

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C7 newa1-21, sum3
NEWARK AVENUE-FIVE CORNERS HISTORIC DISTRICT
620 - 666 NEWARK AVENUE
625 - 689 NEWARK AVENUE
591 SUMMIT AVENUE
BLOCK 525, 526, 588

The Newark Avenue-Five Corners Historic District is an area of two, three and four-story commercial structures dating from approximately 1865 through the 1920's. The spine of the district is Newark Avenue running from Cook Street and Central Avenue on the east, through the intersection of Five Corners, at the intersection of Newark, Summit and Hoboken Avenues at the west. The commercial structures lining Newark Avenue range in style and date from the late Italianate, Neo-Grec and Free Classical of 1860's through the 1920's. The facade materials range from resided clapboard to brick with stone trim. Two buildings occupy prominent wedge-shaped sites-- two of the Five Corners-- these buildings are monumental in scale and massing, reflecting the prominence of the commercial crossroads; these buildings are as follows: Commercial Trust Company of New Jersey located at 660-666 Newark Avenue and the Spingarn Building located at 661-669 Newark Avenue. A third monumental commercial structure, seven stories in height occupies one of the Five Corners. Although this third commercial structure, the Spingarn Arcade Building, located at 591 Summit Avenue faces Five Corners, the site is grid-pattern in configuration and the building is rectangular in plan.

EVEN NUMBERS, NEWARK AVENUE: Number 620 Newark Avenue is a four-story, brick and stone trim transitional Italianate commercial structure with late Italianate style bracketed and modillioned cornice. Although the ground floor alterations include a new door and shopfront the shopfront cornice remains and the building contributes to

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C7 newa1-21, sum3

NEWARK AVENUE-FIVE CORNERS HISTORIC DISTRICT

PAGE 2

the district. Number 624 Newark is a good example of the Neo-Grec style executed in brick with stone lintels with incised decorations and bracketed cornice. Although 626 - 628 have been resided with aluminum siding, they are early wood-frame structures and the cornice of each building survives, contributing to the district. Number 630-632 Newark is a wood-frame structure, covered in early asphalt shingles, the original shopfront cornice survives at 630. Number 634 is a three-story brick building designed in the Neo-Grec style, although alterations are serious, the building contributes to the district. Number 636 is a four-story brick structure executed in the Queen Anne/Romanesque Revival style, with an original cast iron spandrel surviving from the early ground-floor shopfront. Number 638-640 is a set of twin early twentieth century, three-story brick buildings, the cornices have been removed, but the shopfront configuration remains at 640. Number 642 dates from around 1880 the three-story brick structure with handsome segmentally arched window lintels located at the second and third floors, is an excellent example of the transitional Italliate. Also of note is a 1940's neon sign "Golds Drugs" located at the second floor facade. Number 644-646 Newark Avenue is a good example of the Free Classical style with paired windows with label lintels, monumental keystones, brick quoins and projecting brick parapets which flank a metal cornice with wreath and garland motifs. Number 646 1/2 was designed in the Neo-Classical mode in about 1920. Brick pilasters mark the edges of the structure and of particular note is the shopfront cornice with cresting and the decorative use of brick panels. The 648, designed c. 1920 relies on brick ornamentation including blind bulls-eye windows. Number 650-652 has been severely altered but contributes to the area based on estimated date of erection of about 1880. Only the foliated cornices indicate the early date, based on style around 1875, of the woodframe structures located at 654-658 Newark.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C7 newa1-21, sum3

NEWARK AVENUE-FIVE CORNERS HISTORIC DISTRICT

PAGE 3

COMMERCIAL TRUST COMPANY OF NEW JERSEY , 660-666 Newark Avenue. This three-story, wedge-shaped plan stone and brick structure designed in the Neo-Classical Revival style contributes to the Newark Avenue-Five Corners Historic District, but is also eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. The building dates from around 1900 and is an excellent example of the Neo-Classical style with the use of rusticated ground floor, with brick and stone second and third stories pierced by triple windows with ornamental stone keystones and two-story pilasters terminating in Ionic capitals. The entrance, located at the truncated narrow end of the corner site, is flanked by stone pilasters and entablature with tripartite windows set within classical enframements with console brackets above.

ODD NUMBERS, NEWARK AVENUE: Number 625 Newark is a good example of the Neo-Classical Revival style, executed in brick and stone, around 1900. The ground and second stories are organized as a stylistic unit with a stone cornice with modillions and large stone cartouche. The third floor also employs Neo-Classical ornament including console brackets and brick pilasters. The building is topped by a stone-trimmed brick parapet. Number 627 has been totally re-sided, including a boxed cornice; however, the apparently frame building probably dates from the 1880's. Number 629 is a three-story, brick building designed in the Renaissance

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906 C7 stp~~1~~
283-287 ST. PAUL'S AVENUE
BLOCK 616

This set of three, continuous facade, four-story brick buildings designed in the Neo-Classical Revival Style was designed about 1900. They are eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. The use of simple one-over-one windows with stone lintels and continuous sills, stylized classical architrave molding and brackets at the cornice line, in contrast to the simple brick facade are characteristic of the style. A one-story brick commercial structure located at the corner of St. Paul's Avenue and Liberty is the only minor alteration. The building is noteworthy for its style and intact state.

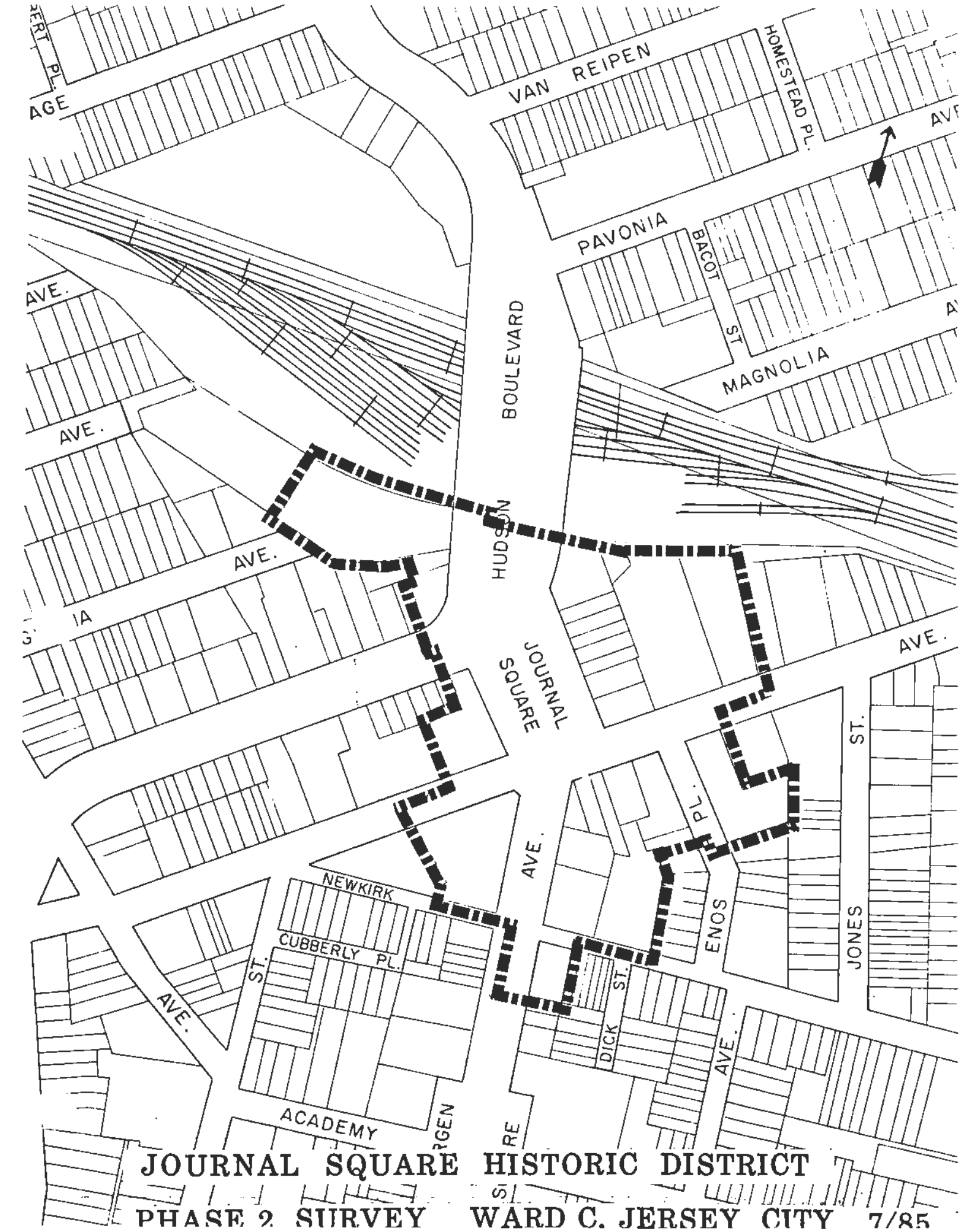
PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C7 sum2
SUMMIT AVENUE BAPTIST CHURCH
569-573 Summit Avenue
BLOCK 586
(Also Listed as 0906-C8 sum5)

