904 the population of Tallahassee was 3,429. The Directory of the City of Tallahassee for that year indicates almost all black persons within the city limits lived in the Northwest Addition (Frenchtown) or on its eastern fringe and along streets south of the Northwest Addition from-Park Avenue to Railroad Avenue. The primary streets of residence in and about the Northwest Addition were Call, Carolina, Boulevard, Macomb, Georgia, Bronough, Virginia, McCarty (Park Avenue), Tennessee, and Copeland. The occupations listed beside each citizen's name in the Directory give some idea of the social and economic status of the community. With the exception of Dr. Gunn and Dr. Jerry, the church pastors, and a few teachers, there were no "professional" people. Some were merchants who owned their own businesses, but approximately fifty percent of the men listed their occupation as "laborer." Other occupations given were drayman, butcher, mechanic, porter, hack driver, bar tender, barber, mason, cook, carpenter, and cigar maker. In 1904 two cigar manufacturers, El Provedo Cigar Factory on Monroe Street and A. Wahnish Company on South Adams Street, provided employment for many members of the black community.(175)

In the early 1900s there were three cigar manufacturing companies in Tallahassee. The Leon County Tobacco Company located in a large two-story brick packing house on Macomb Street near Virginia in 1907. The Weekly Tallahassee Democrat noted it was "conveniently situated for the negro employees of the company who have thickly settled that part of town." This photograph, taken after the turn-of-thecentury, shows cigar makers in an unidentified factory in Tallahassee.

Three of the black businesses operating in 1886-87 were still in business in 1904. Benjamin Bryan still worked as a butcher. In 1904 his shop was at 166 East Pensacola Street. Thomas Chester, who worked as a butcher in 1886, was working as a bartender at 89 West St. Augustine Street in 1904. John Sneed, a saloon keeper in 1886, operated Snead's Bar at 358 East Clinton Street (present-day College Avenue) in 1904. Dr. Gunn, who returned to Tallahassee in the mid 1880s and was practicing medicine in 1886, was also in business in 1904. His office and residence were at 170 South Duval Street.(176)

Further development took place soon after the turn of the century. Two new subdivisions, opened by George W. Saxon in 1905, are good examples of housing built by whites expressly for purchase by blacks. In March 1905 Saxon advertised "a public wedding, open to any colored couple residing in the county," to sell lots in Saxon's Addition, (bounded by present-day Dewey and Woodward, Virginia and Brevard

Streets). For the wedding, Saxon advertised, "We will buy the license, pay the minister, furnish carriages for the bridal party, deed the bride one lot in Saxon's Addition and present the groom twenty dollars cash. Ceremony to take place during the hour of sale."(177)

At the same time Saxon was marketing lots in Saxon's Addition, he was preparing to open Saxon's Northwest Addition immediately to the north. On 11 April 1905 he held what was termed "the Gala Day" and offered lots for sale at public auction. Saxon assured a large crowd at the opening of his new development by providing entertainment--including a "high dive by. Admiral Dewey, the highest diving dog in the world."(178)

For many years after Saxon's Addition was platted the development's streets, though continuations of those in the Northwest Addition, did not have the same names. Sometime after 1940 all the street names were changed to conform with earlier established names. Bigsbee became West Virginia, Hobson became West Carolina, Saxon became West Georgia, Bicycle Road became West Brevard, and Sampson became Woodward Avenue. Only Pope Street, running south/north, retained its original name. Saxon's Addition had been platted in a rural area and the character of the neighborhood remained such for many years. At the west end of Bicycle Road (Brevard) there was a poultry farm owned by John W. Bradley and a dairy owned by Edward A. Gilbert from the early 1920s to 1940.(179)

George Saxon was prominent in Tallahassee's business community. He operated a general merchandise business in Tallahassee and in 1889 opened a private banking institution in the city. He founded the Capitol City Bank in 1895 and acted as its President until 1920. Saxon was also a member-of the Tallahassee City Council for several years and on the Board of Public Works.(180)

In 1906 Lincoln Academy was moved from its location at Copeland Street and Park Avenue to West Brevard Street. The building that the school had formerly been in was purchased by the Florida Female College (Florida State College for Women) and was used until 1962, when it was demolished.(180)

The new Lincoln School was built on Blocks 11 and 12 of the Oakland Cemetery in the SW quarter of Section 25, which the city had purchased in 1902 from George W. and Sarah B. Saxon. The frame building constructed at the site was used until 1926. It was then replaced with a brick structure designed by noted architect William Edwards. This building-was Lincoln High School until it closed in ,1972. It is now the site of the Lincoln Neighborhood Service Center.(182)

In 1926 a private school was also started in the Frenchtown Neighborhood to provide education for the community's residents. This was Griffin Baptist College, administered by the Primitive Baptist Association, located on Alabama Street near Old Bainbridge Road. Although the school was called a "college" it was actually a training center for Baptist ministers and a graded elementary school.(183)

During the years 1910-1920 there was a dramatic shift of the black population within the South. Although many blacks moved to towns and cities immediately following the Civil War, the greater part of the black population remained heavily concentrated in the rural plantation areas of the South until the second decade of the 20th century. This increase in migration to urban areas was due primarily because of the problems encountered with the tenant farming system as it was then practiced.(184)

The influx of rural blacks into Southern cities during the early 20th century prompted whites to build cheap housing, restricted to defined areas, for rental and sale. These residential sections were many times referred to as "quarters," a term evidently adopted from antebellum times, when plantations had slave quarters. Separate housing, in racially defined areas, was the general rule. In some southern cities this separation was determined by so-called "Jim-Crow Laws" while in others it came about through custom. instead of legislation.

John Pearce was one of Tallahassee's earliest white builders of "quarters." He began building small houses in the Frenchtown neighborhood in about 1900; the average purchase price of a house was $300, or it could be rented for around $4.50 per week.(185)

A. 0. Gedde built black housing in the neighborhood in the 1920s. He apparently bought many of the available lots in Saxon's Addition, built houses, and resold them.(186) One of the houses Gedde built is still lived in by the original owner. The small frame vernacular house at 725 West Georgia Street (Form #43) was purchased on 01 May 1928 by Dan and Edith Swain. Mr. Swain made a down payment of $25.00 and owed a remainder of $669.00. Edith Swain still has the account book her husband kept, showing each $15.00 per month payment made to Mr. Gedde until the house was fully paid for.(187)

A quarters that is still relatively intact, as it was built in the early 1930s, is Crowder's Quarters, located west of North Macomb Street, between Brevard Street and Fourth Avenue. (Today this area is known as "Goodbread Lane" and another area, north of this, is commonly called Crowder's Quarters). The quarter was built by J. W. Crowder on land he purchased from the widow Annie Sheppard in the early 1930s.(188) (The 1904 and 1920 city directories list W. H. and Annie Sheppard (colored) living at 175 N. Bronough Street. Mr. Sheppard was a brick mason.

This small development was J. W. Crowder's first attempt at building and developing rental property for blacks. According to his daughter, Annie Ruth Crowder Hartsfield, he named the development "Goodbread Quarters," although it eventually came to be called by his name. The streets in the Quarters were named Goodbread Lane, Crowder Lane and Crowder Alley. Mrs. Hartsfield recalls that there were either 19 or 23 identical frame vernacular houses in the quarters, most built between 1932 and 1934. Her father determined to call the area Goodbread Quarters because "he rented only to what he considered to be a better class of people--who paid their rent on time and kept agreements."(189)

The house at #812 Goodbread Lane (Form #178) is markedly different from the other houses along the street. It is a two-story home with a roof line and door placements that indicate the house may be much earlier than those surrounding it. Mrs. Hartsfield remembers that her father moved the house onto the property soon after he acquired it.(190) Mrs. Hartsfield recalled that there was an old grits mill on the property when her father bought it. The mill "was in an open wood building with a roof, and had a machine with stones, belts, and a motor." Mr. Crowder used the mill to grind snap corn for the sheep and cows that he had on his dairy farm at Lake Jackson. (191)

J. W. Crowder was also responsible for building a quarters area on property which belonged to Guy Winthrop immediately north and adjacent to Goodbread Quarters. Mr. Crowder built the same type of houses there as he had built along Goodbread Lane. Mrs. Hartsfield recalls that there were many more houses on the Winthrop property. (These houses have been demolished and a large apartment complex is on the site). Mr. Crowder also purchased lots along Gibbs Drive and built 45-48 similar houses there during the late 1930s. This is the area Frenchtown neighborhood residents now refer to as Crowder's Quarters. (192)

This quarters, located just west and north of the intersection of Macomb and Brevard Streets, was built in the early 1930s by J. W. Crowder. He called it Goodbread Quarters, but it was referred to in City Directories as Crowders Quarters. The houses along Macomb Street and Goodbread Lane are typical of the structures being built for sale and/or rental to blacks in Tallahassee during the 1920s and 1930s. Houses identical to these can be found throughout the Frenchtown Neighborhood.

The Frenchtown area was not the only section in Tallahassee where cheap housing for blacks was constructed during the 1920s and 1930s. There were many other "quarters" or "settlements" scattered about the city, although all were in areas that were traditionally non-white neighborhoods. Among those were: Meginnis Quarters, from 503 East Call Street south to East Park Avenue, established prior to 1919 (the 1934 city directory lists five houses in this quarter); (193) Springfield, "a colored settlement in the northwest section of the city beyond Copeland," established before 1934; (194) Villa Mitchell Hill, "a colored settlement in the southwest section of [the] city bounded by SAL Railway and Railroad av., established prior to 1934; (195) Allen Subdivision, "a colored settlement on south side of SAL Railway at end of S. Boulevard," established prior to 1930; (196) Leon Lumber Company Quarters, "on Spring Hill Road one mile southwest of city limits," established prior to 1927; (197) White City, a [colored] settlement at west end of W. Gaines (all houses painted white), established prior to 1934 (in 1934 there were 22 houses in this settlement); (198) Collins Quarters, "from rear of 523 E. St. Augustine one-half block,"; Council Quarters, "one-half block east from S. Meridian, southeast E. St. Augustine," and Gray's Quarters, located along the SAL Railway south from Eugenia Street. All were established between 1938 and 1940.(199)

There were also several subdivisions adjacent to the Frenchtown area that were platted and opened for development by the city's black population. These included Cherokee in 1924, (200) Acme Gardens in 1925, (201) Lincoln Heights in @1928 (202) and Griffin Heights, opened in @1930. (203) No mention was made in any of the city directories of the "Smokey Hollow" community located on the south side of Lafayette Street near the Cascades.

Urban quarters or settlement houses were, as a rule, cheap to build, modest in both size and style, and often placed very close to one another so the largest number of houses could be placed on the available space. In some areas no variety of design occurred -- block after block of identical houses were built, often with no setback from the street except what was afforded by the front porches. In many instances the housing was inadequate, or substandard, and usually lacked plumbing. (204)

From @1900 to the mid 1930s much of the housing available to black people was built by white developers for use as rental property. The houses constructed in the early 1900s that are in subdivisions surrounding the old Northwest Addition, were generally small, wood frame structures with gable or hip roofs. Shotgun houses, a common style built throughout the South for workers during the 1920s and 1930s, are found in the Frenchtown neighborhood, but are not now a dominant style. However, certain areas, such as the 600 block of Dent Street and the 400 block of West Georgia Street, are examples of what many streets in the neighborhood probably looked like when the shotgun house was common.

The houses in Saxon's Addition, built by Mr. Gedde, demonstrate the approach to residential development for blacks that was used by Tallahassee's white developers. The house at 725 West Georgia (Form #43), which was built in 1928, is an excellent example of Mr. Gedde's work. The first owner of the home still resides there and few alterations have been made to the house over the past 60 years.
Other examples of frame vernacular housing built in the Frenchtown neighborhood as rental property are in the 600 block of West Virginia and in Crowder's Quarters on Goodbread Lane and North Macomb. Several examples of the hip roofed cottages built for sale survive on the south side of the 400 block of West Carolina. Sanborn maps indicate this street- once had an entire row of the cottages, although only two now remain.

Some of the subdivisions, though opened for development in the 1920s, were not established as neighborhoods until the late 1930s to mid 1940s. A few houses were constructed in the various areas, but most retained a rural character--the home sites more often resembling small farms than suburban developments.

