

### Property Information

#### Property Names

Name Explanation	Name
Function/Location	Duplex, 501A&B 12th Street NW

#### Property Evaluation Status

#### Property Addresses

Current - 501 12th Street NW

County/Independent City(s):	Charlottesville (Ind. City)
Incorporated Town(s):	No Data
Zip Code(s):	22903
Magisterial District(s):	No Data
Tax Parcel(s):	No Data
USGS Quad(s):	CHARLOTTESVILLE EAST

### Additional Property Information

Architecture Setting: Urban

Acreeage: No Data

#### Site Description:

January 2020: This two-story duplex is located on the north corner of Gordon Avenue and 12th Street NW. The property has dense vegetation along the southwest elevation of the house. The southwest side of the property has a slight slope. This property consists of a duplex.

#### Surveyor Assessment:

January 2020: According to the Charlottesville City Property Records, this dwelling was constructed in 1930 (City of Charlottesville GIS Viewer 2020). However, the 1929 and 1950 Sanborn Maps depict the same building in this location, suggesting that it was built slightly earlier. There is also a house in this location on the 1920 Sanborn Maps, but with a different footprint, so it can't be confirmed if this house was actually built in 1920, like the house to the northeast, which has a similar facade. According to the 1929 Sanborn Map, this house was originally a two-story building with a one-story open front porch and a wide rear one-story wing. It appears to have achieved its present-day footprint by 1968 (Sanborn Map Company 1920; Sanborn Map Company 1929; Sanborn Map Company 1950; NETR 1968). This house was originally addressed 401 12th Street NW. Frank Fields lived here in the 1930s. It is not known when the building was converted into a duplex. Otis Lee owned this property from 1977 to 2003, along with other properties on this block (Hill Directory Co. 1931; Hill Directory Co. 1940; City of Charlottesville GIS Viewer 2020).

This property retains good integrity of location and setting. The integrity of design, materials, and workmanship have been compromised by replacement windows and porch posts and railings (City of Charlottesville GIS Viewer 2020). The integrity of feeling and association is slightly affected by its current use as a duplex. Overall, this property retains good integrity.

This property is recommended as not individually eligible for listing in the NRHP due to a lack of historical significance. However, it is located in the potential 10th & Page Historic District, which is recommended as potentially eligible for listing in the NRHP. Further study is recommended to determine if the 10th & Page Historic District is eligible for listing in the NRHP under Criterion A in the areas of Ethnic Heritage, Community Planning and Development, and Social History, and under Criterion C in the area of Architecture. This property includes one contributing primary resource.

Surveyor Recommendation: Recommended Not Eligible

#### Ownership

Ownership Category	Ownership Entity
Private	No Data

### Primary Resource Information

Resource Category:	Domestic
Resource Type:	Double/Duplex
NR Resource Type:	Building
Date of Construction:	ca 1929
Date Source:	Map
Historic Time Period:	World War I to World War II (1917 - 1945)
Historic Context(s):	Domestic
Other ID Number:	No Data

**Architectural Style:** Vernacular  
**Form:** *No Data*  
**Number of Stories:** 2.0  
**Condition:** Good  
**Threats to Resource:** None Known

**Architectural Description:**

January 2020: This two-story duplex is clad in stucco and has a cross gable roof that is covered with asphalt shingles. There is a one-story, full-width, open porch on the southeast-facing facade. It rests on a concrete block foundation, has a wood floor, turned wood columns and wood railings, and a hipped roof covered with asphalt shingles. The porch is accessed by concrete steps in the center with wood railings. The porch provides access to two entranceways. The rear of the duplex is slightly wider than the front half. There is an interior concrete block chimney on the northwest roof slope. There is a one-story, almost full-width, one-story, open porch on the northwest elevation. The porch has square wood columns, wood railings, and a shed roof covered with asphalt shingles. Visible fenestration consists of one-over-one, double-hung, vinyl windows; and single-leaf wood doors with a fanlight and metal storm door.

**Exterior Components**

Component	Component Type	Material	Material Treatment
Chimneys	Interior Slope	Concrete	Block
Foundation	Solid/Continuous	Unknown	Stuccoed/Parged
Porch	1-Story Full-Width	Wood	Turned
Structural System and Exterior Treatment	Wood Frame	Unknown	Stuccoed
Windows	Double-hung	Vinyl	<i>No Data</i>
Roof	Cross Gable	Asphalt	<i>No Data</i>

**Secondary Resource Information**

**Historic District Information**

**Historic District Name:** *No Data*  
**Local Historic District Name:** *No Data*  
**Historic District Significance:** *No Data*

**CRM Events**

**Event Type: Survey:Phase I/Reconnaissance**

**Project Review File Number:** *No Data*  
**Investigator:** Erin Que  
**Organization/Company:** The 106 Group Ltd.  
**Photographic Media:** Digital  
**Survey Date:** 2/5/2020  
**Dhr Library Report Number:** *No Data*

**Project Staff/Notes:**

Erin Que, Principal Investigator and Sr. Architectural Historian  
 Holly Good, Architectural Historian  
 Saleh Miller, Sr. Architectural Historian

**Project Bibliographic Information:**

City of Charlottesville GIS Viewer  
 2020 Property Record. Electronic document, <http://gisweb.charlottesville.org/GisViewer/>, accessed January 27, 2020.

