

# PROPERTY REPORT

Property ID: **1508558005**

**Property Name:** 108 North Atlantic Avenue  
**Address:** 108 N Atlantic AVE

**Ownership:** Private  
**Apartment #:** ZIP: 08008

## PROPERTY LOCATION(S):

County:	Municipality:	Local Place Name:	USGS Quad:	Block:	Lot:
OCEAN	Beach Haven borough	Beach Haven		157	8.02

## Property Photo:



**Old HSI Number:**

**NRIS Number:**

**HABS/HAER Number:**

## Description:

This lot is included within the geographic boundary of the National Register listed Beach Haven Historic District as well as the boundary for the locally designated historic district in the Bed & Breakfast Overlay Zone.

108 North Atlantic Avenue: This is a two-story contemporary beach house with a front gable form. The gable roof has a low pitch making it difficult to see what the roof cladding is. The exterior is sheathed with cedar clapboard siding. The upper floor has two sliding doors leading to a deck that wraps around to both sides. The deck is supported with a number of diagonal braces on the sides and squared posts on the front. A thin shingle covered privacy wall divides the upper deck in two. The windows along the side of the house are vinyl frame one over one windows. The first floor has a centered entryway flanked by pairs of vinyl frame windows. It has a poured concrete platform across the front with centered poured concrete steps. The front door is wood frame with three panels in the lower section. In three divided lights in the upper half. The divided lights have horizontal muntins. The door is protected with an aluminum frame storm door. The house was constructed on a concrete block foundation that has been parged.

History: This house is not depicted on any of the Sanborn maps nor was it surveyed as part of the 1981 Ocean County Historic Sites Survey. It is not known exactly in which year this was built, however, the simple design and configuration of the multiple family house and the relatively new materials indicate that it was constructed after 1981 probably for rentals only.

Eligibility: The youthful age of this dwelling renders it a non-contributing building within the Greater Beach Haven Historic District and the local historic district in the Bed and Breakfast Overlay Zone. No historic events or associations are known that would render this house individually eligible for the National Register.

## Setting:

This house is situated on a rectangular lot that is 50 feet wide and 100 feet deep in a residential neighborhood of modest size houses and contemporary condominiums. The lot fronts on North Atlantic Avenue between, Second Street and Centre Street. The house is centered on the lot and set back approximately 15 feet off the street. The yard has been covered with pebbles and there is a pebble cover driveway

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

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leading to the rear of the lot. A post and split rail fence delineates the southern boundary of the lot. A picket fence delineates the western boundary of the lot. Logs cut in two foot sections are spaced along the northern boundary of this property. A poured concrete walkway leads to the public sidewalk, which is constructed of poured concrete. The curb is also poured concrete.

**Registration and Status Dates:**

**National Historic Landmark?:**

**National Register:** 7/14/1983

**New Jersey Register:** 4/20/1983

**Determination of Eligibility:**

**Certification of Eligibility:**

**SHPO Opinion:**

**Local Designation:** 10/12/2004

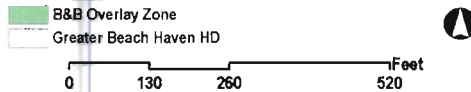
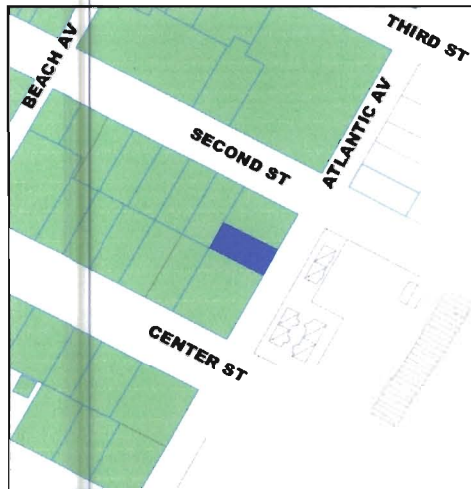
**Other Designation:**

**Other Designation Date:**

Eligibility Worksheet Included in present survey?

Is this Property an identifiable farm or former farm?