Delaware Street, in Saxon's Northwest Addition, is a good example of how later Frenchtown neighborhoods developed. One of the first houses on the street was built on the northeast corner of Delaware and Woodward in 1931 by Thomas Duhart. Prior to moving to Tallahassee, Mr. Duhart worked on Foshalee Plantation. His brother,

Christopher Duhart, also lived on the north side of Delaware Street, closer to intersecting Dewey Street. In 1938, Bartow Duhart, the son of Thomas, built a house (#861 W. Delaware) on the south side of the street, across from his father. (205)
Bartow Duhart built his house by his own labor, using plans supplied by Rev. Hunter, who, by that year also had a house on the street. Bartow Duhart's house was the first in the neighborhood to be required by the city to have an indoor toilet. All other houses on the street built prior to then had privies located in the yards. (206)

Mr. Duhart remembers that his neighborhood got electricity in 1943-44. He did the wiring for his house after his brother in Tampa sent him the materials for the work. Electrical wiring was generally not available in Tallahassee then because of shortages caused by World War II. (207)

There were no paved streets in the subdivision until @1947-48. In some of the developments just to the north (such as Griffin Heights) the streets were not paved until the early 1950s. (208) In the late 1930s and during the 1940s, Delaware Street was, according to Bartow Duhart, "not even a street, it was a wagon trail, a two-lane wagon trail." The area west of Woodward Street was then pine woods and cleared cattle pastures. The hill that Saxon's Northwest Addition is located on was criss-crossed with foot paths to stores, churches, and work places. (209)

The rural character of Delaware Street is no longer prevalent. However, the area's mature trees, vacant lots, and extensive gardens make it a pleasant, quiet neighborhood. Deacon Duhart recalled that his father kept a team of mules in a barn next to his house until the 1950s, and Rev. A. H. Hunter remembered that during a drought in the 1940s people in the area followed the footpaths and road to Lake Jackson to do their laundry.(210)

The Old Bainbridge Road (or Lake Jackson Road) was also a place where black families lived. It developed in a manner similar to the neighborhood on Delaware Street. The earliest known house along the road was that of John E. Proctor. (The house was destroyed by fire during the second week of June, 1987). Proctor bought Lot 45 in Section 36 -TIN, R1E from Ransalier C. Stearns in March 1879. He paid $125 for the ten acres. Prior to Stearns' ownership the parcel had been the property of Annie B. Hopkins. (211)

John Proctor probably had a house on his property by 1879-80. He and his descendants lived there, and in surrounding houses on the property, from that time until 1978. Mr. Proctor died in this home in 1944 shortly before his 101st birthday. His daughter, Lettie (Mrs. Samuel Hills) continued living in the house until her death in 1978. (212)

From the 1920s through at least the 1940s Lettie Proctor and her husband lived in a small house just south and to the back of John Proctor's house. This house is no longer standing. The Proctor property had several outbuildings, including a

barn, a privy and (in earlier days) a detached kitchen. His granddaughters, Henrietta Rollins and Mary Rollins Nelson, remember that he had chickens, a horse named Charley, a large vegetable garden, a corn field and a pear orchard. (213)

Next door (north) to John Proctor was the home of Erma Jenkins. She owned a 10 acre parcel of land immediately to the north of her house, which she sold to the Greenwood Cemetery Company in 1937. (214)

Mrs. Mary R. Nelson grew up along the road. Her mother, Julia Proctor, was the daughter of John E. and Mary Proctor. Her father was John Rollins. She lived at the home of her paternal grandparents at 1210 Old Bainbridge Road, Mrs. Nelson recalls that when she was a small child (she was born in 1895), there were no houses on Bainbridge Road between her grandfather Proctor's house and John Pope's house on the east side of the road, and no houses on the west side of the road except for the home of her grandparents, the Rollins. (215)

Sometime between 1910 and 1920 Oliver Mills built a house directly across the street from the Rollins home. Mr. Mills was a barber and also trained bird dogs for white hunters. The house is still standing, however, it has been extensively altered on the exterior and was not included as a contributing building in the architectural survey.

On the west side of Old Bainbridge Road was the property of John Rollins. Mr. Rollins was a cabinet maker, and his wife, Mary, was a midwife. They owned several acres along the road, and raised vegetables for their own consumption and for sale. The hip roofed cottage that is on the property now was built in @1915-16 after the earlier frame house burned down. The cottage is the third house which has stood on the same spot. The first house, built before the turn-of-the-century, was "very small," with a living room, two bedrooms and a kitchen. The second house, that caught fire, was a two-story wood frame house. (216) The Rollins property was completely surrounded by a wire fence in the 1920s and 1930s. The family raised chickens, turkeys and guineas, kept two milk cows and a team of horses named Mary and Step. Besides the garden, they also had a large field of cow peas just south of the house. There were several outbuildings on the property, including a crib, a barn that sheltered the wagon and buggy, and a barn for the horses. (217)

The hip roofed cottage at 1210 Old Bainbridge Road was built in @1915 by the grandfather of the present owner, Mrs. Mary Rollins Nelson. It is the third house Mrs. Nelson remembers being on this site. She was born on the property in 1895. Her mother was Julia Proctor, daughter of John Proctor. She grew up at the home of her paternal grandparents; her Grandfather Rollins was a cabinet maker and her Grandmother Mary was a midwife.

The only other buildings along that part of Old Bainbridge Road during the early 1900s (that Mrs. Nelson could recall) was the house of 0. Drew. Eli Drew had a blacksmith shop at this location. (218)

By the late 1920s there were a number of houses and small businesses along the Old Bainbridge Road. The area was surrounded by woods. A dairy farm, owned by Martin D. Hurst, was on the west side of the road (north of the Proctor property). It was in operation from the 1920s through early 1940s. (219).

The Duhart, Hunter and Rollins family histories are typical examples of settlement patterns that occurred in areas of the Frenchtown neighborhood. Many homes still belong to the original owner or members of extended families of the original owner. Others are now in the third generation of ownership. Other long time residents that do not own their homes, and have gone from rental to rental, have often moved only within the small area of a few city blocks. Other renters have lived in the same house for 20 or more years.(220)

The Duhart family has lived on Delaware Street in Saxon's Northwest Addition since 1931. Bartow Duhart still lives in the same house he built with his own hands in 1938. Younger generations of his family own property on the street. (221) The Rollins family has lived on their property at 1210 Old Bainbridge Road since before the turn of the century. At least three generations of owners have lived there, including John and Mary Rollins, their son John Rollins and his wife Julia, and their daughter, Mary. The present owner, Mrs. Mary Rollins Nelson was born on the property in 1895. She is now 92 years old and lives in the house her grandfather built in 1915-16.

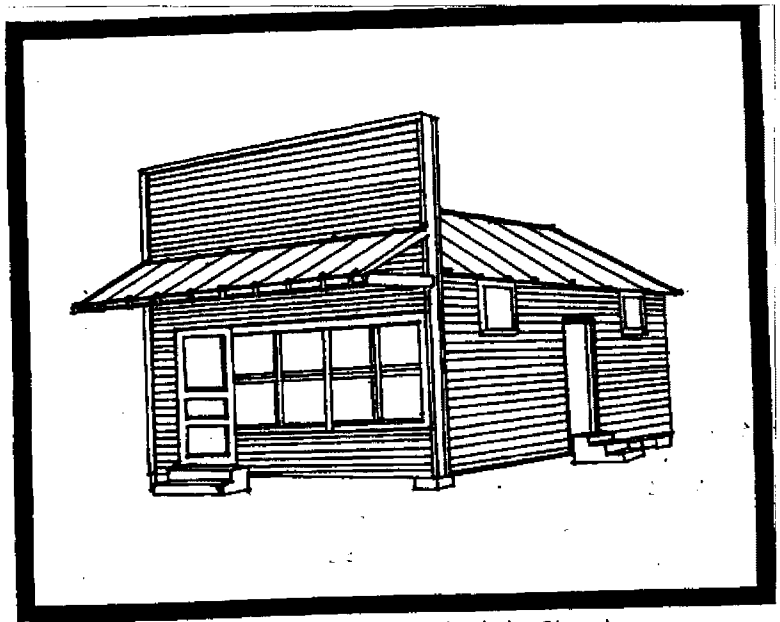
The John Proctor property, acquired in 1879, is owned by his granddaughters, Henrietta Rollins and Susie Rollins Walden, both in their 80s. This house was, unfortunately, destroyed by fire in June 1987.

The curb market on Boulevard Street was a popular spot in 1938. People often arrived in wagons and buggies to do their shopping.

During the 1920s and 1930s Tallahassee's main shopping district for both white and black citizens was along Monroe Street. Some businesses were operated in the neighborhoods by members of the black community. These were small enterprises, usually in or adjacent to the persons's home, and were easily conducted from a personal residence. These included such businesses as barber shops, cafes, and groceries.

In @1927 Millie L. Law had a grocery store at 401 W. Brevard, on the corner of Pope. Harkness Hadley, Joseph Nims and J. P. Reese also operated a grocery store on West Brevard. Anita Johnson, 157 N. Copeland, sold cold drinks, Edward Ford had a restaurant at 71 W. Virginia .Street, and Wm McKinnon, a barber, was on the corner of, W. Virginia and Macomb Streets. (222) In the late 1920s a few business establishments were located along Macomb Street, and by 1934, 26 commercial structures, including a pool hall, jewelry store and funeral home, were there. (223) This area may have been a popular spot because of its location at the center of the greater Frenchtown neighborhood.

During the 1930s to 1940s several frame vernacular stores were built in the area. They were one-story structures with a gable roof hidden by a false front. These stores, common throughout Tallahassee, can still be found in various areas of the city, including the Bond community and at the corner of College and Bronough Streets. Three such stores remain in Frenchtown. One, in the 700 block of West Brevard, has been altered to such an extent that little of its original fabric or character remains. The stores at the southeast corner of North Macomb and West Virginia Streets, and at the northwest corner of West Georgia and North Boulevard Streets, are good examples of this type of commercial structure.



Southeast corner, Macomb and W. Virginia Streets

400 West Georgia Street

One-story, gable-roofed stores with false fronts were very common in Tallahassee's neighborhoods. Several can still be found in the city, including three in the Frenchtown survey area.

GREENWOOD CEMETERY

Greenwood Cemetery is an institution unique to the history of the Frenchtown neighborhood. It was developed in 1937 in response to segregationist policies adopted by the city, which disallowed further burials of Negroes in the city cemeteries.

The plan for segregating burials was first put before the Tallahassee City Commission in 1936. S.A. Wahnisb and Guy Winthrop appeared before the Commission proposing that an area called Evergreen Cemetery be used as a burial ground for colored people, reporting that all colored people were in favor of the Evergreen plan, with the exception of J. R. D. Laster, colored undertaker. (224)

The Commission directed that owners of lots in the colored section of Oakland Cemetery, who had no one buried in such lots, be notified that the city "would purchase . . . a similar lot in Evergreen cemetery [for them] upon the surrender. . . of deeds to lots in Oakland cemetery."(225)

At the City Commission meeting on 12 January 1937, the "matter of closing the negro cemetery of the old cemetery" was recommended by the city sexton. The City attorney was directed "to draw an ordinance. . .requiring that that part of the old cemetery devoted to the burial of negroes be closed unless they can show title to family lots in the said cemetery."(226) At the Commission meeting two weeks later, the ordinance was

read in full for the first time: "An ordinance closing that part of the city cemetery heretofore designated as the public burying ground for the purpose of the burial of the dead bodies of colored persons and prohibiting the further burial of the dead bodies of colored persons in said cemetery." (227)

The same Ordinance was read in full for a second time at the City Commission meeting on 09 February 1937. The final vote to pass the Ordinance was unanimous, with Commissioners Jinks, Wesson and Yaeger voting "Yay." (228)

Five years later, at the 24 March 1942 meeting of the City Commission, the City Manager presented "a plat of a colored cemetery on the Old Bainbridge Road, which is being developed privately." (229)

The cemetery on the Old Bainbridge Road, brought to the Commission's attention, was Greenwood Cemetery. The Greenwood Cemetery Company was established 19 March 1937 "to acquire land so as to provide a burial place for the dead of the colored race near Tallahassee in Leon County." The founders of the organization were J. R. D. Lassiter (Laster), William Mitchell, Erma Jenkins, Sam Hills, Maude Lomas, R. L. Gordon, James H. Abner, M. Johnson and T. H. McKinnis. (230)

The Company purchased ten acres of land, in "that part of the South Half of the Northeast Quarters of the Northeast Quarter of Section Twenty-six (26), in Township 1 North of Range 1 West, lying East of Old Bainbridge Road." The property was purchased from Erma L. Jenkins, one of the founders of the Cemetery Company, for the consideration of $10.00. (231) According to the Company's Charter, "Any colored person of good character and not less than 21 years of age" could become a member of the company "by the presentation of his or her application for membership and the approval of such application by a majority of the Board of Directors . . ."(232)

Burials began in Greenwood Cemetery in 1937, shortly after it was established. Surveyor E. G. Chesley laid out the lots and blocks for the cemetery's original ten acres. (233) Bartow Duhart was hired by the Company to mark the corners of the lots and blocks with metal stakes set in concrete.(234) Over the next 30 years at least three additions were made to the cemetery property. It now is 16+ acres in size.