Hill Directory Co.  
 1931, 1940, 1950, 1959 Hill's Charlottesville City Directory. Hill Directory Co., Inc., Publishers, Richmond, Virginia.

National Environmental Title Research, LLC [NETR]  
 1963-2016 Historical Aerial Photograph, Charlottesville Independent City, Virginia. Electronic document, <http://historicaerials.com/>, accessed March 19, 2020.

Neighborhood Development Services  
2012-2016 The 10th and Page Historic Survey. On file at the City of Charlottesville Neighborhood Development Services, Charlottesville, Virginia.

Sanborn Map Company  
1907, 1913, 1920, 1929, 1950 Fire Insurance Map of Charlottesville, Virginia. Sanborn Map Company, New York, New York.

United States Geological Survey [USGS]  
1994-2019 Historical Aerial Photograph, Charlottesville Independent City, Virginia. Electronic document, accessed on Google Earth, February 20, 2020.

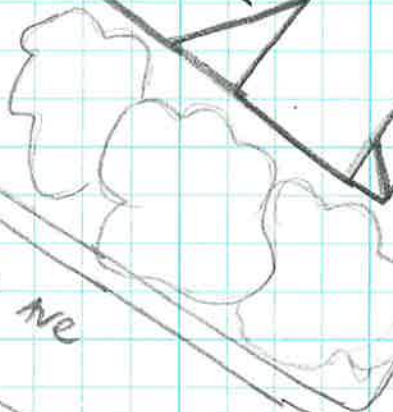
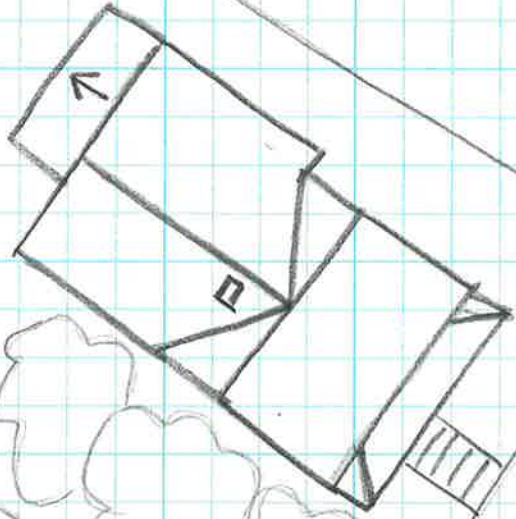
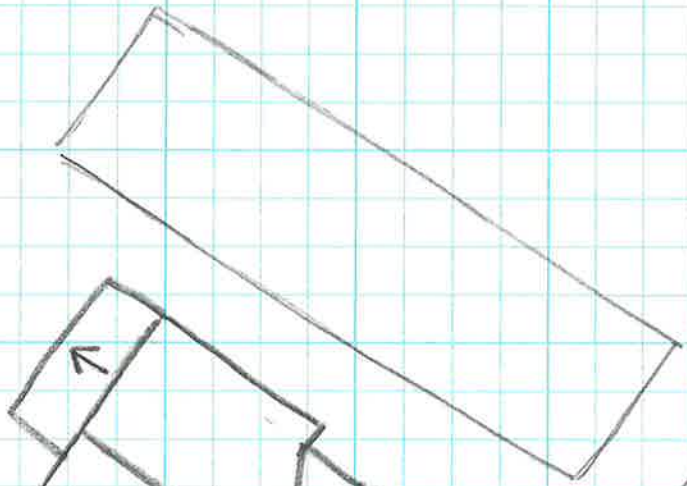
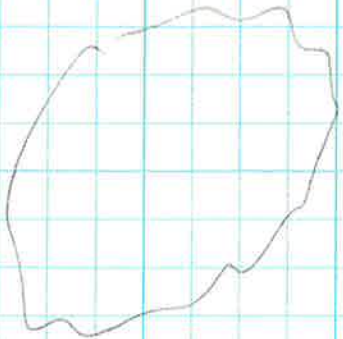
### **Bibliographic Information**

**Bibliography:**

No Data

**Property Notes:**

No Data



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Gordon Ave

12th St NW

Duplex  
104-5729  
501 12th St. NW  
SURVEY DATE 1/28/20  
NOT TO SCALE