**Location Map:**



**Site Map:**

**BIBLIOGRAPHY:**

Author:	Title:	Year:	HPO Accession #:
May, Michael	Ocean County Historic Sites Survey--Beach Haven Borough	1981	(if applicable)
(None Listed)	Sanborn Fire Insurance Company maps- 1911, 1922, 1930, 1942, and 1954		

**Additional Information:**

**More Research Needed?**  (checked=Yes)

**INTENSIVE-LEVEL USE ONLY:**

**Attachments Included:**

<input type="checkbox"/> Building	<input type="checkbox"/> Bridge
<input type="checkbox"/> Structure	<input type="checkbox"/> Landscape
<input type="checkbox"/> Object	<input type="checkbox"/> Industry

**Historic District ?**

**District Name:** Bed & Breakfast Overlay Zone

**Status:** Non Contributing

**Associated Archeological Site/Deposits?**

(known or potential sites. If Yes, please describe briefly)

**Conversion Problem?**  **ConversionNote:** Null

**Date form completed:** 2/6/2006

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

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(Primary Contact)

**1508558005**

# PROPERTY REPORT

Property ID: -1764403423

**Property Name:** 110 North Atlantic Avenue  
**Address:** 110 N Atlantic AVE

**Ownership:** Private  
**Apartment #:** ZIP: 08008

**PROPERTY LOCATION(S):**

County:	Municipality:	Local Place Name:	USGS Quad:	Block:	Lot:
OCEAN	Beach Haven borough	Beach Haven		157	8.01

**Property Photo:**



**Old HSI Number:** OCHSS 1503 L23      **NRIS Number:**      **HABS/HAER Number:**

**Description:**

110 North Atlantic Avenue: This is a 2 1/2-story, three bay wide by two bay deep, Craftsman Style influenced side gable house. It is fully described on the Building Attachment.

**Setting:**

This house is situated on a corner lot that is 70 feet wide and 100 feet deep in a residential neighborhood of modest size houses, condominium townhouses, and a contemporary church. The lot is on the southwest corner of North Atlantic Avenue and Second Street. The house is set back approximately 10 feet off of both streets. Curved, poured concrete walkways lead from both sets of porch steps to the poured concrete public sidewalk. The house is surrounded with lawns. Mature evergreen bushes are planted around the foundation and there are a mature evergreen trees randomly planted around the property. A wood picket fence demarcates the western boundary and the southern boundary of this property. There are poured concrete curbs on both the North Atlantic Avenue and Second Street sides.

**Registration and Status Dates:**

**National Historic Landmark?:**   
**National Register:** 7/14/1983  
**New Jersey Register:** 4/20/1983  
**Determination of Eligibility:**  
**Certification of Eligibility:**

**SHPO Opinion:**  
**Local Designation:** 10/12/2004  
**Other Designation:**  
**Other Designation Date:**

Eligibility Worksheet included in present survey?       Is this Property an identifiable farm or former farm?

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

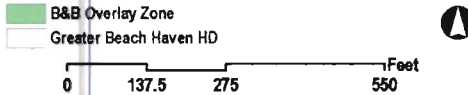
**Organization:** McCabe & Associates, Inc.

**Property ID:**

-1764403423

(Primary Contact)

Location Map:



Site Map:

**BIBLIOGRAPHY:**

Author:	Title:	Year:	HPO Accession #: (if applicable)
May, Michael	Ocean County Historic Sites Survey—Beach Haven Borough	1981	
May, Michael	National Register of Historic Places Nomination	1981	
(None Listed)	Sanborn Fire Insurance Company maps- 1911, 1922, 1930, 1942, and 1954		
Lloyd, John Bailey	Six Miles at Sea; A Pictorial History of Long Beach Island	1990	

**Additional Information:**

More Research Needed?  (checked=Yes)

**INTENSIVE-LEVEL USE ONLY:**

Attachments Included:            1 Building                    0 Bridge  
    0 Structure                    0 Landscape  
    0 Object                        0 Industry

Historic District ?

District Name: Bed & Breakfast Overlay Zone

Status: Key Contributing

Associated Archeological Site/Deposits?