When the Cemetery Company sold burial spaces, it was with the understanding that families of the deceased would maintain the plots. However, over the years family members died or moved away, or simply ceased to care for the grave sites. The burial ground took on a neglected, abandoned appearance, even though burials were still being done there. Vegetation was not controlled. Many of the grave sites subsided, wood grave markers rotted away and other markers were hidden by debris and earth. In later years accurate records were not always kept of lot ownership and burials.

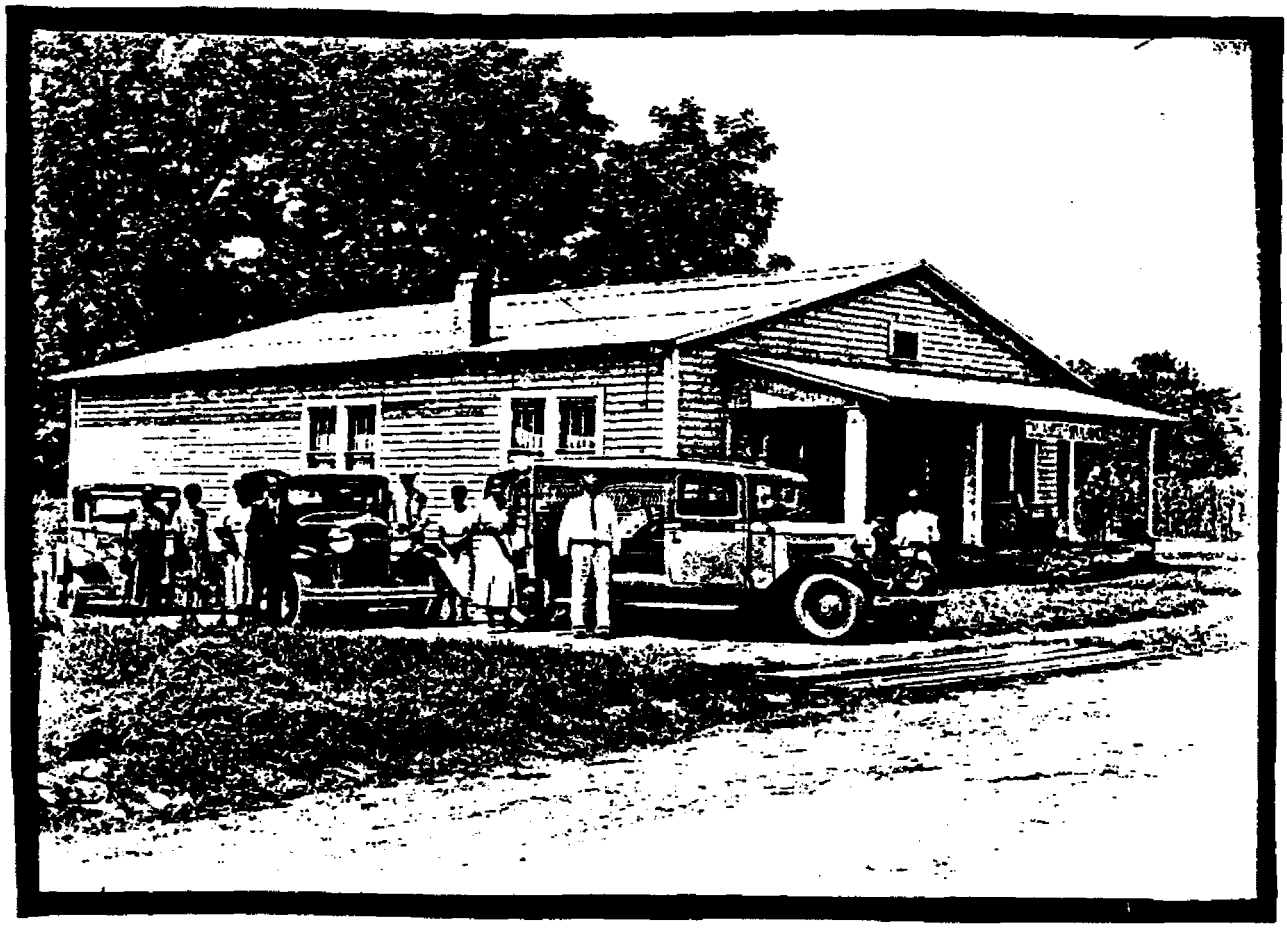
In 1963 Greenwood Cemetery was again brought to the attention of the City Commission when Gilbert Porter "brought up the matter of turning over to the City the

Negro cemetery on the Old Bainbridge Road and stated they did not have funds with which to keep it in proper shape. . . The Commission suggested he prepare an offer for the undeeded lots and present to them for their further consideration.." (235) No action was taken on this proposal, however, and Greenwood remained in a deteriorated condition. All the Company's founders had died -- the only continuity provided for the facility was by the daughter of J. R. D. Laster, Mrs. Reather Laster Doyle, who took over her father's undertaking business and continued to sell lots in the Cemetery. (Mrs. Doyle died in May 1987.)

In September 1985 a group of concerned citizens in Tallahassee's black community formed the Greenwood Foundation, whose purpose is to restore Greenwood Cemetery to a safe and respectable condition. Rev. James Vaughn, Jr. was appointed the organization's President. Through the efforts of the Foundation, and with the support of City Commissioner Dorothy Inman and County Commissioner Henry Lewis, a citizen's clean-up campaign was organized; the County Commission contributed $25,000 to establish a perpetual care trust fund; and the City of Tallahassee committed $280,000, over a three-year period, for a survey to locate graves, and to pave streets and correct drainage and erosion problems in the cemetery. The city also voted to take over maintenance of the site in October 1987.

Within the context of the Frenchtown neighborhood, Greenwood Cemetery is an important historical and cultural resource. Its gravemarkers and funerary art reflect the social and economic history of Tallahassee's black communities, and often give important clues about individuals that are buried there. The marker inscriptions provide valuable information for the historical, genealogical and demographic records. In addition, the cemetery has examples of Afro-American folk art, which is based in grave-decoration traditions that can be traced to West Africa.

Greenwood Cemetery is the final resting place-of many persons pivotal to the history of the black community. These include Willie Gallimore, star football player for Florida A & M University and the Chicago Bears, and Maxwell Courtney, the first black to attend and receive a degree from Florida State University.



The Tallahassee Funeral Home, c. 1920s. Note the unpaved street and the corn field to the right of the building.

FRENCHTOWN ARCHITECTURAL STYLES

The Frenchtown Neighborhood has a diverse architectural heritage. Its character is quite different from the other inner-city neighborhoods in Tallahassee, such as Country Club Estates, Los Robles, and Lafayette Park, which are more affluent and generally populated by the white middle class. The oldest structures in Frenchtown are located within the Northwest Addition, Cooper's Addition, and Gibbs subdivisions. Much of the building stock in these three subdivisions is from the early twentieth century. The earliest verified construction dates for any houses within the survey area are @1879-80 and @1890-95.

All the houses designated in the survey report as contributing structures are classified as "vernacular architecture," and without exception all are frame construction. The general character of the neighborhood is residential, with a central commercial corridor along Macomb Street and the adjoining streets of West Brevard and lower Old Bainbridge Road. More recently constructed housing complexes, such as the Carolina

Apartments, are major intrusions into the oldest, most historically important part of the survey area.

Most of the frame houses are one-story, although there are a few one-and-a-half and two-story houses. Within the survey area houses are generally set back from the street approximately 12-15 feet, although some blocks have houses right at the sidewalks. Almost all houses are raised on brick or concrete block piers, and most have some form of front porch. The majority have either gable or hip roofs. Very few have ornamentation.

The frame vernacular architecture of the neighborhood features several house styles that were popular from before the turn-of-the-century through the 1930s. These are the saddlebag, shotgun, hip roofed cottage, gable-front-and-wing, and bungalow. The saddlebag and shotgun are examples of the material culture of the area's black population and are inextricably tied to the social history and settlement geography of the Frenchtown Neighborhood.

The house located at 444 West Carolina Street (inset) is very similar to ones shown in a street scene of Tallahassee sketched by Castleneau when he visited the capital in the winter of 1837-38.

The saddlebag house is a style whose origins in the United States can be traced to 17th century Tidewater Virginia. (236) In areas where the type was first built it is associated with North European immigrants. (237) Henry Glassie, in his book Pattern in the Material Folk Culture of the Eastern United States, states that on the farm of the Deep South:

> . . .if the house is [was] not a dogtrot. . . it might be a cabin of one room fitted with a shed on the rear for a kitchen, but it probably is a one-story two-room house with two front doors and a chimney in the center or on one end. This pair of two-room types--two distinct types dependent upon the placement of the chimney--was evolved from cabins in the mountains and on the Coast; they were carried south and westward into the Deep South. . .The two-room single chimney types are particularly common in the Southern Tidewater where several serve on the same farm as quarters, or where they are lined up in unpainted rows in the Negro sections of the small towns. . .(238)

The saddlebag plan has a distinctive central chimney with fireplaces opening into rooms (pens) on either side of it. In almost all instances it is, only one room deep. Separate front doors, placed symmetrically on the facade and opening into each room, are common features of this house style in the southeast. Usually the rooms are not closed off from one another as the individual entrances might suggest--the common practice is to place a doorway in the dividing wall, next to the chimney, connecting the two rooms.

Geographer Fred B. Kniffen theorizes the saddlebag may have developed as one of two commonly practiced methods of enlarging a one unit house:

> This is a widely used method of extending the size of a house by adding another room, its gable set up to the chimney end of the original structure, producing a central-chimney house. The saddlebag house may be built originally as such or it may represent an addition. It may have one story or two; it may have one, two, or three front doors. The one constant feature is its central chimney.

> Adding a second room simply by abutting it against the older is practiced, but not widely. The saddlebag is far more widely distributed, abundantly in West Virginia and Kentucky, less abundantly throughout the Upland South.
>
> In the Upland South, the type of individual was in 1850 a small farmer, with log buildings, free-ranging stock, and hunting as a serious part of his economy. Contained within this large region were areas where a plantation economy and settlement pattern prevailed. Some of these plantation areas, especially those in more accessible regions, were settled by migrants from a plantation background farther east. They brought with them the"."big house" frame architecture, quarter cabins, and other settlement features of the old 'Tidewater plantation.(239)

If, as Kniffen suggests, the "quarter cabins" on Southern plantations were architectural features adapted from earlier plantations styles in the Northeastern Tidewater Region, this could explain the saddlebag house being constructed in North Florida--first used as slave houses, then later, after Emancipation, as tenant housing in the rural areas, and finally in towns and cities because of tradition, and efficiency of style.

It is difficult to describe slave houses (or "cabins") with much historical accuracy, although this, hopefully, will change over the next few decades. Plantation archaeology is a relatively new field and little is available in the current literature concerning the architecture/floor plans of slave quarters. Since most of these structures were made of wood, they have, over time, been lost because of weathering and decay. Fortunately, there is some historical documentation, photographic and archaeological evidence, as well as extant examples of saddlebag plans used on plantations in the Tidewater South.

The evolution of the saddlebag house plan from the Colonial period to antebellum times is uncertain. Available documentation and existing examples show many slave quarters as one room houses with end chimneys. There is no question that this was typical for such structures in both the Tidewater and Upland South. However, there is enough documentation, and surviving examples, to demonstrate that the saddlebag plan, too, was common for slave houses.

