

HISTORIC HENDERSONVILLE

A Newsletter Published by the

HENDERSONVILLE HISTORIC PRESERVATION COMMISSION

CHAIRMAN RALPH FREEMAN ■ STACI BLATT ■ JOHN OGLETREE ■ JO TYLER ■ BETTE CARTER ■ LARRY PHILLIPS ■ BROOKE TATE ■ BARBARA MCCOY ■ GEORGE HENRY

Vol. 9, Issue 2

Fall 2008

COLD SPRING PARK

On October 9, 2008, City Council voted to support the formation of Hendersonville's newest historic district, Cold Spring Park. The district will be reviewed by the Department of the Interior's National Register of Historic Places through the NC State Historic Preservation Office. The nomination was initiated by the Hendersonville Historic Preservation Commission.

According to plat records, the area of Hendersonville that later developed as Cold Spring Park was originally laid out as Wheeler Park in 1910. The subdivision apparently did not develop to any large degree and was re-platted in 1921 as Cold Spring Park. The District is located north of downtown and is bounded by North Main Street on the north, Maple Street on the east, 9th Avenue East, originally Lynn Street, on the south, and Locust Street on the west. Cross streets include Highland Avenue, Algeria Street, and Laurel Street.

The layout of Cold Spring Park is a typical grid plan often utilized in subdividing land at the turn of the twentieth century due to its ease of layout and conformity in size of lots. The district's period of significance is from 1910 to 1953 and is eligible for the National Register listing for two reasons. One is for its association with the community development of Hendersonville in the boom period of the 1920s and again in the late 1940s to mid-1950s, providing housing for primarily middle class families. The second reason is the significant collection of primarily Craftsman bungalows and Ranch-style houses dating from the first half of the twentieth century. The oldest house in the district, 902 Locust Street, is a simple L-plan cottage dating from ca. 1910 when Wheeler Park first developed.



Typical styles of Cold Spring Park



916 Locust Street



1015 Highland Avenue

According to city directories, the residents of the neighborhood were primarily working class with many of them working in businesses within walking distance such as the Coca-Cola Bottling Plant and the Southern Railway, both just south of the neighborhood. Some occupants worked as insurance and automobile salesmen, carpenters, and painters. There were some business owners living in the neighborhood as well including the owners of Camp's Flowers, Justus Pharmacy, Thompson's Soda & Sandwich Shop, Jack Schulman's Clothing, King Hardware Company, and Shipman's Garage. One particularly significant resident was George W. Justice, a surveyor who not only helped develop this neighborhood but was also the surveyor for almost every recorded plat in Hendersonville for the first two decades of the twentieth century. His home still stands at 1033 Highland Avenue.

The district, which encompasses approximately fourteen acres, incorporates within its boundaries houses in the Craftsman bungalow, Colonial Revival, and Ranch styles. The district overall has retained a high degree of historic architectural integrity.

Once approved, Cold Spring Park will join four other Hendersonville residential historic districts listed on the National Register: Hyman Heights, Druid Hills, West Side and Lenox Park.

HENDERSONVILLE INNS, BOARDING HOUSES AND HOTELS

Hendersonville and tourism have gone hand in hand since the city incorporated in 1849. Wealthy families from the low country of South Carolina already had summer homes in Flat Rock and Fletcher giving them escape from the coastal heat. Wagons had plied the Buncombe Turnpike, roughly Greenville and Asheville Highways, since its completion in 1827 and Henderson County had established itself as the southern gateway into the Blue Ridge Mountains.

The Spartanburg and Asheville Railroad reached Hendersonville from the east in 1879 and by 1886 had completed the line to Asheville. The arrival of the railroad was greeted with a rousing celebration on the Fourth of July, 1879. On that day Hendersonville had five hotels and seventeen stores on Main Street. Both numbers would change dramatically over the next few decades.

By rail, travelers were now able to ride from the South Carolina coast to Hendersonville in only two days. This was considerably quicker and more convenient than the ten days it took by stagecoach. Tourists from northern Florida, Georgia, and South Carolina now streamed into the mountains. By the end of the summer season of 1914, the Southern Railway reported that 50,000 tickets had been sold to travelers bound for Hendersonville. And while some of these tourists ventured on to Flat Rock, Fletcher, and other mountain communities and summer camps, many stayed in town to reside in local hotels, inns and boarding houses. The summer population of Hendersonville in 1926 reached over 40,000. The local newspaper, *The French Broad Hustler*, reported on January 7, 1909:

"The writer claims that the number of such(boarding) houses doubled in the previous six years. Moderate rates, freedom from contagious diseases, good service, pure and abundant water, beautiful scenic surrounds, ease of accessibility, and the spirit of the town, are a few of the many reasons for Hendersonville's undoubted and undenied position as THE resort of the mountains."