This gable-ended brick, two-story Gothic Revival brick church was built in 1863. The church is eligible for listing on the National Register meeting Criterion C of the standards for evaluation. The two major facade divisions include the gable-end projection which is pierced by two pointed-arched entrances with original (or very early alterations) wood door with ornate metal strap hinges, located at the ground floor, while a large tripartite stained glass window appears at the second story level. To the left of the entrance bay appears a bell tower which rises in height to the level of the gable ended entrance facade. The square tower is supported by small brick buttresses, also indicative of the early Gothic Revival style.

The Summit Avenue Baptist Church is remarkably intact with a minor alteration occurring at the bell tower roof, which was originally tiled and has been repaired with a small patch of asphalt roof tiling. Based on an illustration from McLean's History of Jersey City of 1895 (Phase I Survey), a small attenuated, open spire located on the roof spine has also been removed. The building is noteworthy for use of style and material in Jersey City.



JOURNAL SQUARE HISTORIC DISTRICT

PHASE 2 SURVEY WARD C. JERSEY CITY 7/85

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C7 newa1-21, sum3

NEWARK AVENUE-FIVE CORNERS HISTORIC DISTRICT

PAGE 4

Revival style with elaborate segmentally-arched window lintels and stone sills located at the second and third floors. The cornice with stylized brackets and modillions has curved frieze panels which reflect the segmental arches of the windows below. Number 631 has been totally resided and only one window opening remains; however, the remaining cornice is indicative of a building dating from around 1880. Number 633 and 635 are a pair of frame structures which have also received modern facades: 633 has a asphalt covering in imitation of brick, while Number 635 has been resurfaced in stucco in imitation of stone creating a 1920's Free Classical mode with egg and dart cornice. Although Number 637 has been altered, the building contributes in scale (and probably date) to the character of the commercial row. Number 639 is a three-story, brick building designed around 1885. Of particular note are the segmentally-arched window lintels with label ends executed in brick and stone keystones, as well as the pedimented cornice. Number 641 is a three story brick building designed in the Neo-Grec style around 1880. Typical of the Neo-Grec style is the use of incised decoration at the window lintels and the use of small corbelled brackets at the window sills. Number 643 is a two-story brick structure designed in the Neo-Federal style with round-arched windows, with small keystones and impost blocks, metal dentilled cornice and brick parapet, designed around 1920. Number 645 is a circa 1920 brick building with stylized classical details including stone panels with swag ornamentation and brick parapet. A stone plaque located at the central bay displays the word "Behr". Number 647 was built around 1920 with a shaped brick cornice and good curved metal shopfront cornice. Number 649 has been resided, cornice boxed, with permastone applied to the ground floor shop area. Number 651 was designed in the Neo-Grec style with incised stone lintels and corbelled window sills appearing at the second and third floors. Although the cornice has been removed, the cast iron piers located at the ground floor shopfront remain. Number 653 is a two-and-one-half story, gabled end structure, which has been totally re-sided; however, the building profile appears to be circa

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C7 newa1-21, sum3

NEWARK AVENUE-FIVE CORNERS HISTORIC DISTRICT

PAGE 5

1870's. Number 657 is a three-story, three bay aluminum-sided building also with an early building profile. Number 659 Newark is a three-story brick building dating from approximately 1880 which has received inappropriate Colonial details in the recent past-- these include applied shutters, and a ground-floor addition of white perma-brick.

SPINGARN BUILDING, 661-669 NEWARK AVENUE not only contributes to the Newark Avenue-Five Corners Historic District, but is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Located on a triangular site, one of the "Five Corners", the Spingarn Building was built around 1910, based on the use of the Neo-Classical mode, monumental scale, classical ornamentation including rusticated masonry ground floor triple windows with segmentally-arched surrounds, console keystones and brick pilasters. In style, scale, material and ornamentation the Spingarn Building compliments the Commercial Trust Company of New Jersey located across Newark Avenue on a similarly-shaped lot.

SPINGARN ARCADE BUILDING, 591 SUMMIT AVENUE contributes to the monumentality of the Five Corners site in scale, and monumentality. The building executed in brick and stone, is designed in the early twentieth century commercial style, characterized by the use of tri-partite fenestration which unify the second through sixth floor with brick pilasters which separate the banks of windows. The building has a crenellated brick parapet which contributes to the skyline of the Five Corners. Although the ground floor commercial area has been altered the building is noteworthy site and example of the early twentieth century commercial style in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 JOURNAL SQUARE HISTORIC DISTRICT
INCLUDING INVENTORY NUMBERS:
0906-C8 ber7,11,12
0906-C8 jsq1-9
0906-C8 sip3,4

The Journal Square Historic District meets Criteria A and C of the National Register's standards for evaluation. Most of the buildings in the district face Journal Square, which is made up of the intersection of J.F.K. Boulevard, and Bergen and Sip Avenues. The district is small and most of the buildings in it are significant. Rather than enlarge the district and include a much higher percentage of buildings which are not of the period or which have been seriously altered, the significant buildings just outside of the district boundaries were declared individually eligible. They are historically and architecturally related to the district and should be considered for listing on the National Register at the same time as the district. These five buildings are mentioned by name and number in the boundary descriptions.

The Journal Square Historic District is bound by the railroad tracks and an altered, mid-20th century commercial building on the north west and the modern PATH station on the north east, both of which form a clear boundary to the historic square.

On the south, the tall Trust Company of New Jersey Building, ending at Newkirk and Bergen, forms a clear boundary for the west side of Bergen. The Fur Storage Building, (0906-C8 ber6) a small terra cotta commercial building three doors south, has been declared individually eligible. Number 904-10 Bergen, on the south east corner of Newkirk and Bergen completes the last of an excellent row of low, circa 1930 terra cotta commercial buildings. The significant Queen Anne style house three buildings south of the boundary (0906-C8 ber5) and the old Bergen Square Building (0906-C8 ber3), two blocks south of the boundary, have been declared individually eligible.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

JOURNAL SQUARE HISTORIC DISTRICT

-

PAGE 2

Two large buildings on Sip Avenue, the Plaza Hotel and the Public Service Building and Trolley Barn form the eastern boundary. The old Ellebac (Ellerac?) Tower (0906-C8 sip1), two blocks east, has been declared individually significant.

The backs of the buildings facing Journal Square, from Newkirk to the railroad tracks, beginning with the Trust Company Building and ending with the Loew's Movie Theater, form the western boundary. Nearly all of the buildings on J.F.K Boulevard west of Journal Square are later in date or have serious alterations and have not been included. The State Movie Theater (0906-C8 ken16), one half of a block west of the boundary, has been declared individually significant.