One example is the slave house of Retreat Plantation, on St. Simons Island, Georgia. It is the only one remaining of eight which were located a short distance from the main plantation house. It is constructed of tabby, with the chimney in the middle of the house and a large fireplace on either side. The house actually has four rooms (two on each side) instead of the more usual two, and it also has an attic or sleeping loft. But the central chimney, opening into the two center rooms, is the distinctive and identifying feature of this house. (240) Another example of the saddlebag plan being used for slave quarters was John E. Seabrook's plantation on Edisto Island, South Carolina. An 1862 photograph shows the quarters were wood frame with central chimneys, constructed similar to the one remaining at Retreat Plantation. (241)

George W. McDaniel, in his book, Hearth and Home, wrote:

> . . .The story of Okra, a slave on a Georgia sea island plantation, illustrates the continued presence of African customs in black culture along the South Carolina and Georgia coast. Probably in the 1840s or. 1850s, Okra constructed an African-style house with wattle-and-daub walls and a thatched roof of palmetto leaves, but his owner made him tear it down, saying he wanted no "African hut" on his place. The quarters that the owner did allow, excavated recently by archaeologists, were two-room houses with central chimneys with back-to-back fireplaces, an enlarged modification of a traditional Anglo-American tidewater cottage.(242)

McDaniel further states that in 19th century Maryland,

> . . . There were some examples in log, frame and brick construction of two-unit (or double-pen) houses that consisted of two identical rooms on either side of a central chimney with back-to-back fireplaces, each room having its own front door.(243)

The 1885 Norris, Wellge & Co. map of Tallahassee shows approximately 45 houses with the central chimney plan located within the city's northwest area bounded on the south by Park Avenue (then called McCarty Street) and Boulevard Street on the east. Just south of this area the map shows many more one-story, central chimney houses. These were areas of settlement for blacks in Tallahassee shortly after the Civil War. The presence of the saddlebag here seems to support the theory that the recently freed slaves built types of housing they were familiar with.

It should, however, be noted that the saddlebag house is not directly linked to Afro-American traditions. Because its origins can be traced to European settlers in Tidewater Virginia, and at a later date became common as use for slave quarters, it is probable that the saddlebag house was imposed on the black population by white owners. The plan was inexpensive, simple, and efficient to build. The house types forced upon the slaves over a long span of time eventually became their traditional and accepted forms of housing.

Over the years the saddlebag plan came to be associated with rural tenant housing located primarily in the Cotton Belt. According to McDaniel, "There was a strong continuity in house types from slavery to freedom. Small log houses remained common-place through the 19th century and into the 20th, and were inhabited by black and white sharecroppers." (244)

The saddlebag plan was [is] used by both black and white tenant farmers. This report is concerned with tracing the house type from plantation slave quarters to the post

Civil War settlement of Frenchtown by blacks, to give an understanding of the age and historical importance of the structures in the survey area. However, the saddlebag house was built and lived in by poor whites also. While many of the earliest tenant houses on the plantation were undoubtedly existing slave quarters houses, the houses built at later dates, by white land owners for both black and white tenant families, were the accepted, "traditional" house forms, i.e. the saddlebag or the single pen with gable end chimney.

Three excellent examples of saddlebag houses are in the Frenchtown survey area. They are located at 313 West Georgia Street (Form #53), 414 North Copeland Street (Form #20), and 317 West Call Street (Form #4). There is also an early saddlebag located at 716 Old Bainbridge Road (Form #117), but it is in a deteriorated condition. Examples of newer houses adapting the traditional saddlebag plan for more modern living include the nine structures of the Soul Garden Apartments in the 500 block of West Georgia Street (built in the 1940s).

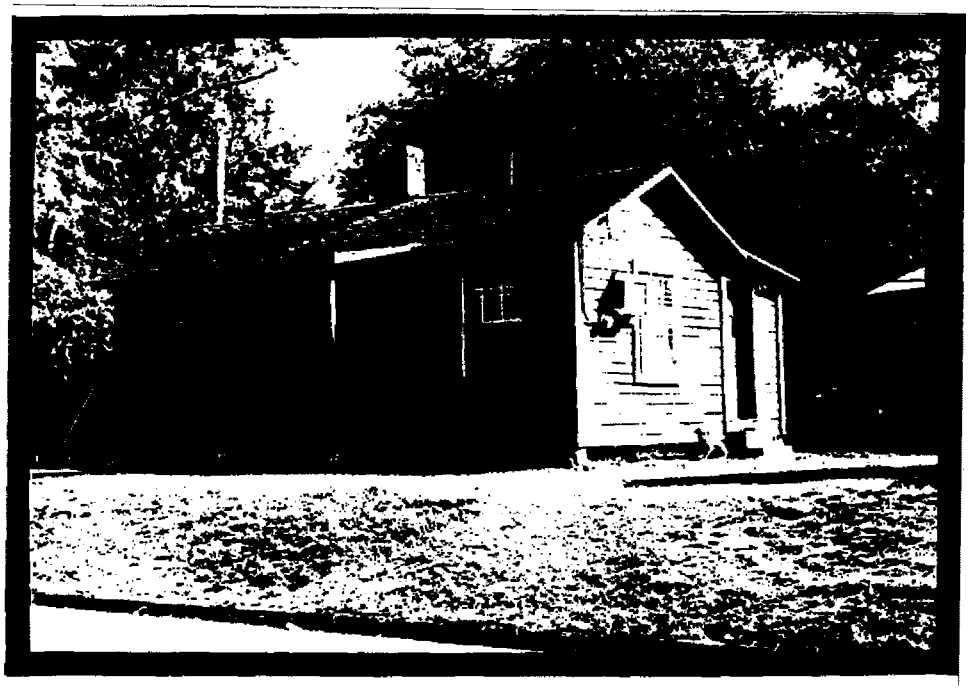
The saddlebag house at 414 North Copeland Street was built **prior** to 1920. Priscilla (or Cristilla), Lucy and Minerva Hart were living in this saddlebag house at 313 West Georgia Street prior to 1904. Priscilla, who earned her living as a laundress, continued to reside here during the first quarter of the 20th century.

The shotgun house is another type of vernacular architecture important to both the social and architectural history of Frenchtown. Its origin is probably as old as that of the saddlebag house, but is fascinatingly different. The distinctive shotgun house is common throughout the South in both rural and urban areas with substantial black populations. The narrow, one-room-wide building is set gable-end-to-street with the main entrance in the gable end. It is generally two to four rooms deep, with the rooms opening directly into one another. A narrow porch, sheltering the front entrance, is usually part of the overall plan. Tradition states the house is called a "shotgun" because if a gun is fired through the front door the shot will go out the back door without hitting anything. However, it has recently been suggested that "shotgun" is a corruption of "to-gun", a Yoruba word meaning "place of assembly" when applied to houses. (245)

John Michael Vlach, Director of the Folklife Program at George Washington University, and an authority on Afro-American arts, has traced the shotgun house from its first appearances on the United States Gulf Coast to Haiti and the west coast of Africa. He believes that the development history of the shotgun house reaches back to the 17th century. (246)

Vlach contends the American shotgun plan is the "end product of a series of transformations and changes" that developed from a rudimentary plantation house, which in turn evolved from the interaction of Arawak Indians, French colonists and Yoruba slaves in the Caribbean Islands, specifically, the island of Haiti. The caille, or

shotgun prototype, was common in Haiti by the late 17th century. Houses with the same plan are still being built there today.(247)



Some housing built after 1940 in the Frenchtown Neighborhood has adapted the saddlebag plan for today's use. This includes the Soul Garden Apartments in the 500 block of West Georgia Street (top). The houses at 1127 (above) and 1129 Old Bainbridge Road have also adapted the saddlebag plan.

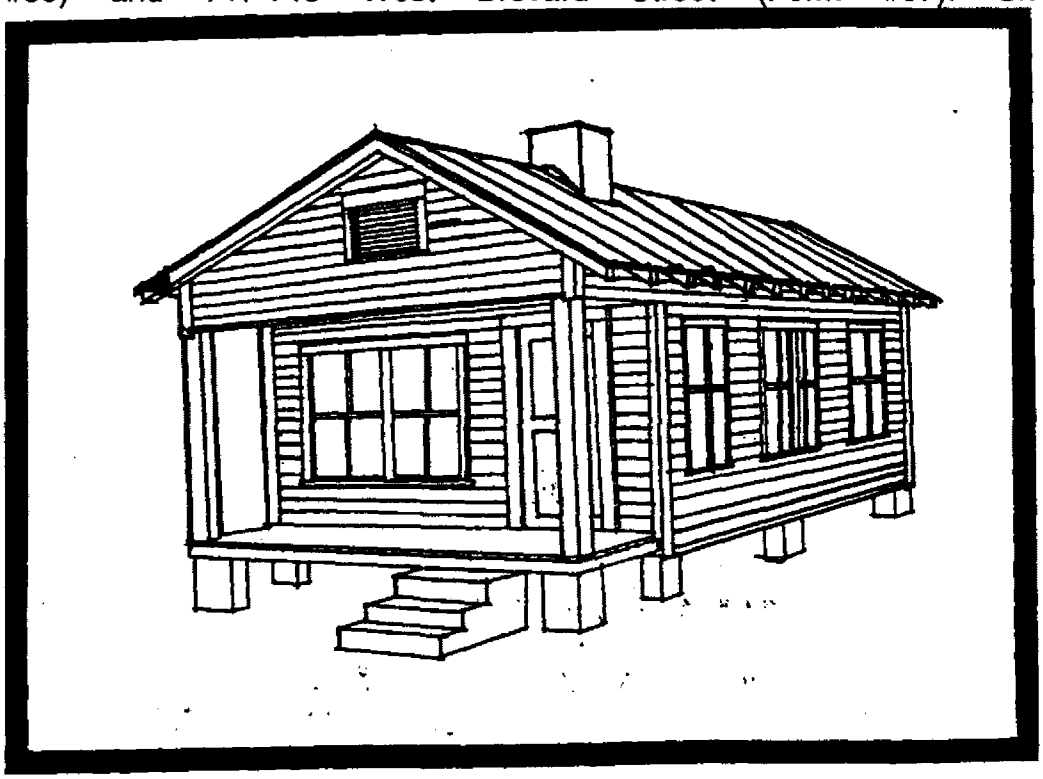
In 1809 a large population of slaves and free-colored people migrated to New Orleans following the slave uprising Haiti. The Haitians' New Orleans houses were comparable in almost every detail to those in Haiti, including room size, ceiling height, floor plan, door and window placement, hardware, and construction method. Because the origin of the shotgun house in the United States is in New Orleans, the city is considered the center of diffusion for the shotgun throughout the south. The city has several traditional variations of the shotgun which indicate it is a house style that has been used there for a long period of time.(248)

