

## **SOUTH KNOLL AREA NEIGHBORHOOD PLAN - HISTORIC RESOURCES**

*Including information and excerpts from “The City of College Station Historic Resources Windshield Survey of the Eastgate and Southside Neighborhoods” by Quimby McCoy, 2008*

Quimby McCoy Preservation Architecture, LLP was contracted to perform a windshield level survey of historic architectural resources in two neighborhoods in College Station. The survey is intended to be used by the City of College Station to consider historic neighborhoods in the comprehensive development process, and provide a draft of potential historic district boundaries that can be used to proceed into further discussions of developing historic districts. Every attempt was made to develop these boundaries based on historic significance and integrity remaining within the neighborhoods. However, a more intensive survey beyond the windshield survey level will be necessary to finalize the boundaries.

### **South Knoll Area Subdivisions Included in the Survey:**

The Knoll and South Knoll subdivisions include a mix of modern, contemporary and eclectic housing styles.

**The Knoll** – The Knoll was platted in 1947 by Dr. F.B. Clark, the developer of College Park and Southeast College Park, and The Kaskaskia Properties. The Knoll is bounded by lots facing Winding Road on the west, the rear of lots facing Orr Street on the north, Langford Street and lots facing Winding Road on the east, and the rear of lots facing Haines Drive on the south. Some of the best examples of High-style Modern and Modern Period architecture in the region and State are located in The Knoll. This subdivision contains houses built by and for prominent architects of the time, including Ernest Langford, William Caudill, and Frank Lawyer. It is significant for the design of the neighborhood, as a collection of High-style Modern architecture, and for the association of individual houses and the subdivision with important architects and other citizens in College Station and Texas A&M University history.

**South Knoll** – South Knoll was platted 1954, also by Dr. F.B. Clark and The Kaskaskia Properties. The subdivision is bound by the rear of lots facing Caudill Street on the west, the rear of lots facing Haines Drive on the north, the rear of lots facing Langford Street on the east, and a rough line including the rear of lots facing Caudill Street on the south. Originally the plat was square on the east and south boundaries including houses southeast of the current plat, east to the rear of lots facing Langford Street on the east, and south to the rear of lots facing Boswell Street on the south. The houses in South Knoll are cohesive collection of representatives of the Modern Period, including the three types of Ranch style houses. This potential historic district is significant as an example of a collection of Ranch houses, representing the growth of the City and Texas A&M University during the late 1950s and 1960s. Future studies to determine final neighborhood boundaries should include the possibility of including the boundaries of the original plat. Houses in this southeastern area are consistent with the design of the rest of the neighborhood.

## Potential Individual Landmarks

- 1106 Langford Street - design
- 1110 Langford Street – Theo R. Holleman House - design
- 1111 Langford Street - design
- 1115 Langford Street – Fred Weick House – design
- 1200 Langford Street – Earnest Langford House – significant person
- 1206 Orr Street – William W. Caudill House – significant person, design
- 1214 Orr Street – Frank D. Lawyer House – significant person, design
- 1205 Winding Road – Arthur G. Edmonds House -design
- 1210 Winding Road - design
- 1211 Winding Road – Dean W.W. Armistead House – significant person, design
- 1213 Winding Road – David D. Yarborough House – design

These results are based on preliminary study only and additional buildings may qualify as individual landmarks based on their association with important individuals, significant historic events, their design, or for their cultural significance to the City of College Station. Further research into individual properties as well as additional oral histories with individuals with knowledge of specific properties may reveal significance that was not discovered within the scope of the current study. Particular attention should be given to areas where integrity of individual buildings and subdivisions has been compromised, but where buildings may be associated with significant individuals, events, or cultures.

Future Work – The potential districts identified here are not final, and should be future refined based on community input and further property-by-property research and additional research into the development of each subdivision or area being considered for designation.

**South Knoll Elementary School** – The CSISD built a new elementary school south of The Knoll in 1967, in the South Knoll subdivision platted in 1954.

**Campus Homes** – *information from “The Old Texas A&M Campus Houses” by Paul P. Van Riper*

The faculty and staff houses once on the Texas A&M University campus, which, sold and dispersed, mainly in the 1940s, now comprise the principal historic residences in the city of College Station, Texas.

### 1700 Laura Lane

- Richard H. Ballinger (resident) owner
- Erected 1905 (campus no. 410)
- Sold 1965

Identification: Peggy Campbell Owens, Jan. 16, 1986; Caroline Mitchell, Jan. 16, 1986; Mary Bolton Eckles, Feb. 2, 1986; this house is well known as a campus house

Style: Large Queen Anne with neo-classical features; well restored by owner

Previous residents on campus:

D. w. Spence, 1916, dean, School of Engineering

O. F. Chastain, 1917, professor of History

Francis C. Bolton, 1918, head, Electrical Engineering; dean of Engineering, Vice President, TAMU; President, TAMU, 1948-50

### **1712 Glade Street**

William D. Fitch (resident) owner

Erected 1914-? (records say 1919, but first assigned in 1914) (campus no. 418)

Sold 1965

Identification as campus house: this house is well known as a campus house; Mrs. C. B. Edwards, niece of a resident, May 1, 1983; Caroline Mitchell, Jan. 16, 1986.

Style: American Four Square, with some recent modifications and additions

Previous residents on campus:

W. Newell, 1914, Entomology; L. B. Burke, 1915

E. B. La Roche, 1918, chm. Architecture and Arch. Engineering

W. A. Orth, 1935, system architect

E. O. Siecke, 1935, head of Texas Forest Service (Mrs. Edwards, his niece)

R. Henderson Shuffler, later, system director of Information and later head of the Institute of Texas Cultures, San Antonio (Mrs. Edwards)

### **City of College Station Historic Marker Program:**

Through the City of College Station Historic Marker Program, area residents can document buildings, homes, or subjects with a commemorative plaque awarded by the Historic Preservation Committee. Buildings or homes that are at least 50 years old may qualify. Your home will qualify if it was one of the original Campus Houses moved off the Texas A&M campus or if someone of historical significance lived in your home.

Applications are submitted to the Historic Preservation Committee and are reviewed and approved. If approved, the applicant pays \$255 for the plaque which can then be presented at a regular City Council meeting.

### **1712 Glade Street**

### **1205 Winding Road**