Journal Square developed into downtown Jersey City in a surprisingly short period of time. The first wave of development was initiated by the opening of the Hudson Tube Station at Summit Avenue in about 1912. The second, major wave of development took place in the 1920's, with the help of the Dear family (Jersey Journal) and Mayor Hague. The Depression in the 1930's put an end to building. Most of the buildings, therefore, date from the 1920's or early 1930's and were built in the classically-inspired commercial style of the period. Classical ornament and light colors of brick, stone and terra cotta were used, giving the area a uniformity in design, color and materials. Journal Square has played a most significant role in Jersey City's development and it still functions as the city center.

The following is a list of the most significant buildings in the district.

The old HOTEL CARRELL (0906-C8 jsq1) is a 1920's tan brick building which is still used as a hotel. It has retained its size, shape, materials and austere ornament and therefore presents us with a good visual reminder of Journal

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

JOURNAL SQUARE HISTORIC DISTRICT

-

PAGE 3

Square in the 1920's, when hotels and offices clustered around the new Tube station. The ground floor has been altered and a fire escape has been added.

The PUBLIC SERVICE GAS & ELECTRIC COMPANY OFFICE BUILDING AND TROLLEY TERMINAL (0906-C8 sip3) is an excellent complex designed in 1912 by the important and prolific Jersey City architect John T. Rowland. The neo-Classical Style brick and concrete office building is four stories high with a modillioned cornice. The large, multi-paned windows have been replaced with new windows but the imposing metal and glass canopy on the Journal Square side has survived. It is a very good example of a neo-Classical style office building.

The trolley terminal is now a parking lot, but the steel roof structure is intact, some tracks and parts of the brick walls, which match the office building next door, are left. It is at least 50% intact. Apart from the Tube track system underground, this terminal appears to be the only remnant of the old transportation network on this site.

As the home of P.S.E. & G., an early utility company which is now one of the largest in the U.S., the complex is important in the industrial history of the U.S. as well as locally. These are the only major structures left from the first wave of development of the Square, when the Tubes opened in 1913.

The old PLAZA HOTEL (0906-C8 sip4) is now an office building. Designed in 1924 by the New York City architectural firm of Clinton and Russell, and extended in 1928, it was the major hotel in Journal Square. The red brick, 7 story neo-Federal style structure has arched windows, and stone trim. It still retains its massive presence, although the ground floor and windows have been altered.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

JOURNAL SQUARE HISTORIC DISTRICT - page 4

The old LABOR NATIONAL BANK BUILDING (0906-C8 jsq4) designed by John T. Rowland in 1924 was listed on the National Register in 1984. The JERSEY JOURNAL OFFICE BUILDING AND PLANT (0906-C8 jsq5) next door, also designed by John T. Rowland in 1924, is one of the major building complexes on the square. The five story brick and stone office building is a classically-inspired commercial structure. This building, along with the other office buildings on the square, embodies the characteristics of the early 20th century Classical Revival Style. The rusticated stone ashlar first two floors, balconies, use of light facade materials, pedimented second floor windows and denticulated cornice are all characteristics of this austere vernacular commercial style. The three story brick plant behind the office building fronts on Newkirk Street. It is a vernacular industrial building with elegant proportions which is basically intact.

The Jersey Journal had an office building on the site since 1910, one of the first indications that the center of Jersey City was moving from the Exchange Place area to Journal Square. The Dear family, who owned the paper, bought a lot of land around Journal Square and were very active in developing the area. The Jersey Journal complex is significant not only architecturally but also historically for its connection with Dear family and with the Jersey Journal (formerly the Evening Journal) the oldest surviving newspaper in the city.

The three terra cotta commercial buildings at 904-924 BERGEN STREET (0906-C8 ber7,11,12) are excellent examples of low-rise commercial buildings of the late 1920's. These three story buildings were built around 1930 and all have exuberant terra cotta detail. All have been altered at the ground floor, but the alterations have not seriously affected the impact of the terra cotta facades. 922-4, the old Universal Securities Building, is a cream, black and gold building with urns at the top of each pier. The terra cotta work is unusual and intact. Numbers 904-10 and 912-20 have light colored terra cotta facades with slightly projecting piers and angular foliated detail. Both are unique, with exceptional ornament.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

JOURNAL SQUARE HISTORIC DISTRICT - page 5

The old TRUST COMPANY OF NEW JERSEY BUILDING (0906-C8 jsq6) is tall, 11 and 12 story commercial building with classical details. The brick, stone and concrete office building was built in 1921-2 and 1927. The use of light colors and such classical details as pilasters dividing the window bays, the denticulated cornice above the second floor and projecting cornice with consoles and a balustrade at the top characterize this Classical Revival Style, which was popular in the first quarter of the 20th century for office buildings and the major architectural style in Journal Square. Tall enough to be treated as a skyscraper, the building's facade was divided visually into a base, which was formed by the rusticated stone lower two floors, a shaft, which was made up of the third through tenth floors and a capital, formed by the cornice and top floor. This treatment, suggested in the late 19th century by Louis Sullivan, was typical for tall buildings by 1921.

The Trust Company bank and office building was built in two parts. The 1921 section, facing Sip Avenue, was one of the first skyscrapers in Jersey City. It was the tallest building in Journal Square until the 16 story Labor (National) Bank Building was built in 1927-8. The second part, facing Newkirk Street, was built in 1927. Except for the use of a darker brick, it is very similar to the older building. The building was designed by the prestigious New York City architectural firm of Clinton & Russell, who also designed the Apthorp Apartments, the Mutual Life Building, and the Hudson Terminal buildings, in New York City. The 12th floor addition was designed by John T. Rowland.

The old JOURNAL SQUARE NATIONAL BANK (0906-C8 jsq7) is another of the classically-inspired office buildings built in Journal Square in the 1920's. Built circa 1926, it is a four story red brick building designed in the neo-Federal style. The arched windows and white stone trim are characteristics of the style. The ground floor has been altered but the columned corner entrance has survived.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

JOURNAL SQUARE HISTORIC DISTRICT - page 6

The old UNIVERSAL BUILDING, built circa 1926, is a tall, 8 story, classically inspired office building characteristic of the type built in Journal Square in its heyday in the 1920's. The ground floor has been altered, but the upper floors look very much like they did in the 1920's.

The incredible LOEW'S THEATER was designed 1929 in a Cinematic Baroque Style by the firm of Rapp and Rapp of Chicago, prominent theater architects. George Rapp also designed the National Press Club in Washington, DC and was a consulting architect for Radio City Music Hall. The elaborate terra cotta exterior and colorful interior are excellent examples of the fantastic architecture of the 1920's and 30's movie palaces.

The theater cost over two million dollars to build. It was the third of five "Loew's Wonder Theaters" in the metropolitan area, all designed by Rapp and Rapp. Only two are still movie theaters. A large part of the two million was spent on such atmospheric and staging effects and other theater equipment. It was the first theater in the world built specifically for talking pictures. It had a 3,300 seat auditorium. The exterior and a significant part of the interior are intact. (Please see the Phase 1 survey for more details)

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 aca2
298 ACADEMY STREET
BLOCK 1871
VAN WACENEN HOMESTEAD
"APPLE TREE HOUSE"
(Quinn Funeral Home)

This two and two-and-one-half-story sandstone laid ashlar structure, designed respectively in the Federal and Greek Revival styles, is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Based on style and information provided by a 1967 Historic American Buildings Survey provided on the structure, the building was built in two major stages, the two-story block located at the north-west section of the property (Block B) dates from about 1750, and the two-and-one-half-story contiguous block located at the southeastern side (Block A) dates from about 1820.

The earlier of the two sections, Block B, is a two-story rectangular plan, laid ashlar sandstone, Federal structure with gable roof (with a later bracketed cornice.) The fenestration pattern is six-over-six with later louvered shutters located at the first story and panelled shutters located at the second story. A later three-bay, one-story wooden porch structure is located at the south facade of Block B. A four-panelled rectangular door, indicative of the Federal Style provides entrance to Block B. There is a minor one-story shed structure appended to Block A.