(known or potential sites. If Yes, please describe briefly)

Conversion Problem?       ConversionNote: Null

Date form completed: 2/6/2006

Survey Name: Beach Haven Borough

Principal Investigator: Jeanne Kolva

Organization: McCabe & Associates, Inc.

Property ID:

**-1764403423**

(Primary Contact)

## BUILDING ATTACHMENT

**Common Name:** 110 North Atlantic Avenue

**Historic Name:**

**Present Use:**

**Historic Use:**

**ConstructionDate:**

**Source:**

**Construction**

**Construction**

**Start Date:**

**End Date:**

**Style:**

Vernacular Style?

**Form:**

**Physical Condition:**

**Type:**

**Remaining Historic Fabric:**

**Roof Finish Materials:**

**Stories:**

**Exterior Finish Materials:**

**Bays:**

### Exterior Description:

1983 NR Description: 110 Atlantic Avenue - Contributing, 2 1/2-story, 3-bay structure; natural wood shingle exterior, gable roof with large end brackets; open porch with flaring paired posts on brick piers; projecting gabled wall dormers with brackets.

110 North Atlantic Avenue: This is a 2 1/2 story, three bay wide by two bay deep, Craftsman Style influenced side gable house. This side gable roof has prominent overhanging eaves supported by very large curved brackets. The roof is sheathed with three tab asphalt shingles and is punctured by two internal brick chimneys, one on the front and one on the rear. The eaves have exposed rafter ends and prominent fascias. The façade at the attic level has two prominent, gabled, through-cornice wall dormers each with a pair of original wood frame, six-light, casement windows. Below these, the second-story projecting bays each have a pair of original three over one wood sash windows. The top sashes of these windows have vertical muntins. These window bays flank a bank of six-light wood frame casement windows in the recessed central bay. All of the second-story windows are protected with aluminum frame storm windows. The first floor has a prominent full-width porch with a hip roof that wraps around to the north side. There is a central gable over the front steps. The porch roof is also sheathed with three tab asphalt shingles and box gutters drained by round fluted downspouts are situated along the eaves. The porch has patterned brick knee walls and piers capped with cast concrete slabs. Clustered chamfered posts atop the piers support the porch roof. The entire house is sheathed with wood shingles. The main entryway has a set of wood frame doors with tall vertical muntins and divided lights in each of the corners. Poured concrete steps are flanked by a brick side walls. There are two secondary entryways on the north face with the address of 100 Second Street. These entryways consist of a pair of French doors with wood frame storm doors and a pair of sliding glass patio doors. There is a secondary set of poured concrete steps on the north face. On the rear of the house is a one-story addition with a hip roof off of the projecting three bay block. The house was constructed atop a brick foundation.

There is a one-story, two door, side gable outbuilding situated on the southwest corner of the lot behind the house. Its roof is sheathed with three tab asphalt shingles. This building has clapboard siding, wood shingled sides, prominent corner boards, exposed rafter tails, and two wood panel doors—one with four divided lights in the upper section and both with transoms.

### Interior Description:

**Alteration Dates:**

**Architect/Designer::**

*Date form completed:* 11/30/2006

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

(Primary Contact)

-1764403423



## ELIGIBILITY WORKSHEET - Properties

Property ID -1764403423

### History:

The back of this house's second-story is seen in a 1902 photograph published on page 75 of John Bailey Lloyd's "Six Miles at Sea." When first built, the upper story of the house had Tudor Style timber frame construction. The footprint of this house is depicted on the 1911 Sanborn map, the year in which Beach Haven was first surveyed. It shows the open, one-story porch wrapping around both the east and north sides of the house. On the 1922 Sanborn map, the house's configuration remains the same and the one-story outbuilding in the rear yard is depicted. The 1930 Sanborn map shows an open, one-story porch constructed laterally off of the rear of the house. No further changes are indicated on the 1942 and 1954 Sanborn maps. It is not known in which year, the simulated timber-frame exterior was clad with wood shingles. A different aerial photograph taken in 1932 and printed on page 118 in John Bailey Lloyd's book "Six Miles at Sea" shows the east elevation and the timber frame detailing on the second floor. It is also not known exactly when the rear porch was fully enclosed forming the small one-story addition of the rear of the house seen today. The photograph and description included in the 1981 Ocean County Historic Sites Survey show that by this time, the house had received a wood shingle exterior. There have been few changes since the 1981 Survey. This house is included in the National Register listed Beach Haven Historic District.