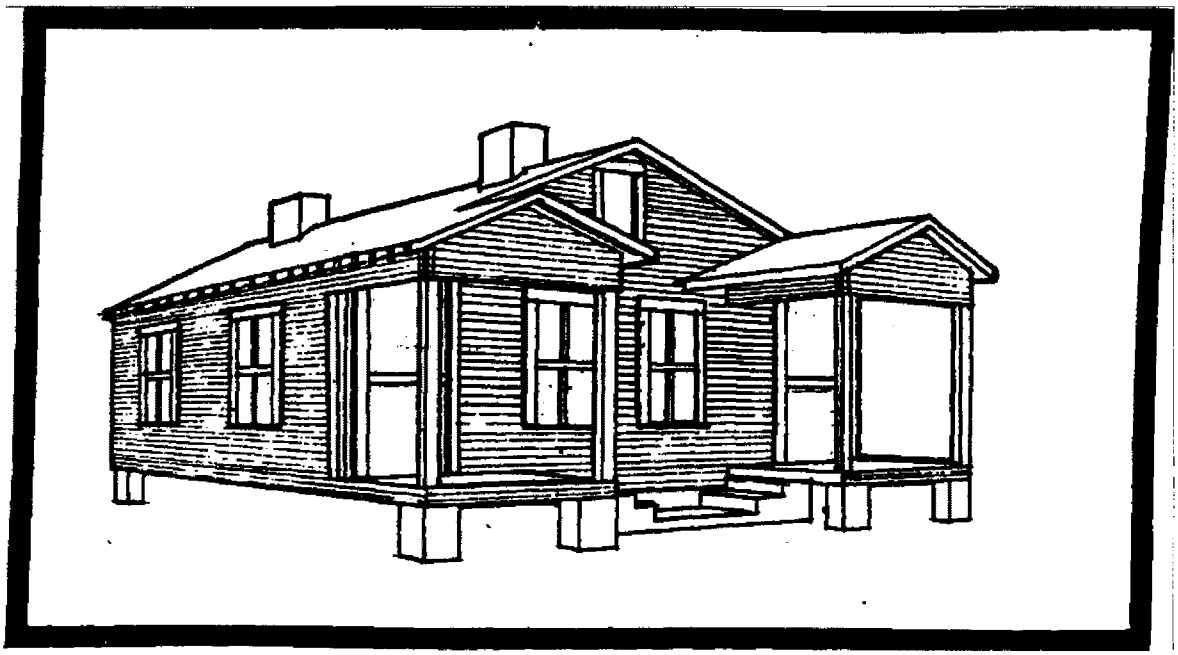
By the mid-19th century the shotgun house was becoming a very popular dwelling, primarily because it was inexpensive and simple to build. In the 1870s it was being built for rental property. At this time a notable change in the floor plan of the house occurred. The rooms of the house, opening into one another, is, according to Vlach, an expression of West African culture and its orientation toward communal living. When whites accepted the shotgun as a form of housing, their cultural need for privacy required a change in room arrangement. As a result, a hallway was run down one side of the house, closing off the rooms from one another. Vlach emphasizes that only when the shotgun moved across cultural boundaries were its original African spatial priorities altered. He does note, however, that most shotguns "built in the late nineteenth and on into the twentieth centuries conform to the earlier hall-less plan. The majority of the shotguns encountered in cotton fields in Mississippi and Arkansas, in oil fields in Texas, in coal fields in West Virginia, in mill towns in the Carolinas, in black neighborhoods throughout the country, are very much like the Haitian antecedents."(249)

Although the shotgun house has it's beginning in West Africa and the Caribbean, it has been a form of housing widely used in the southeastern United States since shortly after the turn of the 19th century. Its popularity and traditions have evolved over the past 170 years into a unique type of American vernacular architecture which can be traced directly to Afro-American influences and traditions. The shotgun style house was developing in the Caribbean at the same time the first saddlebag houses were being constructed by European settlers in the Tidewater South. Both have long and important histories which define certain cultural patterns and traditions for slaves and free people of color.

The survey of the Frenchtown Neighborhood found no shotgun houses dating to the nineteenth century. However, research indicates a two room shotgun, built in 1888, was in the neighborhood. The house, which faced Call Street (near Boulevard), is no longer extant. (250)

Shotgun houses in the neighborhood were built in the first two or three decades of the 20th century, when the area was consciously being converted as a "quarter" for blacks. It is more common to the neighborhood than the saddlebag house. Examples of the shotgun house are located at 426 West Virginia Street (Form 414) 412 and 414 West Georgia Street (Forms #56 and #57), 510 West Carolina Street (Form #58), 706 and 708 West Brevard Street (Forms #101 and #102), 617 North Woodward Avenue (Form #77), and 630 Dent Street (Form #135). There are a few examples of the double shotgun house--two shotgun plans under a gable roof sharing a common, dividing wall. The best examples of this house type are located at 408 West Georgia Street (Form #55) and 717-719 West Brevard Street (Form #87). Shotgun House.





Double Shotgun House

The gable-front-and-wing house is another traditional style that was often built in the Frenchtown Neighborhood in the early part of this century. Architectural historians Virginia and Lee McAlester state that the gable-front-and-wing descended from Greek Revival style houses (sometimes referred to as "Temple") that became common in rural areas of the Northeast. These houses, built before the coming of the railroads, are not considered "folk" housing because of their size and Greek Revival detailing. However, when the railroads made it possible to obtain sufficient lumber and other building materials, a type of folk architecture developed around the form, and became a commonly built house style in other areas, including the South. The McAlesters emphasize that the two-story gable-front-and-wing plans were common primarily in states in the Midwest and northeast, and that in the South gable-front-and-wing houses were typically one-story hall and parlor plans (with added gable-front facing wings). These houses, which were more flexible with regard to interior space, "steadily replaced the southern hall-and-parlor plan during the early decades of this century."(251)

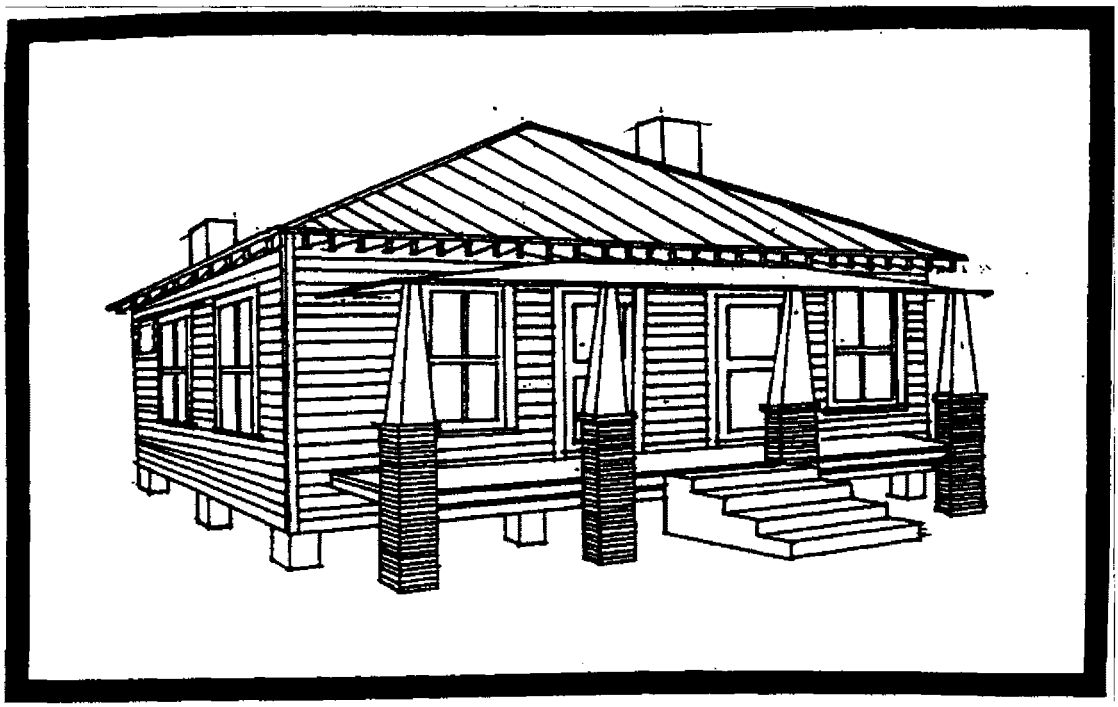
Typically, this house features a simple gable front with a side-gabled wing placed at right angles to it. A front porch, usually with a shed roof, was traditionally placed in the "L" formed by the two wings. In Frenchtown, this style is most common in the Northwest Addition, with representative examples occurring in Saxon's Addition and Saxon's Northwest Addition. Gable-front-and-wing houses are located at 835 West Brevard (Form #81), 325 and 545 West Carolina (Forms #27 and #22), and 518 North Copeland Street (Form #47). A two-story gable-front-and-wing house is located at 442 West Georgia Street (Form #59).

A common house type found throughout the Frenchtown neighborhood is the one-story hip roofed cottage. Its floor plan usually consists of a central hall with two rooms on

either side and a front porch across the front. Rear additions to the structures are common.

Examples of the hip roofed cottage are located in every subdivision of the Frenchtown survey area, where the style was apparently built from before the turn-of-the-century through the 1930s. Architectural detailing and ornamentation are many times clues to the period during which a cottage was built.

Examples of hip roofed cottage variations are located at 551 West Georgia (Form #48), 325 West Call Street (Form #3), 612, 648, and 702 West Brevard Street (Forms #98, #99, #100,) 411 West Carolina (Form #26), (#64 and #62), 510 North Copeland Street (Form #46), 656 and 303 Dunn Street (Forms #119 and #112), 1008 Dade Street (Form #156)



Hip roofed cottage

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Appendix B

Frenchtown-Springfield Local District Nomination Application and Map

(Findings of consultant approved by Architecural Review Board March 3, 2003)

Survey Report Prepared by
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Tallahassee Trust for Historic Preservation Inc.

FRENCHTOWN- SPRINGFIELD HISTORIC DISTRICT
NOMINATION APPLICATION

TABLE OF CONTENTS

I. DISTRICT INFORMATION

NAME:	Frenchtown-Springfield Historic District
OTHER HISTORIC NAMES:	Frenchtown Neighborhood, Northwest Addition, Crowder's Quarters, Goodbread Quarters, Saxon's Addition, Saxon's Northwest Addition, Gibbs Subdivision, Cooper's Addition
APPLICATION SPONSORED BY:	City of Tallahassee T-LC Planning Department 300 South Adams Street Tallahassee, Florida 32301
PERIOD OF SIGNIFICANCE:	1920-1940
HISTORIC USE:	Residential, Commercial, Institutional
CURRENT USE:	Residential, Commercial, Institutional

II. SURVEY METHODOLOGY AND CRITERIA FOR EVALUATION

This nomination was part of contract services provided to the City of Tallahassee. An architectural and historical re-survey of the Frenchtown-Springfield area was performed within the same boundaries published in the ***Historical and Architectural Survey of the Frenchtown Neighborhood Tallahassee, Florida, Spring 1987.*** The 1987 survey boundaries, included three Cemeteries, the commercial corridor of Tennessee Street and a building associated with Florida State University. It was determined that the selected boundaries yielded the highest concentration of extant historic structures. Due to recent investment into the Frenchtown-Springfield neighborhood by investors, the city and the Frenchtown Community Development Corporation many of the historic structures found east of North Macomb Street have been demolished. The architectural survey that this nomination is associated with contains recommendations for other historic districts and individual nominations.

The survey methods employed as a part of this nomination include a windshield survey of the area, physical inspection, documentation and photography of each site and the employment of historic Sanborn Fire Insurance Maps, property records and city directories. The previous historical and architectural survey of the Frenchtown-

Springfield Neighborhood was also used as part of the historical context of this nomination.

The following criteria, found in the Tallahassee Code of Ordinance Section 10.4 (D)(4)(d), are used in evaluating the placement of sites, buildings, structures, objects, and districts on the Local Register of Historic Places:

a) It possesses integrity of location, design setting, materials, workmanship, feeling and association; or.

b) It is associated with events or persons that are significant to local, state, or national history; or it 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 may lack individual distinction; or

c) It has yielded, or may be likely to yield, information important in prehistory or history.

A site, building, structure, or object located in a Local Register of Historic Places district shall be designated as contributing to that district if it meets the following criteria:

(a) The property is one, which, by its location, design, setting, materials, workmanship, feeling and association adds to the district's sense of time and place and historical development.

(b) A property should not be considered contributing if the property's integrity of location, design, setting materials, workmanship, feeling and association have been so altered that the overall integrity of the property has been irretrievably lost.

(c) Structures that have been built within the past fifty (50) years shall not be considered to contribute to the significance of a district, unless a strong justification concerning their historical or architectural merit is given or the historical attributes of the district are considered to be less than fifty (50) years old.

An historic district is defined in the ordinance code as, " A geographically definable area, urban or rural, possessing a significant concentration, linkage, or continuity of sites, buildings, structures, objects, or areas, which are united historically or aesthetically by plan or physical development. A district may be comprised of individual resources which are separated geographically but are linked by association or history".

Using the criteria stated above, 634 sites were surveyed and evaluated by the Chesapeake Group in the months of January and February 2003. During the 1987 survey 167 sites were surveyed and since that survey, 56 have been demolished. Out of the 634 that were surveyed 517 are located within the proposed boundary of the Frenchtown Study Area. Of these 517, 343 were documented due to their age or architectural style. Only five of these structures are considered non-contributing. The remaining 323 are considered to be contributing to the overall character of the Frenchtown Study Area. Within the Recommended Frenchtown-Springfield Historic District Boundaries there are 281 properties that are contributing (see page B-23).