Block A is a two-and-one-half-story on basement, laid ashlar sandstone structure designed in the Greek Revival Style. The rectangular entrance door, set within classical pilasters with leaded sidelights and transom, is indicative of the Greek Revival Style. A semi-circular fan window located at the gable end of the roof is characteristic of the Greek Revival Style, as are the three eyebrow windows and the lunette windows located at the east flank of Block A. The bracketed entablature is executed in a later vocabulary.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 aca2
VAN WAGENEN HOMESTEAD
298 ACADEMY STREET
PAGE 2

The Van Wagenen Homestead is a significant example of the Village of Bergen and is one of the oldest structures in Jersey City. The house was a continuous holding of the Dutch family, Van Wagenen, who occupied the site from around 1750 until 1949. During the American Revolution, the house was the headquarters of Marquis de Lafayette and General George Washington and the Marquis de Lafayette are said to have met under the apple tree in 1779 (hence the "Apple Tree House")

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ber3
880 BERGEN AVENUE
(S/E/C ACADEMY STREET, BERGEN SQUARE))
BLOCK 1875
LINCOLN TRUST COMPANY BUILDING
(Bergen Square Building)

This nine-story structure with twelve-story tower end and contiguous four-story pavillion designed in red brick in a Neo-Classical mode, is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. The complex is a good example of the Neo-Classical style as applied to a multi-story structure with an emphasis on applied classical ornament executed in concrete and terra cotta. The scale and style of the structure are indicative of the development of the Journal Square area around 1926. The complex was built around 1925.

The red brick complex is representative of the use of classical ornament applied to a moderistic scaled structure with an emphasis on verticality achieved by the use of pilasters which terminate at the roof line set-back in medallion forms. The entrance is set within a semi-elliptically arched opening with a monumental keystone. Many of the windows located at the four-story section are set within round-arched enframements as are the windows located at the set-back level of the taller section of the structure. A one-story cupola located at the Bergen Avenue facade is a further mixture of classical elements in a building which reflects the influence of 1920's zoning regulations with its set-backs and tower projection. Alterations include the resurfacing of the ground-floor commercial facade with a concrete-stucco surface scored in imitation of stone and the alteration of the ground floor shopfronts. The original windows have been replaced with alumimum windows and a bituminous coating has been applied to the first set-back projection on the Bergen Avenue facade.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ber5
896 BERGEN AVENUE
BLOCK 1872

This three-and-one-half-story, red brick with stone and terra-cotta trim, Queen Anne structure is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. Based on stylistic evidence, the structure was erected around 1885.

The red brick structure is an excellent example of the Queen Anne style with its irregular massing through pedimented roof projections, massive exterior chimney, which extends the length of the gabled roof projection, the angled and corner bay projections; as well as the use of textures and materials such as the terra-cotta plaques, rusticated stone and brick. The multi-lighted windows are also characteristic of the Queen Anne style. Although the ground floor has been altered through the application of a 1940's shopfront, and a parapet located at the Bergen Avenue side has been rebuilt as a square profiled projection, the structure is nevertheless, an important example of the Queen Anne style in Jersey City and is eligible for listing on the National Register.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906 C8 ber6
903 BERGEN AVENUE
BLOCK 1871

This two-story, glazed terra cotta facade structure is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Based on the use of vocabulary and material -- a terra cotta facade designed in a Renaissance vocabulary, the building was built around 1925.

The building is a remarkably intact commercial structure with a continued original use as a furrier. "Fur Storage" appears on the cornice frieze and within the deeply-recessed, elliptically-arched shop entrance, the entrance paving pattern further spells out "Kriegel the Furrier" in brown and white tesserae. The arched entrance employs a classically-inspired vocabulary of pilasters, narrow voussoirs and keystone. The entire second story is a blind facade of terra cotta executed in a cross or diaper pattern. The cornice is flanked by large Renaissance-inspired cartouches. A large sign board and the addition of new brick shop spandrels within the the recessed entrance appear to be the only alterations to this significant commercial structure.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 cot3
23 COTTAGE STREET
BLOCK 586

This two-story on full basement Neo-Grec, red brick with stone trim rowhouse is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. It is a good example of the Neo-Grec style and share the design of as numbers 20-24 Cottage Street, located on the north side of Cottage Street. (Please see 0906-C7 cot2, Block 588).

As demonstrated by numbers 20-24 Cottage Street, located on the north side of the street, Number 23 Cottage Street is characteristic of the use of the Neo-Grec style applied to domestic architecture with the use of the incised foliated and floral ornamentation at the brownstone window lintels and at the door enframingent. The rectilinear massing, heavily-bracketed cornice, the angled bays, and the rectangular proportions of the window and door enframingents of this red brick and brownstone rowhouse are further characteristics of the Neo-Grec Style.

The rowhouse is remarkably intact with its original double-doored entrance, and rectangular glazing strips which appear in the transoms and several of the windows. Although the metal stoop railings have been replaced, the original stoop newels remain. The only minor alteration is the addition of a small covered enclosure at the stoop areaway. This rowhouse and its complements located at the north side of Cottage Street are noteworthy examples of the Neo-Grec style in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 hi1
24-28 (24,24A,26,28) HIGHLAND AVENUE
BLOCK 1836 1/2

This set of four, two-and one-half-story brick with brownstone trim rowhouses are eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. They are good examples of the late Renaissance Revival Style and based on stylistic evidence were built around 1880.

The rectilinear massing, with three-sided angular bay projections, decorative use of brick at the spandrels located between the first and second stories are influenced by the the Romanesque Revival. Although alterations include the replacement of entrance doors and the resurfacing and replacement of stoops, Number 24 Highland Avenue retains its original brownstone stoop, door transom and sidelights. As a set of four Renaissance Revival Style rowhouse structures, they are significant in the architectural development of Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 hi2
38-40 HIGHLAND AVENUE
BLOCK 1836 1/2

This Art Deco Style, three-story on basement brick apartment building is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Based on stylistic evidence the apartment building was built about 1935.

The three-story on basement, three bay apartment relies on patterned and crenelated brick and streamline railing forms for ornamentation and is an excellent example of the Art Deco Style with Moderne overtones. The entrance with its crenellated brick frontispiece and the battlemented parapet is particularly successful. Although the structure is only three-and one-half stories in height, a greater sense of verticality is achieved through the use of vertical brick patterning which culminates at the horizontal parapet frieze. The building is remarkably intact with its original stylized metal entrance door and transom grilles. It is an excellent example of the style in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ken4
2752 KENNEDY BOULEVARD
BLOCK 1846

This neo-Federal Style house is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. This brick and stone, 2 1/2 story building is an intact and excellent example of a circa 1910, neo-Federal style residence, and typifies the elegant Hudson Boulevard houses of the turn of the century.

The red brick residence has light stone and wood trim. One of the outstanding neo-Federal features is a semi-elliptical portico with round columns with Ionic capitals and a balustrade above the entablature. The square shape and hipped roof are characteristics of the neo-Federal Style which were borrowed from the Federal Style. It is almost entirely intact, with the exception of the door and the addition of storm windows. There are few neo-Federal houses of this quality of design and integrity in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ken8a
2775 KENNEDY BOULEVARD
BLOCK 1847

This circa 1910, 2 1/2 story frame house is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is a good example of an early 20th century Colonial Revival Style house.

Many of the architectural elements of the house embodies, including the rectangular plan and irregular roof are typical characteristics of the Colonial Revival Style. The Palladian window in the gable, projecting cornice and columned porch embody the style. Storm windows have been added but the house is basically intact. Hudson Boulevard was lined with these elegant houses, but this is one of the few intact houses left along the northern end of Hudson Boulevard.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ken9
2781-91 KENNEDY BOULEVARD
THE SUMMIT APARTMENT HOUSE
BLOCK 1847

The Summit Apartment House is eligible for individual listing on the National Register, meeting Criteria A and C of the standards for evaluation. It is an excellent example of an early 20th century neo-Classical Style apartment house which.