The annual arrival by train of both wealthy and middle-class visitors not only bolstered local businesses but also gave rise to a distinctive landscape of fashionable hotels and innumerable boarding houses. Around the train depot, hotels such as Oaklawn, the Richelieu on Jonas Street, the Dotson House and Israel Hotel, both on Locust Street, welcomed guests for years before being demolished, or destroyed in a fire as in the case of the Dotson House. Two long time hotels in the depot area are still standing. The Brusters Hotel, earlier the Station Hotel, at 729 Maple Street was built around 1912. The Colorado House, ca. 1898, was built on the corner of 7th Avenue and North Grove Street and moved to its present address at 742 North Grove Street by 1926.



*The Ripley House on the northwest corner of Main and 2nd Avenue West **

Located on the corner of 2nd and Main Street, the Ripley House was the stopping point for the stagecoaches prior to the railroad's arrival and considered the city's premiere hotel. By the time the hotel burned in 1915, under the name of the St. John's Hotel, it was four stories tall, had 150 rooms, and a grand ballroom. During the early years of the twentieth century, Main Street hosted multiple inns and hotels including La Plaza Hotel, Foster Hotel, Hunthurst Inn, and, since 1929, The Skyland Hotel.

4th Avenue West had the Kentucky Home, the Ames Hotel, also called the Hodgewell Hotel and the Bowen Hotel. These were demolished to make room for the Dogwood Parking Lot. Still standing is the former Sunshine Lodge at 613 4th Avenue West. None of the boarding houses that populated North Grove Street south of the depot remain, but at one time this street had the Pine Hurst Lodge, The Gables and the Violethurst. Other inns around town included the Vinewood, the Oak Retreat, the Maple Terrace, the Oakley Florida Home, the Dixon Health Resort, and the Duncraggen Inn.

The massive 1895 Wheeler Hotel, on the hill where Bruce Drysdale Elementary stands today, had 100 rooms, a separate dance pavilion and a livery stable on Locust Street. The Lazy Susan, built as the Rhett House in 1899, would have been just south of the Wheeler Hotel while on the other side of St. James Church was the Pine Grove Lodge. All of these have been demolished but the Claddagh Inn and Waverly Inn still stand as reminders of the former hotels and boarding houses on the north side of downtown.



*The Wheeler Hotel where Bruce Drysdale is today.**



*The Cedars built in 1913 and still standing.**

In the early twentieth century, a host of stylish hotels and boarding houses appeared around the periphery of the downtown commercial district, including the Cedars on Seventh Avenue, the Aloah Hotel, now the Inn on Church, and the Park Hill Hotel where the Elks Club is today. Bonnie Haven, ca. 1913, on Hyman Avenue recently reopened as Aunt Adeline's Bed & Breakfast.

Fifth Avenue boasted a number of boarding houses and inns as a streetcar line linking Main Street to the lakes at Laurel Park traveled that street. There was the Smith Boarding House, the Esmeralda, the Conner House, the Annell Inn and the Marlborough. The surviving boarding houses along 5th Avenue include Locust Lodge now Angelique Inn and the 5th Avenue Guesthouse now Elizabeth Leigh Inn.

Though open only between May and October, the economic impact of these boarding establishments on Hendersonville and the surrounding area can not be underestimated. Whether in the hotel business or supporting it, men and women were able to raise their standard of living with the influx of summer guests to town. These out-of-towners also brought the latest news, fashions, education and technology thereby keeping Hendersonville more up to date than other mountain towns. And while most of the buildings have been lost, the preservation of the few remaining inns allows this rich part of Hendersonville's history to stay alive.



*The Marlborough on the northwest corner of 5th Avenue and Church Street.**

The Baker-Barber Collection; Community Foundation of Henderson County; Henderson County Public Library. All rights reserved.

Certificates of Appropriateness - Applied for as of 10-31-08

Please remember: property owners within these districts should apply for a Certificate of Appropriateness prior to work on the exterior of a building.

District	Additions	Awnings	Carport/ Sheds	Deck work/ Railing	Door/Window Replacement	Facade Changes	Fence or Wall Repair	Landscaping/ Tree Removal	Roof Replacement	Signs
Druid Hills	2		1		1		1	1	1	
Hyman Heights			1	2	11		2	3		
Main Street		6		1	3	3				13

HOLIDAY TOUR OF HISTORIC INNS AND COOKIE CAPER

Dec. 14, 2008 1:00pm – 5:00pm

Seven inns, all listed on the National Register of Historic Places, will be open for your enjoyment. These turn-of-the-century inns will feed the curiosity and holiday spirit of all who enter. Each inn has been beautifully restored and delightfully decorated to welcome visitors during this special day.

And, you'll pick up a holiday treat at each stop!

Tickets \$20 per person

Available at the Visitor's Center

201 S. Main Street



♻️ Printed on Recycled Paper



CITY OF HENDERSONVILLE
"The City of Four Seasons"
145 Fifth Avenue East
Hendersonville, NC 28792