III. NARRATIVE DESCRIPTION OF THE FRENCHTOWN-SPRINGFIELD HISTORIC DISTRICT

The Frenchtown-Springfield Historic District is located northwest of downtown. This area has been designated as a low-lying area, however there are hills located along the western boundary of the historic district. The area maintains the mature tree canopy that is found in all of Tallahassee's in town neighborhoods. Many sections of the Frenchtown-Springfield Neighborhood contain a historic tree canopy and plantings identifying it as an early-developed residential neighborhood in downtown Tallahassee. Most of the buildings in the Frenchtown-Springfield Historic District are modest residential structures built exclusively for African Americans between 1920 and 1940. In addition to these residential structures, there are remnants of a once thriving commercial district, historically African American churches and the former Lincoln High School.

From circa 1900 to the mid 1930s much of the housing available to African American people was built by white developers for use as rental property in the Frenchtown-Springfield neighborhood. The houses constructed in the early 1900s are in subdivisions surrounding the old Northwest Addition, were generally small, wood frame structures with gable or hip roofs. Shotgun houses, a common style built throughout the South for agricultural and domestic workers during the 1920s and 1930s, are still found in the Frenchtown-Springfield neighborhood, but are not now a dominant style. However, certain areas, such as the 600 block of Dent Street, is an example of what many streets in the neighborhood probably looked like when the shotgun house was common.

Other examples of frame vernacular housing built in the Frenchtown-Springfield neighborhood as rental property are in Crowder's Quarters on Goodbread Lane and North Macomb.

Some of the subdivisions, though opened for development in the 1920s, were not established as neighborhoods until the late 1930s to mid 1940s. A few houses were constructed in the various areas, but most retained a rural character--the home sites more often resembling small farms than suburban developments. According to one woman, a lifelong resident of Frenchtown, her family kept a cow at the family home in Frenchtown, before the area was incorporated into the Tallahassee city limits.

By the late 1920s there were a number of houses and small businesses along Old Bainbridge Road. The area was surrounded by woods. A dairy farm, owned by Martin D. Hurst, was on the west side of the road (north of the Proctor property). It was in operation from the 1920s through early 1940s.

During the 1920s and 1930s Tallahassee's main shopping district for both white and African American citizens was along Monroe Street. Some businesses were operated in the neighborhoods by members of the African American community. These were small enterprises, usually in or adjacent to the person's home, and were easily

conducted from a personal residence. These included such businesses as barber shops, cafes, and groceries.

IV. HISTORICAL CONTEXT

The following Historical Context is courtesy of the Tallahassee Trust for Historic Preservation, Inc. and is excerpted from the Historical and Architectural Survey of the Frenchtown Neighborhood Tallahassee, Florida, Spring 1987 (Appendix A).

The development of the Frenchtown-Springfield Neighborhood is an important part of Tallahassee's early history. Although Frenchtown-Springfield has been a major area of residence for the city's African American population since shortly after the Civil War, according to historical tradition it was first a settlement of French people associated with General Lafayette. This tradition, repeated verbatim by almost every local historian in the 20th century, does have a factual basis. There was a group of French immigrants living in Tallahassee shortly after its establishment as the Territorial capital. Whether or not this was an official "colony" organized to settle and cultivate the Lafayette Land Grant is uncertain.

There is neither documentation in the city's records, nor any known references in the Territorial newspapers, about the arrival of a French colony in Tallahassee. There is, however, correspondence and documents exchanged between Lafayette, his heirs, his American agents, and acquaintances, which provide evidence that an attempt was made to persuade Lafayette to establish a colony on his land grant. Influential Floridians made a deliberate effort to convince Lafayette to send a group of his countrymen to Tallahassee.

By the early 1840s approximately one third of the lots in the Northwest Addition, now known as Frenchtown-Springfield, were owned by people that had emigrated from France. The 18 block area of the Northwest Addition was a center for French settlement during Tallahassee's Territorial Period. Contrary to historical tradition, the French settlers appear to have not been persons of a "high class" (although some may, indeed, have been refugees of the Napoleonic War), but rather middle class merchants and laborers who contributed to the city's ethnic and economic diversity during its early days.

The large group of French that lived in Tallahassee in the early 1840s evidently did not remain in the area for an extended length of years. Historical tradition relates that many of the "colonists" eventually moved to New Orleans and established themselves there. While this has not been substantiated, there may be some truth to this local legend. The 1850 Census indicates that only a few of the foreign-born people living in Tallahassee in the 1840s were still residing in Leon County in 1850.

When the Civil War ended in April 1865, the Negro population in Florida, which was almost all slaves, was 65,000+. Almost two-thirds of these had been living in six of the "cotton counties" in the North-Central part of the state. After emancipation many of the newly freed slaves moved from rural plantations to nearby towns and cities. By January

1866 one white citizen estimated that, "not less than a thousand of the dirty, ragged, jolly fellows had moved into Jacksonville, Tallahassee, and Gainesville." Prior to that time both northern and southern newspapers carried articles about the large number of homeless Negroes, primarily women without husbands, frequenting the railroad stations and "roving about the country in penury and want."

Freedmen began to reside in the city's Northwest Addition immediately after Emancipation. By the mid 1870s a permanent settlement of Negroes was in the subdivision. The reason that the Northwest Addition was the area settled is open to some speculation. Perhaps the earlier residence of many of the city's non-English-speaking "foreigners" served to designate it as a low-status place to live. Frenchtown-Springfield is a low-lying area, with a history of drainage problems.

The first known references to the area being called Frenchtown are in 1867. The 24 May 1867 issue of the Semi-Weekly Floridian printed a small notice about "a cauliflower of very respectable dimensions ... grown in the garden of Francis Washington, in Frenchtown." On May 25th Edward Barry, a newly emancipated slave, became a depositor in Tallahassee's Freedman's Saving and Trust Company. Mr. Barry gave his place of residence as "French Town, Tallahassee, Fla." Several other freedmen also gave French Town as their residence during the years 1867 through 1871, although most were even more precise in locating their homes, giving such descriptions as "near the African Methodist Church," which was located on the corner of Virginia and Duval Streets in 1865.

By the 1880s the Frenchtown area was recognized as a major area of residence for the African American community. Another enclave of freedmen was located south of Frenchtown, centered around the railroad station and warehouses, and small settlements of African Americans were also in the rural areas of Leon County, often at a crossroads location or on plantations where they had lived before the War. One such area was known as Smokey Hollow, east of the Capitol.

By the end of the Reconstruction era, Tallahassee's African American population was firmly established in separate residential neighborhoods, relying on its churches, schools, social and fraternal organizations to provide leaders and guidance. The Frenchtown-Springfield area was markedly different from the more affluent white neighborhoods in town. The 1885 Norris, Wellge & Co. map of Tallahassee shows many small, central chimney houses in the Frenchtown-Springfield area of the city, with few streets and public buildings. Despite the expanding settlement in the area, it still retained a very rural character, with pecan groves and pear orchards.

Much of Frenchtown-Springfield's growth occurred during 1890 to 1920, with another expansion on the north and western boundaries in the mid 1940s and early 1950s. The Gibbs Subdivision, on the eastern side of the Frenchtown-Springfield neighborhood, was surveyed and recorded in November 1891. Houses are not recorded being built there until 1924. However, some structures were there prior to

that time, including the house of Rev. A. J. Kershaw located at 833 Central Avenue, which was built circa 1890.

Cooper's Addition, across Old Bainbridge Road and immediately west of Gibbs Subdivision, was platted and recorded in 1895. The first recorded date for construction in the subdivision is 1910-1914. However, some of the existing housing stock, and the oral history collected during the course of the historical/architectural survey, indicates that there were some buildings along the Bainbridge Road part of Cooper's Addition prior to 1900.

During the 1890s many of Frenchtown-Springfield's social institutions were developed. The Colored Methodist Church was built in 1890 and the corner stone of the new two-story Good Templers Building, between Call and McCarty Streets, was laid. The following year the February 25 edition of the Weekly Floridian noted that "Pretty little cottages are being erected in the suburbs of Tallahassee by progressive colored citizens."

In 1901 the Weekly Tallahasseean printed an extensive article concerning the new home being built by African American doctor, S. Jerry. The house was located on the corner of Lafayette and Boulevard Streets, within the African American residential area which at the turn-of-the-century stretched from Brevard Street south to the SAL Railroad.

The Tallahasseean remarked that the house,

> . . .will be quite an elaborate affair for a colored man in this city. Only one other--that of Dr. Gunn--equals or surpasses it. [Dr. Gunn lived nearby on Duval Street]. It will be a two-story . . . with five rooms on the lower floor and four above. The house faces Lafayette Street and has a wide porch. . .The corner parlor will have a bay window, and a corner chimney will give an open fire-place to both the parlor and dining room. . .The building . . .has already taken ten thousand feet of dressed lumber, ten thousand of rough lumber, nine thousand shingles, has 17 doors and 26 windows. . There will be city water, bath room, although there is a fine well with 15 feet of water in it. . . .He has already expended over $600. . Later on he will erect a barn, a little to the right of the house and back. Dr. Jerry will also fence the sides next to the streets.

In 1903 the Tallahasseean copied an article from the Monticello News in Jefferson County which said, "A handsome new cottage was pointed out to us last week in Tallahassee as the residence of Dr. Gunn, a negro who was born and reared in Leon county. He enjoys a large practice, chiefly among the best class of white people, who have much confidence in his ability and honor."

In 1904 the population of Tallahassee was 3,429. The Directory of the City of Tallahassee for that year indicates almost all African American persons within the city limits lived in the Northwest Addition (Frenchtown-Springfield) or on its eastern fringe and along streets south of the Northwest Addition from Park Avenue to Railroad Avenue. The primary streets of residence in and about the Northwest Addition were Call, Carolina, Boulevard, Macomb, Georgia, Bronough, Virginia, McCarty (Park Avenue), Tennessee, and Copeland. The occupations listed beside each citizen's name in the Directory give some idea of the social and economic status of the community. With the exception of Dr. Gunn and Dr. Jerry, the church pastors, and a few teachers, there were no "professional" people. Some were merchants who owned their own businesses, but approximately fifty percent of the men listed their occupation as "laborer." Other occupations given were drayman, butcher, mechanic, porter, hack driver, bar tender, barber, mason, cook, carpenter, and cigar maker. In 1904 two cigar manufacturers, El Provedo Cigar Factory on Monroe Street and A. Wahnish Company on South Adams Street, provided employment for many members of the African American community.

Three of the African American businesses operating in 1886-87 were still in business in 1904. Benjamin Bryan still worked as a butcher. In 1904 his shop was at 166 East Pensacola Street. Thomas Chester, who worked as a butcher in 1886, was working as a bartender at 89 West St. Augustine Street in 1904. John Sneed, a saloon keeper in 1886, operated Snead's Bar at 358 East Clinton Street (present-day College Avenue) in 1904. Dr. Gunn, who returned to Tallahassee in the mid 1880S and was practicing medicine in 1886, was also in business in 1904. His office and residence were at 170 South Duval Street.

Further development took place soon after the turn of the century. Two new subdivisions, opened by George W. Saxon in 1905, are good examples of housing built by whites expressly for purchase by African Americans. In March 1905 Saxon advertised "a public wedding, open to any colored couple residing in the county," to sell lots in Saxon's Addition, (bounded by present-day Dewey and Woodward, Virginia and Brevard Streets). For the wedding, Saxon advertised, "We will buy the license, pay the minister, furnish carriages for the bridal party, deed the bride one lot in Saxon's Addition and present the groom twenty dollars cash. Ceremony to take place during the hour of sale."

At the same time Saxon was marketing lots in Saxon's Addition, he was preparing to open Saxon's Northwest Addition immediately to the north. On 11 April 1905 he held what was termed "the Gala Day" and offered lots for sale at public auction. Saxon assured a large crowd at the opening of his new development by providing entertainment--including a "high dive by. Admiral Dewey, the highest diving dog in the world."