When it was designed in 1913 it was hailed as being the largest apartment house in New Jersey. (Jersey Journal, April 19, 1913.) The building was to be eight stories high, but the present building is five. The elevation shown in the newspaper article, cited above, is not clear, but it looks like the building is the same design, without the upper floors. Whether the upper three floors were never built, or they were taken down is not known. According to the Jersey Journal article, work had started and the ground had been excavated already. The Summit was probably designed by B. Hustace Simonson, a New York architect, in 1913 and built by the Boulevard Improvement Company. The design was called "Italian in origin" by the Jersey Journal in 1913 (April 19). There were to be fifteen apartments on a floor, of two to six rooms in size with a total of 103 apartments all with outside windows. The building was called the Summit because it was built on the highest point in the area. Its name is on a terra cotta plaque below the roof.

The brick building has granite, marble and terra cotta trim. The materials are varied shades of buff and cream, in keeping with the light color palette and classical details of the early 20th century Classical Revival Style. The plaster and marble interior is also classical in style, with stained glass skylights in the ceiling. New aluminum windows, fortunately in white, have been installed; the basement windows have been filled in and the basement at the Garfield Avenue facade has been resurfaced with stucco. This is a large and imposing building and these alterations do not affect its style or impact. It is one of the best of the large, early 20th century apartment complexes in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ken11
2811 KENNEDY BOULEVARD
SIMPSON GRACE METHODIST CHURCH
BLOCK 1848

The Simpson Grace Methodist Church is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. Built in 1925, it is a very good and intact example of a late Gothic Revival church.

The church was designed by Charles G. Jones and was dedicated in 1926. The most dominant feature of the church is the large arched entryway, with a pointed arched window above, all set below a gable flanked by two narrow turrets. Three tones of brick, terra cotta and stone are used on the facade. Several of the Gothic, pointed arch windows have stained glass sash. The plaster and wood interior, also austere Gothic, has survived largely intact. This church has a good design and has had few alterations. While it is not unique in Jersey City, there are not many intact late Gothic Revival churches; it is worthy of note.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ken16
2852 KENNEDY BOULEVARD
BLOCK 1864
U.A. STATE THEATER

This three-story Neo-Classically-inspired temple facade movie house is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is an excellent and intact early movie house designed in imitation of a classical temple. Based on information provided in the Phase I Survey of Jersey City the architect of the State Theater was "Vivarttas". The theater was built prior to November of 1927, as it is visible in an aerial illustration which appeared in the "Journal of Industry and Finance" of November 1927, (p. 24).

The upper stories of the Kennedy Boulevard facade are characterized by the use of fluted Corinthian pilasters divided by original metal casement window openings and spandrels with wreath and garland panels. The facade is designed in imitation of a limestone temple and is topped by a monumental "Greek" pediment with a cast stone tympanum sculpture depicting a charioteer. The apex and ends of the pediment are decorated with acroteria. At the ground floor is a deeply recessed entrance with an central free-standing ticket kiosk, surrounded by brushed aluminum and glazed display windows with moderne profiles. The flooring surface of the recessed entrance is black and white terrazzo. The exterior, projecting aluminum and neon marquee is supported on metal rods "held" by lion heads. The theater extends through to Sip Avenue and the Sip Avenue facade is a brick exterior with rectilinear pilasters and diamond patterns executed in brick. Of particular note is the exterior metal fire stair which runs the full length of the Sip Avenue facade.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 pav1
595-597 PAVONIA AVENUE
BLOCK 582

These two neo-Grec Style row houses are eligible for the National Register, meeting Criterion C of the standards for evaluation. The two and one half story brick residences are good and intact examples of a circa 1875 row house. They are set back from the street behind old, possibly original, wrought iron fences. The incised stone lintels and angular bracketed cornices are characteristics of the neo-Grec style, popular in the 1870's and early 1880's. The double wood doors have survived and the only alterations are the storm windows which have been added. Neo-Grec style row houses are not unique in Jersey City, but there are not many in the Journal Square neighborhood, and houses with this much architectural integrity are not all that common.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 s16
182-198 SIP AVENUE
SEVILLA APARTMENTS
BLOCK 1848

The Sevilla Apartment Building is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is an excellent example of a Mission Style, or Spanish Colonial Revival Style, apartment building of the early 20th century.

Built in approximately 1920, this large, exuberant apartment house dominates the architecture of the neighborhood. Its six-story towers can be seen from several blocks in any direction. The five story building has three colors of brick on the facade and stone and concrete trim. The deeply projecting, bracketed cornices are typical of the Mission Style. Quite a lot of the interior trim has survived, but it is much simpler and less exciting than the exterior. The building is basically intact, although there have been alterations to the ground floor storefronts.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 s17
200 SIP AVENUE
ENGINE COMPANY NO. 15
BLOCK 1849

This two story red brick firehouse is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is an intact and good example of a modest neo-Federal public building.

The firehouse has many of the characteristics which make neo-Federal style buildings so handsome elegant. The proportions of this corner building are somewhat boxy, but are relieved by the use of only two materials on the facade, red brick and white stone. There are splayed lintels over the windows and fanlights on the second floor windows on the side facade. The entrance is marked by stone pilasters and the building is topped by a full classical entablature. Built approximately in 1905, it is a good and intact example of a neo-Federal Style fire house, which is not too common in Jersey City. This fire house is also eligible for listing in a fire house theme nomination.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 smi1
18-22 SMITH STREET
BLOCK 1875

This set of three Renaissance Revival brick rowhouses, is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. These buildings appear on a 1919 map and based on stylistic evidence, were designed around 1915.

The three row-houses are good examples of the Renaissance Revival Style with the use of bowed bays, plain projecting cornices, executed in pressed metal, and windows topped by splayed lintels with small keystone ornamentation. Each of the entrance bays is protected by a one-bay porch which is supported by wood columns with dentilled cornice above. This enclave of three rowhouses with private sidewalk is remarkably intact (with the exception of Number 22 Smith which has an entrance porch supported on brick piers which replace the original wood columns)-- are significant examples of the style as applied to domestic architecture in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ton8

THE MAYFLOWER APARTMENT HOTEL
65 TONNELE AVENUE
BLOCK 1848

The Mayflower Apartment Hotel is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is an excellent example of an Art Deco apartment house/hotel. Jersey City is rich in Art Deco Style buildings. Its period of development, in particular Ward C, coincided, in part, with the style. There are as many as ten excellent examples of the style. The Mayflower is one of them.

The circa 1930, five story brick structure embodies the characteristics of the Art Deco Style. The medium-toned brick structure has typical tall, projecting central entrance and vertical piers ending in a parapet with decorative brickwork. The terra cotta ornament is in typical stylized foliate patterns. The interior has been altered but the exterior is intact.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 ton11
88-94 TONNELE AVENUE
BLOCK 1861

This row of four Renaissance Revival Style apartments is eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. The circa 1910, red brick four story over basement residences are stylish and handsome examples of this turn-of-the century classical style. The large, projecting bracketed and modillioned cornice unifies the row. Although the apartments were modest structures and could have been tenements, the entrances are marked by columned porticoes. The porticoes, decorative detail on the cornice, and the stone and terra cotta trim all share the rounded, slightly heavy characteristics of the Renaissance Revival Style. The buildings are remarkably intact and have only had some windows altered. The row is an excellent example of Renaissance Revival Style apartments/tenements, one of the better and more intact rows in the city.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 vra8
49-59 VAN REIPEN AVENUE
BLOCK 584

This set of six attached Renaissance Revival rowhouses with brick facades and cast iron window lintels and sills is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Based on stylistic grounds, the rowhouses were built in around 1870 and are noteworthy examples of the Renaissance Revival style and for the use of cast iron segmentally-arched window lintels and cast iron sills.

