

Page No. 1

IPS (INTEGRATED PRESERVATION SOFTWARE)

06/15/1997

RECONNAISSANCE LEVEL SURVEY REPORT

DEPARTMENT OF HISTORIC RESOURCE
RECONNAISSANCE SURVEY FORM

DHR Identification Number: 104-5011

Other DHR Number: Property Date(s) 1850 ca

PROPERTY NAMES	EXPLANATION
Goins-Page House	Historic

County/Independent City: Charlottesville

State: Virginia

Magisterial District: Tax Parcel: 26-11

USGS Quad Map Name: CHARLOTTESVILLE EAST

UTMs of Boundary:

Center UTM:

Restrict location and UTM data? N

ADDRESSES

Number	Thoroughfare Name	Explanation
116 -	Lankford Avenue	Current

Vicinity: Town/Village/Hamlet:

Name of National Register Historic District:

Name of DHR Eligible Historic District:

Name of Local Historic District:

Physical Character of General Surroundings: City

Site Description/Notable Landscape Features:

Located on the southern half of "Lot no. 2" of the former Robert Goins property, accessed from Lankford Avenue by a 12' wide right-of-way that passes along the western boundary of the adjoining (northern half) tract. The land slopes down from north to south towards a swale or dry creekbed. The house is oriented west towards Ridge Street, indicating that it predates Lankford Avenue. Mature deciduous trees and ornamental plants are located immediately around the house, while garden areas occupy open land to the south and east of the dwelling.

Ownership: Private

NR Resource Type: Building

WUZITS

Seq. #	# of	Wuzit Types	Historic?
1.0	1	Single Dwelling	Historic
1.1	1	Carport	Non-historic
1.2	1	Shed	Historic
1.3	1	Barbecue Pit	Non-historic
TOTAL:		4	
Historic:		2	
Non-Historic:		2	

PRIMARY RESOURCE EXTERIOR COMPONENT DESCRIPTION

Component	#	Comp Type/Form	Material	Material Treatment
Chimney	1	Exterior end	Brick	Stretcher Bond
Foundation	0	Solid	Stone	Random Rubble
Roof	0	Gable	Metal	Standing Seam
Structural System	0	Frame	Aluminum	Sided
Window(s)	0	Sash, double-hung	Wood	6/6

INDIVIDUAL RESOURCE INFORMATION

SEQUENCE NUMBER: 1.0 WUZIT: Single Dwelling

Primary Resource? Yes

Estimated Date of Construction: 1850 ca

Source of Date: Site Visit/Written

Architectural Style:

Description:

This two-story, two-room-plan house is of heavy timber frame construction on a fieldstone foundation, with an exterior end brick chimney that rests upon a tall fieldstone foundation of its own. A standing seam metal gabled roof covers the main block of the house, which features 6/6 and 8/8 double-hung sash windows, architrave surrounds, and boxed eaves. Originally weatherboarded, the house was given a stucco finish sometime prior to 1946. Other original features of the dwelling were front and rear one-story porches and a one-story side kitchen wing.

Condition: Good-Fair

Threats to Resource: Major Alteration

Additions/Alterations Description:

After 1957, the house's side wing was demolished and the rear porch was replaced with the present two-story gabled rear ell and a small two-level rear porch. This porch was later enclosed when a one-story wraparound rear porch was added to the ell. In the 1970s this rear porch was enclosed with jalousie windows. The historic front porch was removed, and the main entry relocated, when a one-story gabled frame wing was added to the west (former front) side of the house. The pre-1946 stucco has been encased in recent novelty-pattern aluminum siding that appears on all exterior walls.

Number of Stories: 2.0

Interior Plan Type: Side Passage, Single Pile

Accessed? Yes

Interior Description:

Although much altered on the interior, the Goins-Page House still retains several significant and diagnostic architectural features, including a architrave-type mantel in the main first-floor room. Most doorways have been enlarged into wide openings between rooms, the stairway has been modified to be less steep than it was originally and moldings at door and window openings have been replaced with modern type architrave trim.