For many years after Saxon's Addition was platted the development's streets, though continuations of those in the Northwest Addition, did not have the same names. Sometime after 1940 all the street names were changed to conform with earlier

established names. Bigsbee became West Virginia, Hobson became West Carolina, Saxon became West Georgia, Bicycle Road became West Brevard, and Sampson became Woodward Avenue. Only Pope Street, running south/north, retained its original name. Saxon's Addition had been platted in a rural area and the character of the neighborhood remained such for many years. At the west end of Bicycle Road (Brevard) there was a poultry farm owned by John W. Bradley and a dairy owned by Edward A. Gilbert from the early 1920s to 1940.

George Saxon was prominent in the Tallahassee business community. He operated a general merchandise business in Tallahassee and in 1889 opened a private banking institution as well. He founded the Capitol City Bank in 1895 and acted as its President until 1920. Saxon was also a member of the Tallahassee City Council for several years and was on the Board of Public Works.

During the years 1910-1920 there was a dramatic shift of the African American population within the South. Although many African Americans moved to towns and cities immediately following the Civil War, the greater part of the African American population remained heavily concentrated in the rural plantation areas of the South until the second decade of the 20th century. This increase in migration to urban areas was due primarily because of the problems encountered with the tenant farming system as it was then practiced.

The influx of rural African Americans into Southern cities during the early 20th century prompted whites to build cheap housing, restricted to defined areas, for rental and sale. These residential sections were many times referred to as "quarters," a term evidently adopted from antebellum times, when plantations had slave quarters. Separate housing, in racially defined areas, was the general rule. In some southern cities this separation was determined by so-called "Jim -Crow Laws" while in others it came about through custom, instead of legislation.

John Pearce was one of Tallahassee's earliest white builders of "quarters." He began building small houses in the Frenchtown-Springfield neighborhood in about 1900; the average purchase price of a house was $300, or it could be rented for around $4.50 per week.

A. 0. Gedde also built African American housing in the neighborhood in the 1920s. He apparently bought many of the available lots in Saxon's Addition, built houses, and resold them. One of the houses Gedde built was still lived in by the original owner up until her death in November 1994. Dan and Edith Swain purchased the small frame vernacular house at 725 West Georgia Street on 01 May 1928. Mr. Swain made a down payment of $25.00 and owed a remainder of $669.00. Edith Swain kept the account book her husband kept, showing each $15.00 per month payment made to Mr. Gedde until the house was fully paid for. The houses in Saxon's Addition, built by Mr. Gedde, demonstrate the approach to residential development for African Americans that was used by Tallahassee's white developers.

A quarter that is still relatively intact, as it was built in the early 1930s, is Crowder's Quarters, located west of North Macomb Street, between Brevard Street and Fourth Avenue. Today this area is known as "Goodbread Lane" and another area, north of this, is commonly called Crowder's Quarters. The quarter was built by J. W. Crowder on land he purchased from the widow Annie Sheppard in the early 1930s. The 1904 and 1920 city directories list W. H. and Annie Sheppard (colored) living at 175 N. Bronough Street. Mr. Sheppard was a brick mason.

This small development was J. W. Crowder's first attempt at building and developing rental property for African Americans. According to his daughter, Annie Ruth Crowder Hartsfield, he named the development "Goodbread Quarters," although it eventually came to be called by his name. Her father determined to call the area Goodbread Quarters because "he rented only to what he considered to be a better class of people--who paid their rent on time and kept agreements."

The streets in the Quarters were named Goodbread Lane, Crowder Lane and Crowder Alley. Mrs. Hartsfield recalls that there were either 19 or 23 identical frame vernacular houses in the quarters, most built between 1932 and 1934. This fact is validated by the fact that these streets do not appear on the 1930 Sanborn Fire Insurance Map. Today, there are sixteen original structures remaining on Goodbread Lane.

The house at 812 Goodbread Lane is markedly different from the other houses along the street. It is a two-story home with a roofline and door placements that indicate the house may be much earlier than those surrounding it. Mrs. Hartsfield remembers that her father moved the house onto the property soon after he acquired it. Mrs. Hartsfield recalled that there was an old grits mill on the property when her father bought it. The mill "was in an open wood building with a roof, and had a machine with stones, belts, and a motor." Mr. Crowder used the mill to grind snap corn for the sheep and cows that he had on his dairy farm at Lake Jackson.

J. W. Crowder was also responsible for building a quarters area on property that belonged to Guy Winthrop immediately north and adjacent to Goodbread Quarters. Mr. Crowder built the same type of houses there as he had built along Goodbread Lane. Mrs. Hartsfield recalls that there were many more houses on the Winthrop property. These houses have been demolished and a large apartment complex is on the site. Mr. Crowder also purchased lots along Gibbs Drive and built 45-48 similar houses there during the late 1930s. This is the area Frenchtown-Springfield neighborhood residents now refer to as Crowder's Quarters.

812 Goodbread Lane – Home of J.W. Crowder

V. CRITERIA CONSIDERATION

The following criteria, found in the Tallahassee Code of Ordinances, are used in evaluating the placement of sites, buildings, structures, objects, areas and districts on the Local Register of Historic Places:

a) It possesses integrity of location, design setting, materials, workmanship, feeling and association; or

The Frenchtown-Springfield Historic District was developed as a community for Tallahassee's African American population. Many of the modest structures found within the Frenchtown-Springfield Historic District were designed specifically as rental units. It possesses a large concentration of wood frame residential structures dating to the turn of the century through the 1940s. At one time there was a vibrant commercial district located in Frenchtown-Springfield with many businesses located along Macomb Street. Signs of these businesses remain at the intersection of North Macomb Street, West Brevard Street and Old Bainbridge Road. Specifically, 505-511 West Brevard Street and 717 North Macomb Street are excellent examples of this once vibrant commercial corridor.

While originally settled in 1840s, the period of significance for the Frenchtown-Springfield Historic District is 1920-1940. The structures built prior to this time period were often built with the intention of providing land for agricultural purposes and did not reflect the arrangement of homes commonly found in the Frenchtown-

Springfield Historic District. The structures built after this time period were built Post World War II and possess many details and conveniences that are not correlated to the history of the historic Frenchtown-Springfield neighborhood. As was common in most urban African American neighborhoods, the homes built in Frenchtown-Springfield were constructed by inexpensive means, without ornamentation, smaller in size and sited close to each other and the street. Dent Street is an excellent example of these characteristics. This narrow street has a large concentration of wood frame homes built in close proximity to each other and the street. It is not uncommon to find a lack of variation of home design on streets within the Frenchtown-Springfield neighborhood. Unlike today's development standards, homes built in Frenchtown-Springfield between 1920 and 1940 often lacked a substantial front setback placing them very close to the street. A good example of this characteristic is West 4th Avenue.

The highest concentration of contributing historic structures within the Frenchtown-Springfield Historic District can be found along Delaware, Dover, Dent and Dunn Streets. These streets are identified on the April 1930 *Sanborn Fire Insurance Map.* An examination of these maps reveals the dense concentration of residential structures that characterize the historic district.

The most common housing type found in the Frenchtown-Springfield Historic District is the simple frame vernacular structure. These structures are often rectangular in plan with a front facing gable. Almost all have a gabled roof porch creating a double gable. These homes are elevated on brick or concrete piers and may have one or two brick chimneys. Due to the fact that many of these homes were constructed prior to the inclusion of indoor plumbing, many now have a small addition projecting from one side, usually in the rear.

Many of the homes in Frenchtown-Springfield Historic District still retain their original wood windows and wood window frames. Typically, the windows are of the 4 / 1, 3 / 1 or 2 / 2 variety. The most prevalent roofing material found in the Frenchtown-Springfield Historic District is the metal v-crimp roof. This roofing material can be found on both the main structure and the porch structure. Asphalt shingle is the second most popular roofing material. Historically, the exterior covering on these structures was a rough-hewn wood board, approximately four inches wide. Although many structures now have "asbestos" siding, they still retain their historic character.

Excellent examples of these modest frame vernacular structures can be found at 802 West Dover Street, 804 West Dover Street and 547 West Carolina Street.

804 West Dover Street – Frame Vernacular

In addition to these simple frame vernacular structures, there are structures that can be identified as saddlebags, shotguns or bungalows. All of these styles are easily identifiable and are typical of African American communities throughout the southeastern United States.

The shotgun house is an architectural plan that is commonly found in African American neighborhoods throughout the Southern United States. This architectural style is almost exclusively associated with early development patterns in historically African American neighborhoods. The shotgun house was developed on the island of Haiti in the early 19th Century, and reflects the merging of architectural forms from three cultures: African slaves from the West African Coastal region, principally from the Yoruba tribe; Arawak Indians; and French Colonials. The African contribution includes the size and positioning of the rooms. The rooms are an average size of 8-10 square feet and are directly connected to each other with a doorway. Rooms typically number two to four. The gable roof and porch of the Shotgun House is an adaptation from the Arawak Indians. Construction techniques derive from French peasant cottages and feature a heavy timber frame.

Another unique feature of Shotgun Houses is the orientation of the gable roof side of the house to face the street. Typically, in America, houses were aligned with the long side of the house facing the street. Alignment of the gable side to the street also aligns the doorway opening to the street. Given the interior positioning of the rooms to each other, the door to the street becomes an extension of the space within the house. Little privacy is available within the house itself, due to the alignment of the rooms. Access to the street, via the front porch, provides an extension of the space within the house into the communal area of the street. The porch serves as a transition area between the interior spaces within and the

community found beyond the porch in the village/street communal area. This reflects the African tradition of house design and village design found in the Western African Coastal region, a source for many of the slaves brought to America and Haiti.

The shotgun house design was brought to America through the arrival of Africans in New Orleans in the very early part of the 19th Century. Variations of the Shotgun design include the addition of a hallway running along one side of the rooms within the house. The interior rooms then open onto the hallway, rather than into each other, providing for more privacy. The double Shotgun is a design with two Shotguns built side-by-side. Although, there is no evidence of this in Frenchtown-Springfield, mail-order plans and parts for shotgun homes were widely available at the turn-of-the-century, making it a popular, low-cost structure to build in both urban and suburban settings.

While, the footprint of homes depicted on the 1930 Sanborn Fire Insurance map gives the impression that there were more shotgun style homes in the neighborhood at one time, the instances of shotgun houses today in the Frenchtown-Springfield Historic District distinguishes it from other residential neighborhoods in Tallahassee. An examination of the 1930 Sanborn Fire Insurance map reveals that there appeared to be a dense concentration of shotgun homes along Dean Street between West Dover and West Dent Streets. There were perhaps a series of shotguns that were connected to each other by a common wall. Also, four freestanding shotguns that were located between 826-832 West Brevard Street are no longer standing.

Excellent examples of shotguns can be found at 703 West Delaware Street, 711 West Georgia Street and 710 North Macomb Street. The decorative wood posts on 711 West Georgia Street should be noted. Ornamentation or any form of decorative accents were not generally found on the structures built in the Frenchtown-Springfield Historic District. As most of these properties were built by white developers for African American renters, very little thought went into the actual design of these homes.

Although very few examples remain within the Frenchtown-Springfield Historic District, the saddlebag house is unique to this neighborhood within the general setting of Tallahassee. The saddlebag house has a distinctive central chimney with fireplaces opening into rooms (pens) on either side of it. In almost all instances it is, only one room deep. Separate front doors, placed symmetrically on the facade and opening into each room, are common features of this house style in the southeast. Usually the rooms are not closed off from one another as the individual entrances might suggest--the common practice is to place a doorway in the dividing wall, next to the chimney, connecting the two rooms.

The saddlebag is said to have evolved from slave quarter cabins found on plantations in Virginia. After Emancipation these structure were built as tenant

housing in the rural areas. This lead to saddlebags being constructed in more urban neighborhood because of familiarity and the relatively low construction costs.

The 1885 Norris, Wellge & Co. map of Tallahassee shows approximately 45 houses with the central chimney plan located within the city's northwest area bounded on the south by Park Avenue (then called McCarty Street) and Boulevard Street on the east. Just south of this area the map shows many more one-story, central chimney houses. These were areas of settlement for African Americans in Tallahassee shortly after the Civil War. The presence of the saddlebag here seems to support the theory that the recently freed slaves built types of housing they were familiar with. An excellent example of the saddlebag house can be found at 844 West Dover Street. The collection of houses at 518 West Georgia Street is a good example of the adaptation of the traditional saddlebag plan for more modern living.