The basement window openings are full height and are also set within cast iron lintels and sills. Although most of the doors have been replaced, and the stoops and railings have been altered, the set of six rowhouses is nonetheless noteworthy as a group of early structures and the buildings are eligible for listing on the National Register.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 vrs6
68-70 VAN REYPEN STREET
BLOCK 1874
ALCAZAR APARTMENTS

This five-story brick and cast stone Art Deco apartment building is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. Based on stylistic evidence the building was erected around 1930.

This four-bay, flat-roofed structure relies on brick pattern and the application of bas relief decorative panels for ornamentation. Of particular note is the cast stone panel which depicts a hunter on horseback with dog and deer, which appears within the suppressed pedimented parapet. The overall effect of this apartment structure is remarkably subtle, the bas relief ornament is of high quality. The building is remarkably intact with the exception of a metal hood which protects the entrance. The Alcazar is a good example of the Art Deco Style applied to an apartment building type in the 1930's in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 VRS8
76-90 VAN REYPEN STREET
(S/E/C ACADEMY STREET)
BLOCK 1874
STOCKADIAN APARTMENTS

This five-story brick apartment building with applied Neo-Gothic and Neo-Tudor ornament is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Based on stylistic evidence the Stockadian Apartments were built around 1925.

The Stockadian Apartments occupy a prominent site with three identical facade blocks linked by hyphen and one-and-one-half-story frontispiece entrances facing Van Reypen Street. The facade ornamentation relies on a pattern of brick interspersed with spandrels of rough-cast stucco. The frontispiece entrances are set on piers and adorned by terracotta ornament of a Gothic flavor. The parapet with its battlements is designed in the Gothic mode. The Stockadian is a significant example of the type, scale and style of apartment complex built in the 1920's in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C8 vrs10
83-89 VAN REYPEN STREET
BLOCK 1846
THE SHELBOURNE APARTMENTS

This massive Neo-Tudor brick, stone and terra cotta, five-story apartment building is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Based on stylistic evidence, the Shelbourne was designed in about 1925.

The complex is "H"-shaped in plan with a deep entrance courtyard, marked by a terra-cotta and stone trimmed entrance gate with columnar screen and eliptically-arched opening. The entrance gate is mirrored in style by a one-story frontispiece entrance pavillion adorned with a gable and spiralled columns. The Shelbourne relies on the use of corbelled brickwork which marks the watertable level and the rusticated stone and terra cotta heraldic devices as decorative ornament. The facades of the two major blocks have projecting five-story central pavillion which terminate in false bell tower projections. The corner pavillion at the intersection of Tonelle and Van Reypen Streets is marked by a corner entrance set within a pointed arched Neo-Gothic enframement. The brick battlemented cornice is further emphasized thorough the use of circular tiles set at the frieze level. The Shelbourne remarkable in style, condition and significant in scale. The apartment complex is intact with the exception of the replacement of the entrance door with an aluminum and glass opening. The Shelbourne is clearly a significant example of the 1920's apartment building boom which figured in the development of Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 Ball
SCOTT PRINTING COMPANY BUILDING
190 BALDWIN AVENUE
BLOCK 1879

The Scott Printing Company Building is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. The 1936 factory is a good, although late, example of an early 20th century industrial vernacular structure. It is a three story plus basement brick and concrete building with the large multi-paned windows characteristic of this type of building. The doorway has been altered. The well-designed, horizontally-oriented proportions and the intact windows make this building stand out from the others.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 bal4,5,6,7,8,9; pav4
ST. JOSEPH'S CHURCH COMPLEX
253-7, 264, 263-9, BALDWIN AVENUE
503-5, 511, 531-9 PAVONIA AVENUE
72 MAGNOLIA AVENUE
BLOCKS 517, 522

St. Joseph's Church Complex is eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. This is a diverse complex comprising several excellent examples of architectural styles and types. The buildings range in age from about 1875 to 1927, and in architectural styles from Victorian Gothic to Renaissance Revival to Art Deco.

St. Joseph's Church is a large Victorian Gothic structure built in the 1870's; the cornerstone was laid in 1868. The mason/contractor was John T. Rowland, Sr. The church follows a basilica plan. It embodies the Victorian Gothic style. Polychromy is achieved through the use of at least three types of stone. The main body of the church is a gray stone laid up in ashlar. The stone trim has been painted white, but at least one type is brownstone. There are Gothic arches, a central tower, Gothic tracery on the windows and doors, trefoil windows and buttresses. There is also an intact Victorian Gothic interior. It is an early and excellent later 19th century Gothic church. The earliest building in the complex, the church is its anchor.

St. Joseph's Rectory was built sometime between 1909 and 1919, but it looks like an earlier structure. The three story over basement brick building was built in a Victorian Gothic Style to match the church. The characteristics of the style can be seen in the Gothic arches, the use of two tones of brick and of stone to produce a polychromatic effect, windows grouped in twos and threes and a band course. The upper windows and door have been changed and the basement windows filled in. The building is otherwise intact.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

ST. JOSEPH'S CHURCH COMPLEX

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PAGE 2

There are three schools in the complex. The earliest St. Joseph's School in the complex is now the convent, at 72 Magnolia Avenue. Built in 1909, the three story plus basement brick building was designed in the Renaissance Revival Style. It shares many of the characteristics of this style, including the use of light materials, the classical details such as the rusticated basement, pedimented entryway, heavy modillioned cornice and brick pilasters with stone capitals which separate the bays. The door and windows have been changed.

The St. Joseph's School at 503-5 Pavonia Avenue was built in 1922 in a 20th century eclectic style, mostly Elizabethan Revival. The three story plus basement building is red brick and cast stone with large, bold features. They include window enframements highlighted by rustication, a heavy pedimented entrance and a crenellated parapet. The windows have been changed but the building is largely intact.

St. Joseph's School for the Blind was built in 1927. The five story brick building has Byzantine Revival ornamental details, but it also exhibits Art Deco Style characteristics. The Byzantine Revival details include the rope molding around the doorway, shallow carved ornament in stylized foliate detail at the column capitals and grouped windows. The major Art Deco characteristics are the slightly projecting vertical piers which end in panelled brick which acts as cornice. The steps and door have been altered, but the rest of the building is intact.

St. Joseph's Institute for the Blind at 531-9 Pavonia Avenue was built in 1915 in a simple Renaissance Revival Style, with a rusticated brick basement and modillioned cornice. The four story plus basement brick structure has been painted, the steps, door and windows have been altered, but none of the alteration has seriously affected the style.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

ST. JOSEPH'S CHURCH COMPLEX

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PAGE 3

There are five other buildings in the complex, located at 255-7 and 263-7 Baldwin Avenue, across the street from the church. They are residences which were not part of the complex but their location, size, materials, style and date all make them a part of it now. Number 255-7 are two, circa 1905 Renaissance Revival two story light brick and rock faced stone houses. The intact residences have large, classical features typical of Renaissance Revival of this period, including pedimented entryways and large bracketed cornices with panelled friezes. Numbers 263-5 are two, four story identical red brick Queen Anne residences, built between 1887 and 1896. Number 263 has a handsome pedimented cornice; number 265 has had its cornice removed. The decorative brickwork and segmentally arched windows contribute to the style. Number 267 is similar, dating from between 1896 and 1906. It is a red brick tenement with decorative brickwork and a simpler bracketed cornice.