Relationship of Secondary Resources to Property:

Grouped at the northeast corner of the property are the outbuildings, which include a three-part storage building of frame construction with stucco sheathing, a modern frame carport with a gable roof, and a modern barbecue pit constructed of riverstones.

DHR Historic Context: Domestic
Ethnicity/Immigration

Significance Statement:

The Goins-Page House is one of the earliest houses in the neighborhood east of Ridge Street, and its original orientation towards Ridge Street rather than Lankford Avenue indicates its construction prior to the development of Lankford. While earlier surveyors placed the dwelling's construction date around 1875, architectural evidence seems to suggest that it was actually built prior to the Civil War, probably no later than about 1850; the house may even predate Goins' ownership of the property. Goins' purchase of three acres from Ezra M. Wolfe was recorded in 1847. In 1860 Goins added 1.4 acres to his holdings, acquired from Thomas R. and Ann Eliza Bailey. In the 1912 division of the 4.4-acre Robert Goins estate, this building fell within the boundaries of "Lot no. 2," a .95-acre parcel conveyed to Katherine Jones. Jones sold the parcel in 1923 to her son John H. Farrar, who conveyed it to Oakly M. and J.D. Wilson in 1934. The Wilsons sold it to Mary S. Farrar in 1935, and Farrar in turn sold the property to cousins Wallace Mason Page and Thomas J. Dawson in 1946. The cousins divided the lot in 1957; Page and his wife Dorothy took this house, located at the rear or southern half of the property, and undertook numerous renovations.

GRAPHIC DOCUMENTATION

Medium	Medium ID #	Frames	Date
B&W 35mm Photos	15257	25 - 27	2/ 6/1997
Slides		-	1/29/1997
B&W 35mm Photos	15674	19 -	4/15/1997

BIBLIOGRAPHIC DATA

Sequence #: 1.0 Bibliographic Record Type: Local Records
Author: City of Charlottesville Assessors Office
Citation Abbreviation:
Property Description (by parcel no.)

Notes:

Legal description: Lot 2 and part lots 3,4,5, & 6

Sequence #: 1.1 Bibliographic Record Type: Local Records

Author: Albemarle County

Citation Abbreviation:

Deed Book(s)

Notes:

Deed book references: 45-272, 47-546, 59-239, 151-283

Sequence #: 1.2 Bibliographic Record Type: Local Records

Author: Charlottesville, City of

Citation Abbreviation:

Deed Book(s)

Notes:

Deed Book references: 42-348, 88-71, 100-1, 125-52, 199-132; will book 4-104

Sequence #: 2.0 Bibliographic Record Type: Map

Author: Sanborn Map Company

Citation Abbreviation:

Sanborn Insurance Maps

Notes:

Charlottesville maps: 1920, 1929, 1929 (revised 1939), 1929 (revised 1950), 1969

Sequence #: 3.0 Bibliographic Record Type: Survey, Other

Author: Bibb, Eugenia

Citation Abbreviation:

City of Charlottesville Architectural and Historic Survey

Notes:

see "Goins, Robert House," file no. 382 (spring 1981) for more information

Sequence #: 4.0 Bibliographic Record Type: Oral History

Author: Page, Wallace Mason

Citation Abbreviation:

Interview

Notes:

6 February 1997: Aubrey Goode did the kitchen cabinetry in the 1950s; my cousin and I built the additions with help from local carpenter "when we got stuck"; also interviewed 15 April 1997

CULTURAL RESOURCE MANAGEMENT EVENTS

Date: 2/ 6/1997

Cultural Resource Management Event: Reconnaissance Survey

Organization or Person: JDP Pres.Consultant: Giles

ID # Associated with Event:

CRM Event Notes or Comments:

MAILING ADDRESS

First : Wallace Mason

Last : Page

Address: 116 Lankford Avenue

City : Charlottesville

State: VA

Zip : 22902- Country:

Phone/extension: 804-293-5791

Individual Category Codes:

OCCUPANT Occupant

OWNER Owner of property

Accessed? Y **N** If not, why not? _____

Interior description: *orig mantelpieces remain*

SECONDARY RESOURCES DESCRIPTION:

HISTORIC THEME (select as many as apply):

- Architecture / Community Planning
- Recreation / Arts
- Domestic
- Transportation / Communication
- Subsistence / Agriculture
- Commerce / Trade
- Government / Law / Politics
- Industry / Processing / Extraction
- Health Care / Medicine
- Landscape
- Education
- Ethnicity / Immigration
- Military / Defense
- Settlement Patterns
- Religion
- Funerary
- Social
- Technology / Engineering

ARCHITECTURAL AND HISTORICAL STATEMENT [2-3 sentences discussing significance of property in relation to historic theme(s) selected above]:

acquired house from a Mrs Susan Farrar in post WW2

Aubrey Goode added cabinets (he lived on 5th street & old road - Rd)

GRAPHIC DOCUMENTATION

Medium	VDHR ID#	Frame no(s)	Date
B&W 35mm photos		<i>25-27</i>	<i>2/6/97</i>
B&W 35mm photos			
Color slides			

BIBLIOGRAPHY

Type	Author (last, first)	Citation (brief form)

The Journal and Guide
was a paper for the comm.

PROPERTY OWNER / OCCUPANT / TENANT

he knows Dr. Trickett of Calhous

Name Wallace Mason Page (since 1948)
Cousin of Lawson

Mailing address _____

Telephone number(s) (804) 293 5791 *anytime's OK after noon's best*

SURVEY INFORMATION

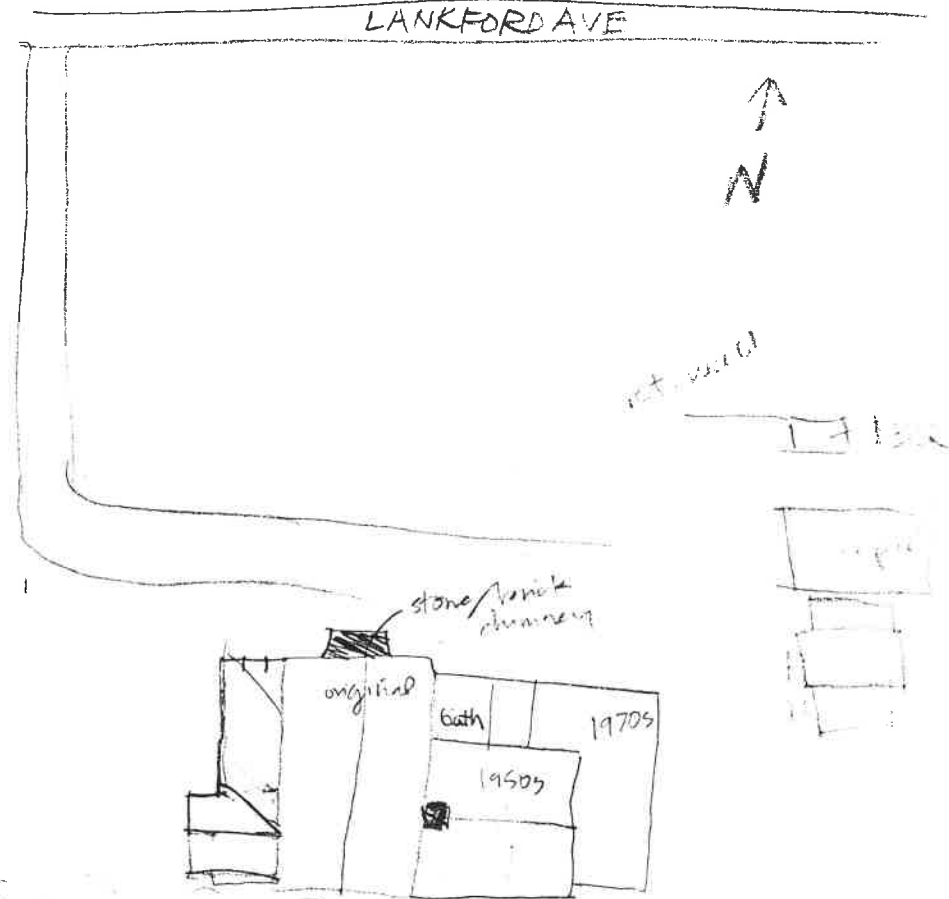
Surveyor's name Dan Pezzoni or Leslie Giles
 Surveyor's address P.O. Box 7825 Roanoke VA 24019-0825
 Surveyor's phone number (540) 366-0787

