

### Property Information

#### Property Names

Name Explanation	Name
Function/Location	House, 1058 Page Street

#### Property Evaluation Status

#### Property Addresses

Current - 1058 Page Street

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

Acreage: No Data

#### Site Description:

2016: This property was surveyed in 2012-2016 by City of Charlottesville Neighborhood Development Services. The front of the lot has a concrete walkway leading from the sidewalk to the central entrance with a gate with parged concrete posts on either side. There is a wire and wood post fence and privet hedge along the front and sides of the property. There is a driveway, unpaved, on the west side of the house, shared with neighboring 1060.

#### Surveyor Assessment:

##### 2016: Ownership History

R. W. Holsinger sold the property to George Gilmer on March 2, 1927 (see 1056 Page) (City 56 – 79). That same year Thomas and Mattie Bridgeford bought the property (City 56 – 258). Charlottesville Perpetual Building and Loan Corporation bought the land in 1937 (City 91 – 500). Lucy and Howard Magruder purchased it from them in 1948 and owned the house and land until 1968 (City 137 – 407).

##### Social History

The house built in 1927 was originally a rental property for the Bridgeford family. They rented to two African American families: Clarence Stewart, a brick worker and his wife Willie Stewart, a domestic servant (1927 – 1931) and John Blair, an icemaker and his wife Ella Blair (1931 – 1937). From 1940 until his death in 1968, Howard S. Magruder, a lab aide at UVA lived in the house with his wife Lucy B. Magruder and their family (they rented the house from 1940 – 1948 before purchasing).

##### Statement of Significance

This 20th century single-family dwelling has an architectural form typical of other small houses in the neighborhood. Built as a rental home, the house was eventually owner-occupied by the 1940s. While, some of the original fabric of the house has been replaced with modern materials, the site holds social and community significance.

2020: This property 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:	Single Dwelling
NR Resource Type:	Building
Date of Construction:	ca 1927
Date Source:	Local Records
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:** 1.0  
**Condition:** Good  
**Threats to Resource:** None Known

**Architectural Description:**

2016: This two-bay, one-story, frame house with aluminum siding was built around 1927. The current dwelling has a front-facing, asphalt shingle roof and a central interior brick chimney. Across the façade is a two-bay, hipped roof porch with a parged concrete foundation, and turned wood posts with wrought iron supports. There is a two-bay, one-story rear gabled addition built in 1984. The front-facing windows are 1/1 vinyl sash.

**Exterior Components**

Component	Component Type	Material	Material Treatment
Structural System and Exterior Treatment	Wood Frame	Aluminum	Siding
Roof	Front Gable	Asphalt	<i>No Data</i>
Chimneys	Interior Central	Concrete	Block
Porch	1-Story Full-Width	Wood	Turned
Windows	Double-hung	Vinyl	<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.

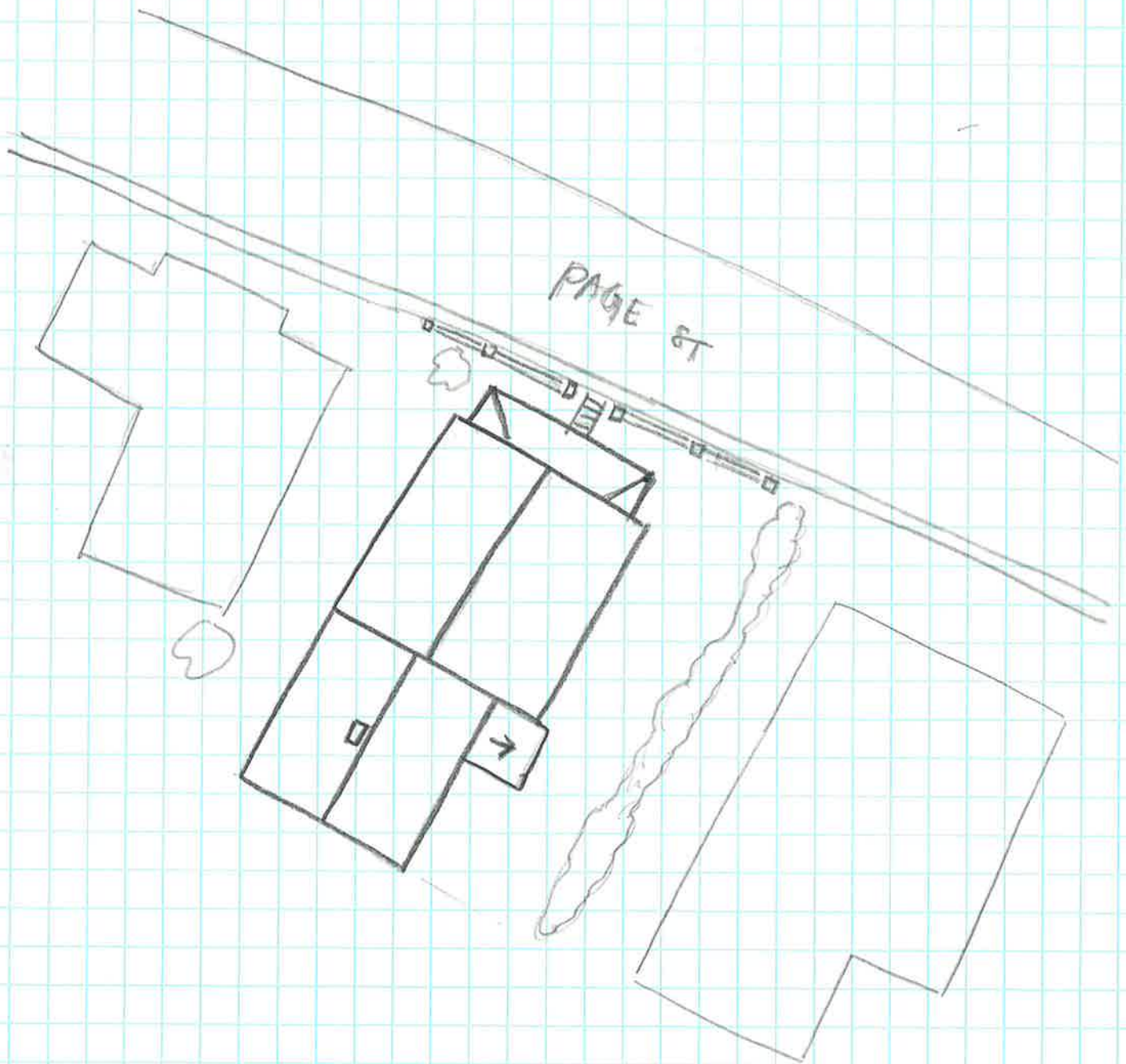
### **Bibliographic Information**

**Bibliography:**

No Data

**Property Notes:**

No Data



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House  
104-5897  
1058 PAGE ST  
SURVEY DATE 2/4/2020  
NOT TO SCALE