St. Joseph's Church Complex is unusual for its size and the excellence and diversity of its buildings. The complex presents a chronology of Jersey City building types of the late 19th and early 20th centuries.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 Bal11a
282 BALDWIN AVENUE
BLOCK 518

This three story red brick tenement is eligible for individual listing on the National Register. It meets Criterion C because it is an excellent example of an Eastlake Style residence, an unusual style for Jersey City. Built in about 1896, the building exhibits the angular, sometimes fussy characteristics of the style. They include the angular bracketed and pedimented cornice, architrave windows, foliated stone band courses and decorative panels. The windows have been altered but the rest of the building is intact.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 cht5
145-7 CHESTNUT AVENUE
BLOCK 517

This Romanesque Revival Style tenement is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is a very good example of this relatively uncommon style in Jersey City. The four story brick and stone corner building was built between 1896 and 1909. Romanesque details include the use of large arched entryways and upper windows with brick pilasters separating the bays, the use of paired windows and arches picked out with stone trim. The windows and door have been changed and the side facade has been stuccoed, but the structure has not lost its impact.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 cht6
146 CHESTNUT AVENUE
BLOCK 512

This three-story-over-basement brick and stone residence is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. The small, intact, circa 1896 Romanesque Revival house presents an uncommon architectural style for Jersey City. The large Romanesque arched entrance, boldly trimmed in rockfaced stone, dominates the facade. The denticulated cornice, corbelled brick pilasters, stained glass windows and angular bay add to the charm and style of the house. It is intact except for a few changed windows.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 cht7,8
161-167 CHESTNUT AVENUE
BLOCK 518

Numbers 161 and 163-7 Chestnut Avenue are eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. The two, circa 1890 brick buildings were joined at some time in the past. Although the styles are different the brick on the facade shows no break at the ground floor between the two buildings. They are both good examples of late 19th century vernacular neo-Grec Style residences.

Number 161 is a two story house with an angular bracketed cornice and segmentally arched door and windows which are highlighted by decorative brickwork. The windows have been changed, but the rest of the building is intact. Number 163-7 is a four story brick and stone tenement with a typically angular neo-Grec metal cornice, which is repeated above the ground floor shopfront. The characteristic angularity of detail continues on the stone banding which acts as window lintels and the corbelled and sawtoothed brickwork. The tenement is intact except for the storefront window area, which has been closed and stuccoed. The two buildings compare very favorably with other late 19th century vernacular brick residences in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 hen3
31 HENRY STREET
BLOCK 510

This classically-inspired vernacular residence is eligible for individual listing on the National Register. It meets Criterion C because of its architectural integrity and classical wood trim. Built between 1887 and 1896, the two story frame house has narrow wood shingles which are probably original. The pedimented entrance and denticulated cornices over the first floor oriole window and at the roofline are classical but fall into no special style. The steps have been rebuilt and the one-over-one sash windows are old but not original. The house is unusually intact for a frame building.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 mag9
75 MAGNOLIA AVENUE
BLOCK 516

This Queen Anne Style frame house is eligible for listing on the National Register. It meets Criterion C of the standards for evaluation because it is a very good and intact example of this picturesque style house. The two and one half story house has an irregular roof line and a tower with a conical roof, typical features of the style. The narrow shingling appears to be original. There is a pediment on the columned porch which marks the front entrance. Although evidence from maps gives the date of the house as before 1873, it looks like a circa 1890 structure. Perhaps another, similar house was built on the site, or the earlier house was redone in the later 19th century. Map evidence and tax records are inconclusive. This is an excellent and intact example of an asymmetrical Queen Anne Style house and compares favorably with the others, which are not numerous, in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 mag18
GRANADA APARTMENT
129 MAGNOLIA AVENUE
BLOCK 521

The Granada Apartment Building is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. This large, 'E'-shaped five story brick structure is an intact and excellent example of a 20th century Spanish Colonial Revival Style apartment building.

The aptly named Granada Apartments has many of the features of the Spanish Colonial Revival Style, including 'bell towers' at the corners, tiled-roofed cornices, a baroque cartouche at the paired arched windows above the entrance, which itself is arched and flanked by columns. Since this is a circa 1930 eclectic structure, there is also a crenelated parapet and gargoyles at the corners. It is intact except for some ground floor alteration and changed windows, which do not affect the impact of the building or the style. There are a large number of early 20th century apartment buildings in Ward C; the height of development of the area coincided with the popularity of eclectic style apartment buildings. Most are smaller and do not have the impact of the Granada, the Sevilla, the Mayflower or the Summit.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 newal
515-7 NEWARK AVENUE
BLOCK 513

This four story brick and stone Italianate Style tenement is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. Built between 1873 and 1887, it is a good example of a later 19th century tenement with a ground floor store. The bracketed cornice, stone lintels over original two-over-two sash windows, and ground floor store crowned by a bracketed cornice are typical of the style. The shopfront window area has been altered but the rest of the ground floor, and the building, is intact. The shopfront and the age of the building make it special.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 newa3
558-60 NEWARK AVENUE
BLOCK 528 1/2

This circa 1890, three story late Italianate Style brick structure is eligible for individual listing on the National Register. The corner commercial building meets Criterion C because of its unusual shopfront with rounded bays on the Baldwin Avenue side. The elaborate bracketed wood cornice and stone lintels and sills are characteristics of the Italianate Style. Because of its elaborate storefront, this is a most uncommon late 19th century commercial building worthy of preservation.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 o1
27-9 OAKLAND AVENUE
BLOCK 527

The old 3rd Precinct Police Station is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is an excellent example of a Queen Anne Style public building.

The circa 1875, three story brick structure embodies the characteristics of the Queen Anne Style. The central entryway is marked by brick pilasters topped by a triangular pediment. A gable piercing the bracketed cornice provides the asymmetry which is a characteristic of this picturesque style. While largely intact, the windows and door on the building have been changed and some of the window arches have been filled in at the top and stuccoed. There are few, if any, public buildings of this age and style in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 pav3
510 PAVONIA AVENUE
BLOCK 518

This circa 1890, neo-Grec Style residence is eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. It is a very good and intact example of a neo-Grec tenement. The angular bracketed cornice with a pediment, the incised stone lintels and sawtooth brick banding separating the floors are characteristics of the style. The red Philadelphia brick with the narrow joints is also typical of this kind of later 19th century building. A fire escape has been added, but this has not seriously affected the style and integrity of the building. The pedimented cornice and decorative brickwork lend interest to this neo-Grec tenement.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 pav6
545 PAVONIA AVENUE
BLOCK 522

This circa 1850, Greek Revival Style house is eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. It is a late but excellent and rare example of a Greek Revival frame house. Map and archival evidence provides a date of no earlier than 1840 and no later than 1873. The small, one and one half and two and one half story residence has many of the characteristics of the Greek Revival style, including a denticulated cornice at the roof and above the columned porch, and architrave window trim. It has been resided with aluminum siding, but the wood trim was retained in the process. There are few mid-19th century frame houses with this level of architectural integrity in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C9 pav8
HUDSON COUNTY JAIL AND POWER HOUSE
550-80 PAVONIA AVENUE
BLOCK 523

The complex comprising the Hudson County Jail and Power House is eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. Both are good examples of classically-inspired civic architecture.

The circa 1915 powerhouse is a one story stone, Classical Revival Style building with a monumental arched central entrance crowned by a bracketed pediment. A stone band course acting as a cornice is the only other ornament on this stark, classical structure. The powerhouse has a light brick smokestack attached. The jail is a 1926 Renaissance Revival structure, seven stories over a rusticated brick basement. The jail has a monumental arched entrance and a stepped parapet which is indicative of its later date. Both are good and intact examples of classical public buildings. They form a complex with the Courthouse.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C10 s1
FIREHOUSE #7
666 SUMMIT AVENUE
BLOCK 574

This Romanesque Revival, two story brick firehouse is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Built around 1870, the building embodies the characteristics of the Romanesque Revival with the use of corbelled cornice frieze, and ornamental brick window surrounds at the second-story level. The windows are arranged in pairs and set within round-arched openings with ornamental brick voussoirs and quoined surrounds.

The red brick facade has been painted a tan color. The ground floor fire engine doors have been replaced; however, the openings do not appear to have been enlarged. An early pressed metal ceiling appears within the ground floor interior that houses the fire equipment. Based on Phase I survey data, John T. Rowland carried out an addition to Firehouse #7 in 1900. John T. Rowland was the architect for the Jersey City Department of Education between 1901 and 1945 and was responsible for the design of approximately thirty public buildings during the administration of Mayor Hague.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR NATIONAL REGISTER

0906-C10 sp1
98-108 ST. PAUL'S AVENUE
PUBLIC SCHOOL NUMBER 6
BLOCK 568

This imposing four-story, brick and stone, Collegiate Gothic school building is eligible for individual listing on the National Register meeting Criterion C of the standards for evaluation. Built in 1919 by John T. Rowland, the building is characterized by the use of polygonal projecting towers which are battlemented and flank the entrance bay. The main entrance bay embodies the characteristics of the Collegiate Gothic style with its use of stone panels displaying quarterfoils and trefoils, as well as the use of a deeply-recessed entrance door with stone quoins. Windows are arranged in groups of three with stone balconies below.