Survey Date 12/6/97
CRM Event: Reconnaissance: CLG-sponsored



SITE PLAN

Date 12/6/97 North Arrow



1. Creek below

838

Negative nos 15257,
15674

Date 2.1997 File No. 104-5011

Name Goins - Page House

Town _____

City _____

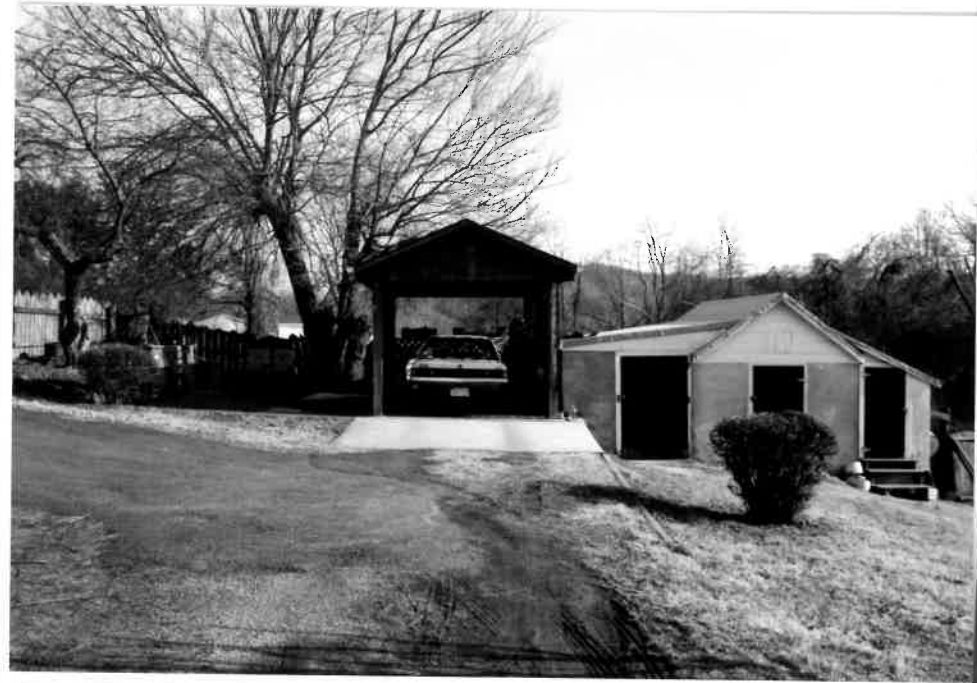
County Charlotteville

Photographer Leslie A. Giles

Contents 2 exterior views of house

1 view of outbuildings

1 interior of house



exterior of house, view
facing NE

15674
4/1997
104-5011

first floor mantel

house exterior, view
facing SW

15251
2/97
104-5011

storage building &
carport, view facing E

Date 2.1997 File No. 104-5011

Name Goins - Page House

Town _____

City _____

County ~~Charlottesville~~

Photographer Leslie A. Giles

Contents 2 exterior views of house

1 view of outbuildings

1 interior of house