While not unique to Frenchtown-Springfield or African American communities, the Bungalow was the most popular housing style being built in the United States from the turn of the twentieth century until World War II. The Bungalow has certain basic characteristics. Its lines are low and simple with wide projecting roofs. It may have a large porch and is made with materials that suggest a cozy cottage. It was sometimes referred to as the "most house for the least money" which is typical of the housing stock in the Frenchtown-Springfield Historic District.

The Frenchtown-Springfield Historic District contains many exceptional examples of the bungalow style. While these versions are more modest than the ones found in the Calhoun Street Historic District, they are grander than the typical home found in the Frenchtown-Springfield Historic District. Generally, these bungalows are found in close proximity to each other within Frenchtown-Springfield. This may point to the fact that they were built by the same builder for rental or resale. The examples of bungalows in the Frenchtown-Springfield Historic District have brick or concrete porch piers supporting square wood posts. Many of these structures also contain a "clipped" gable or even a double "clipped gable". Excellent examples can be found at 816 West Dunn Street and 816 West Dent Street.

b) It is associated with events or persons that are significant to local, state, or national history; or it 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 may lack individual distinction; or

The Frenchtown-Springfield Historic District is associated with the history of Tallahassee's African American citizens. Since Emancipation, Frenchtown-Springfield has been home exclusively to Tallahassee's African American community. While there are few structures of individual distinction, when studied

in its entirety, the Frenchtown-Springfield Historic District represents a significant historic population. Additionally, it is the most cohesive collection of vernacular architecture found in Tallahassee. The settlement patterns of Tallahassee's African American community are directly tied to the layout and architecture found within the Frenchtown-Springfield Historic District.

Located within the Frenchtown-Springfield Historic Districts is Lincoln High School, the former African American High School in segregated Leon County. This brick building, constructed in 1929, is the third site of this historically African American school. Established in 1869 for newly emancipated slaves, Lincoln School was the first of its kind in Leon County. The current brick structure replaced a former wood structure that was constructed on its site in 1906. The existing structure was designed by noted architect William Edwards. This building functioned as a public high school until it closed in 1972. It is now the site of the Lincoln Neighborhood Service Center.

The immediate area surrounding Macomb Street served as Tallahassee's commercial corridor for its African American residents. Throughout segregation, this area provided restaurants, personal and professional services, grocery stores and entertainment venues. The preservation of this important corridor will provide heritage education to all of Tallahassee's citizens.

c) ***It has yielded, or may be likely to yield, information important in prehistory or history.***

The Frenchtown-Springfield Historic District remains today home to many of the descendants of the area's original residents. In the Frenchtown-Springfield Historic District, it is very typical to find examples of many homes that still belong to the original owner or members of the extended families of the original owner. Others are now in the third or fourth generation of ownership. Other long time residents that do not own their homes, and have gone from rental to rental, have often moved only within the small area of a few city blocks. Other renters have lived in the same house for 20 or more years.

Delaware Street, in Saxon's Northwest Addition, is a good example of how later Frenchtown-Springfield neighborhoods developed. One of the first houses on the street was built on the northeast corner of Delaware and Woodward at 864 West Delaware Street in 1931 by Thomas Duhart. Prior to moving to Tallahassee, Mr. Duhart worked on the Foshalee Plantation. His brother, Christopher Duhart, also lived on the north side of Delaware Street, closer to the intersection of Dewey Street. In 1938, Bartow Duhart, the son of Thomas, built a house 861 W. Delaware Street, on the south side of the street, across from his father.

Bartow Duhart built his house by his own labor, using plans supplied by Rev. Hunter, who, by that year also had a house on the street. Bartow Duhart's house was the first in

the neighborhood to be required by the city to have an indoor toilet. All other houses on the street built prior to then, had privies located in the yards.

In 1987, Mr. Duhart recalled that his neighborhood got electricity in 1943-44. He did the wiring for his house after his brother in Tampa sent him the materials for the work. Electrical wiring was generally not available in Tallahassee then because of shortages caused by World War II.

There were no paved streets in the subdivision until 1947-48. In some of the developments just to the north (such as Griffin Heights) the streets were not paved until the early 1950s. In the late 1930s and during the 1940s, Delaware Street was, according to Bartow Duhart, "not even a street, it was a wagon trail, a two-lane wagon trail." The area west of Woodward Street was then pine woods and cleared cattle pastures. The hill that Saxon's Northwest Addition is located on was criss-crossed with foot paths to stores, churches, and work places. The Duhart family has lived on Delaware Street in Saxon's Northwest Addition since 1931. Bartow Duhart lived in the same house he built with his own hands in 1938 until his death in December 1988. His home is still owned by a member of the Duhart family and younger generations of his family own property on the street.

The rural character of Delaware Street is no longer prevalent. However, the area's mature trees, vacant lots, and extensive gardens make it a pleasant, quiet neighborhood. Deacon Duhart recalled, in 1987, that his father kept a team of mules in a barn next to his house until the 1950s, and Rev. A. H. Hunter remembered that during a drought in the 1940s people in the area followed the footpaths and road to Lake Jackson to do their laundry.

The Old Bainbridge Road (referred to Lake Jackson Road on the 1930 Sanborn Map Company *Insurance Maps of Tallahassee*) was also a place where African American families lived. It developed in a manner similar to the neighborhood on Delaware Street. The earliest known house along the road was that of John E. Proctor. (The house was destroyed by fire during the second week of June, 1987.) Proctor bought Lot 45 in Section 36 -TIN, R1E from Ransalier C. Stearns in March 1879. He paid $125 for the ten acres. Prior to Stearns' ownership, the parcel had been the property of Annie B. Hopkins.

John Proctor probably had a house on his property by 1879-80. He and his descendants lived there, and in surrounding houses on the property, from that time until 1978. Mr. Proctor died in this home in 1978, shortly before his 101st birthday. His daughter, Lettie (Mrs. Samuel Hills) continued living in the house. This house was destroyed by fire in June 1987.

From the 1920s through at least the 1940s Lettie Proctor and her husband lived in a small house just south and to the back of John Proctor's house. This house is no longer standing. The Proctor property had several outbuildings, including a barn, a privy and (in earlier days) a detached kitchen. His granddaughters, Henrietta Rollins and Mary

Rollins Nelson, remember that he had chickens, a horse named Charley, a large vegetable garden, a corn field and a pear orchard.

Mrs. Mary R. Nelson grew up along the road. Her mother, Julia Proctor, was the daughter of John E. and Mary Proctor. Her father was John Rollins. She lived at the home of her paternal grandparents at 1210 Old Bainbridge Road, Mrs. Nelson recalls that when she was a small child (she was born in 1895), there were no houses on Bainbridge Road between her grandfather Proctor's house and John Pope's house on the east side of the road, and no houses on the west side of the road except for the home of her grandparents, the Rollins.

On the west side of Old Bainbridge Road was the property of John Rollins. Mr. Rollins was a cabinet maker, and his wife, Mary, was a midwife. They owned several acres along the road, and raised vegetables for their own consumption and for sale. The hip roofed cottage that is on the property now was built in 1915-16 after the earlier frame house burned down. The cottage is the third house that has stood on the same spot. The first house, built before the turn-of-the-century, was "very small," with a living room, two bedrooms and a kitchen. The second house, that caught fire, was a two-story wood frame house. The Rollins property was completely surrounded by a wire fence in the 1920s and 1930s. The family raised chickens, turkeys and guineas, kept two milk cows and a team of horses named Mary and Step. Besides the garden, they also had a large field of cow peas just south of the house. There were several outbuildings on the property, including a crib, a barn that sheltered the wagon and buggy, and a barn for the horses.

The Rollins family has lived on their property at 1210 Old Bainbridge Road since before the turn of the century. At least four generations of owners have lived there, including John and Mary Rollins, their son John Rollins and his wife Julia, and their daughter, Mary. Mrs. Mary Rollins Nelson was born on the property in 1895 and lived there until her death in February 1993.

1210 Old Bainbridge Road – Rollins House

The designation of the Frenchtown-Springfield Historic District, along with continued oral histories of its residents, will lead to the heritage and architectural preservation of one of Tallahassee's culturally richest neighborhoods.

VI. RECOMMENDATION

Applicable Criteria for Listing on the Local Register of Historic Places

Consistent with *Tallahassee Ordinance Code – Zoning, Site Plan and Subdivision Regulations,* a site, building, structure, object, or district must meet the following criteria before it may be listed on the Local Register:

(a.) It possesses integrity of location, design, setting, materials, workmanship, feeling and association; or
(b.) It is associated with events or persons that are significant to local, state, or national history; or it 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 may lack individual distinction; or
(c.) It has yielded, or may be likely to yield, information in prehistory or history.

An historic district is defined in the ordinance code as, *" A geographically definable area, urban or rural, possessing a significant concentration, linkage, or continuity of sites, buildings, structures, objects, or areas, which are united historically or aesthetically by plan or physical development. A district may be comprised of individual resources which are separated geographically but are linked by association or history".*

A site, building, structure, or object located in a Local Register of Historic Places District shall be designated as contributing to that district if it meets the following criteria:

(a.) The property is one, which by its location, design, setting, materials, workmanship, feeling and association adds to the district's sense of time and place and historical development.
(b.) A property should not be considered contributing if the property's integrity of location, design, setting, materials, workmanship, feeling and association have been so altered that the overall integrity of the property has been irretrievably lost.
(c.) Structures that have been built within the past fifty years shall not be considered to contribute to the significance of a district, unless a strong justification, concerning their historical or architectural merit is given or historical attributes of the district are considered to be less than fifty years old.

Based on the information contained in this nomination report with regard to the survey methodology and criteria, the narrative description of Frenchtown-Springfield, the historical context, and criteria for consideration, it is recommended that the Frenchtown-Springfield Local Historic District be established. This information has demonstrated that due to location, design, setting, materials, workmanship, feeling and association, the recommended boundary comprises an area that is meets the criteria for recommendation as a local historic district. Furthermore, it has been demonstrated in this nomination report that this area is associated with events or persons that are significant to local, state, or national history; and embodies the distinctive characteristics of the type, period, or method of construction common to the late nineteenth and early twentieth centuries. Therefore, we conclude that this recommended boundary for a local historic district meets the criteria that this is a geographically definable urban area, possessing a significant concentration, linkage, or continuity of sites, buildings, structures, objects, or areas, which are united historically or aesthetically by physical development.

Recommended Boundaries

The recommended boundaries for the district are shown on the map entitled Recommended Boundaries for the Frenchtown-Springfield Local Historic District (see page B-23). These boundaries run along West Fourth Avenue to Bennett Street, and then along Golden Street to North Woodward Avenue, then following West Georgia Street to Pope Street following the center of the block between Pope Street and Dewey Street and then returning to follow West Georgia Street to Copeland Street and following West Carolina Street to Macomb Street to West Virginia Street to Martin Luther King Boulevard to Brevard Street taking in the Lincoln Neighborhood Service Center site, formerly Lincoln High School back to Macomb Street jogging back to the rear property line of the parcels on Central Street and back to West Fourth Avenue.

Boundary Justification

The proposed boundaries for the Frenchtown-Springfield Local Historic District were drawn to take in the following subdivisions in part or in their entirety: Gibbs, Harlem, Springfield; Saxon Northwest Addition; Saxon Addition; NWA Resubs of Lots 1, 13-18, 47 & 48, 49, 50 51, 52, and 53; Coopers addition; Kershaw and Crowder Property Unrecorded. The partial subdivisions are a result of significant changes that have occurred.

Though the original 1987 survey extended below Tennessee Street, through the community involvement process, it was determined that the residents and property owners do not consider this to be a part of Frenchtown or Springfield, and therefore, is not a cohesive addition to the recommended boundaries for a local historic district. Accordingly, a southern boundary that is more in keeping with the recognized neighborhood has been established.

Conclusion

Based on the foregoing information, we therefore recommend approval by the Tallahassee City Commission of the proposed Frenchtown-Springfield Local Historic District, a cohesive African American historic neighborhood, as defined by the boundaries contained herein.

VII. BIBLIOGRAPHICAL REFERENCES

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VIII. RECOMMENDED BOUNDARY MAP: FRENCHTOWN-SPRINGFIELD LOCAL HISTORIC DISTRICT

(ARB Recommended boundaries 03/03/03)