Although the windows have been replaced with aluminum, double-hung-sash windows, the building is eligible for listing not only as an individual structure but as a possible thematic nomination, being the work of John T. Rowland, who was the architect for the Jersey City Department of Education between 1901 and 1945. This school is one of approximately thirty public buildings designed by Mr. Rowland during the administration of Mayor Hague. Mr. Rowland had a significant impact on the cityscape of Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 Ba11,2,6
375-89, 376-82, 391-3 BALDWIN AVENUE
BLOCK 561, 557, 562

These rows of eight and four Renaissance Revival apartment buildings are eligible for listing on the National Register. Built between 1896 and 1908, the three and four story brick apartments have bracketed cornices, projecting angular bays and front entrance porches. They are good examples of early multi-family residences and embody the Renaissance Revival Style characteristics found in this type of vernacular building, such as large bracketed cornices, use of light colored materials, classical details and projecting bays. They meet Criterion C of the National Register's standards for evaluation

There is a row of eight apartment buildings at numbers 375-89 and 391-3 divided into two distinct rows of four; one of light beige brick with terra cotta keystones in the window lintels and the other of darker, textured brick. Numbers 376-82, across the street, are faced in a darker, more orange brick and are divided into pairs, one three stories high, one four stories high. All of the apartment buildings are largely intact, with typical small alterations to the steps, the doors and some windows. This is not a rare building type in Jersey City, but these buildings stand out because long rows have survived on both sides of the street.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 con3
61 CONCORD STREET
BLOCK 560

This Renaissance Revival Style apartment building is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. Built between 1908 and 1919, it is a very good, intact example of an early 20th century apartment house.

The four story red brick structure is trimmed with stone and terra cotta. The elaborate ornamental details - the formal, pedimented entrance; rusticated basement; splayed lintels with keystones; and modillioned cornice - embody the characteristics of the Renaissance Revival Style. The windows have been replaced and the rear facade was stuccoed, but the exuberant style of the building has been retained. It compares very favorably with other examples of this type of early 20th century apartment house in Jersey City.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 flt4,5
67-9, 64-74 FLEET STREET
BLOCKS 561, 562

The General Pencil Company Factory Complex is eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. It is a good example of a small, turn-of-the-century vernacular factory complex.

The complex consists of four simple brick structures with stepped parapets. All are faced in the same red brick and all have similar proportions (floor heights, windows, parapet height). They were built between 1896 and 1928, and, judging by the stepped parapets, probably about 1914. The General Pencil Company erected Number 67-9 Fleet Street in 1914. (Newark Star Ledger 2/9/1964) Number 67-69 is a two story over basement building with multipaned sash windows and an altered door and steps. The three buildings across the street, numbers 64-74, are one and two stories high. Numbers 64-6 and 72-4 are garages, number 66-8 is a warehouse with its original center doors for hoisting materials to the second floor and with multi-paned sash windows. It is not known if these three buildings were ever part of the General Pencil Company complex. They are similar in style, material, age and use and therefore should now be treated as an architectural if not historical unit. This is a relatively intact, small industrial complex set in a residential neighborhood, a survivor of 19th and early 20th century informal town planning where small-scale industry was a part of the community.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 1ad4
59 LAIDLAW AVENUE
BLOCK 565

This late Italianate Style house, is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is a very good example of an unusually intact frame structure.

The three story over basement frame house has retained its typical Italianate features, including the bracketed cornice with a sunburst pattern on the frieze, and bracketed window lintels. According to map evidence, there was a small frame building at the back of the lot in 1887. The 1910 map, however, shows a larger structure looking more like the present house, at the front of the lot. This would make it a very late, turn-of-the-century Italianate style house, a type which is found in Jersey City, but which is often less intact. The narrow wood shingling is original but the windows have been replaced, but the building is otherwise unaltered.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 pal1
74 PALISADE AVENUE
BLOCK 551

This Renaissance Revival Style apartment house is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is very a good and intact example of an early 20th century apartment house.

The four story-over-basement red brick and sandstone apartment building has excellent Renaissance Revival decorative features. The circa 1900 corner building has a center entrance defined by a pediment with a terra cotta foliated frieze, supported by round brick columns with Ionic capitals. A large, deeply projecting metal modillioned cornice with an arch in the center dominates the roof line. Pulled brick panels below the window sills and ornamental lintels complete the Renaissance Revival facade. Only the windows have been altered. This building is a good example of a classically-inspired apartment building and compares very favorably with the others in the city.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 pa13
104-110 PALISADE AVENUE
BLOCK 551

This circa 1929 three story brick apartment house is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. It is a very good and intact example of an Art Deco Style building, and has even retained its door, with a typical Art Deco metal grille in a stylized foliate pattern.

The apartment house is faced in two tones of brick, both in the warm, orange-y shade favored in the period. The vertical piers ending in decorative brickwork which acts as a capital, the paneled brick at the top of the wall which acts as a flattened cornice and the horizontal bands of windows are all characteristics of the Art Deco Style. There are several (perhaps 10) excellent, large Art Deco Style hotels and apartment buildings in Ward C; the style coincided with the major development activity in the area. This building compares favorably with the others.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 pal4
124-30 PALISADE AVENUE
BLOCK 551

This row of four, two story brick houses is eligible for listing on the National Register. Built between 1908 and 1919, they are intact and well-designed examples of early 20th century eclectic domestic architecture, the style, in this case, with English roots.

The picturesque row of houses is set back from the street over basements. There is a bracketed cornice under a crenelated parapet, outlined in stone and flanked by gabled dormers at either end, reflecting Old English architectural roots. There are projecting bays, flush stone lintels and large porches on brick piers, all of which work together to produce a small, handsome early 20th century row. In Ward C, and probably elsewhere in the city, many of these eclectic houses from the first quarter of the 20th century are at least as altered, and sometimes more, as the older, 19th century buildings. There are no doubt many reasons, one being that people in the newer houses, because of location or preference for newer structures, have spent more money on them and thus altered them more. Intact and well-designed eclectic houses from this period, therefore, are not as common as one might think.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 pal15
191 PALISADE AVENUE
BLOCK 703

This Beaux Arts Style building is eligible for individual listing on the National Register, meeting Criterion C of the standards for evaluation. This is an excellent, superbly proportioned example of a Beaux structure, rare in the city.

This one story-over-basement structure is faced with brick and stone. Designed by the architectural firm of Herman and William Neumann, it was built between 1908 and 1919. It has a number of the flamboyant characteristics of the Beaux Arts style, including elaborate stone carving, a rusticated stone basement, a monumental entrance with a broken pediment and a bracketed cornice with a balustrade on top. There are very few Beaux Arts Style buildings in Jersey City; most were built in the simpler, slightly later, Renaissance Revival Style in the early 20th century. This is an uncommon and intact example.

PHASE 2 SURVEY OF WARD C, JERSEY CITY

RECOMMENDED LIST OF SITES ELIGIBLE FOR THE NATIONAL REGISTER

0906-C11 pa117
203-5 PALISADE AVENUE
BLOCK 703

These two, two and one half story brick rowhouses are eligible for listing on the National Register, meeting Criterion C of the standards for evaluation. They are good and intact examples of Second Empire Style rowhouses, a style which is not too prevalent in the city.

The row houses are set back from the street on high basements. They have mansard roofs, presently covered with plain sheet metal, over bracketed cornices. These features, as well as the arched pediments supported by brackets over the doors and arched lintels over the windows, are all characteristics of the picturesque and ornate Second Empire Style. They are intact and unusual for Jersey City.