### Statement of Significance:

Eligibility: This house is a very good example of early 20th-century Craftsman style influenced architecture. It shares compatible massing, materials, and scale with the neighboring Victorian era houses. Every effort should be made to retain the original wood elements that define the character of this house. In its current state, this house would be considered to be a key contributing resource to the Greater Beach Haven Historic District and the local historic district in the Bed-and-Breakfast Overlay Zone. The small outbuilding would also be a contributing resource due to its age and authenticity.

Eligibility for New Jersey and National Registers:  Yes  No      National Register Criteria:  A  B  C  D

Level of Significance:  Local  State  National

### Justification of Eligibility/Ineligibility:

Even though it was originally constructed with other stylistic traits, the building retains a very high level of architectural integrity.

Total Number of Attachments: 1

List of Element Names: House

### Narrative Boundary Description:

Date Form Completed: 11/30/2006

Survey Name: Beach Haven Borough

Principal Investigator: Jeanne Kolva

Organization: McCabe & Associates, Inc.

Property ID:

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# PROPERTY REPORT

Property ID: -959905462

**Property Name:** Windward Manor Inn      **Ownership:** Private  
**Address:** 200 S Atlantic AVE      **Apartment #:**      **ZIP:** 08008

**PROPERTY LOCATION(S):**

County:	Municipality:	Local Place Name:	USGS Quad:	Block:	Lot:
OCEAN	Beach Haven borough	Beach Haven		136	9

**Property Photo:**



**Old HSI Number:** OCHSS 1503 L14      **NRIS Number:**      **HABS/HAER Number:**

**Description:**

1983 NR Description: 200 S. Atlantic Avenue - Contributing, late-19th-century; 2 1/2-story, natural wood shingle exterior with extended gable roof; enclosed porch with exposed rafter tails; grouped windows with eyelids; hipped and shed dormers.

200 South Atlantic Avenue: This is a 2 1/2 story, three bay, side gable, Shingle Style house that is now used as a guest house. It has one of the most complex arrangements of dormers in Beach Haven. The roof has been sheathed with architectural dimensional asphalt shingles and punctured with an interior brick chimney at the center of the roof ridge. The dormers on the front slope include two large hexagonal dormers with hipped roofs flanking a combination of a shed roof dormer with two original, divided light windows surmounted by a hip roof dormer with one double hung window. The dormers have wood shingled exteriors and carved rafter ends. The dormers on the back include two hip roof dormers, one with a complex wood staircase descending down over the first story's rear addition roof to the rear yard. A 2-story ell with a hipped roof projects off the rear of the house forming an L-plan. The side gables have a curved gable peak above the pair of windows at the attic level. A wooden fire escape leads down to the rear of the building from the attic window on the south elevation. The side gables are also clad with wood shingles. The word "Windward" missing the "R" is spelled out with large letters under the attic window on the north elevation. Most of the windows are replacement one over one windows with snap-in grilles except for two original nine over one wood sash windows on the north elevation.

The first story is a fully enclosed porch with a wood frame fixed window flanked by two double hung windows, the main entryway, and banks of one over one aluminum frame windows. The walls are clad with asbestos shingles. Aluminum coil covers the window trim. The front porch also has a hipped roof, exposed rafter ends, and K gutters with rectangular downspouts. The main entryway consists of a modern door with nine divided lakes in the upper half flanked by one over one windows. It is reached by climbing a set of wood steps with wood handrails. The side entryway has a cross book wood door with sidelights, a brick stoop with the wrought iron railing, and a brick planter box. A third entryway is situated on the rear of the building in an entry vestibule reached by proceeding up a set of brick steps. The back of the building has a small wood deck situated at the end of the enclosed porch. This deck is accessed by a sliding double door. Framed lattice panels form aprons under the enclosed porch.

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

-959905462

(Primary Contact)

A detached out-building with a pyramidal roof, asbestos shingle siding, a solid wood door, and a one over one window is situated on the southwest corner of this lot.

**History:** The footprint of this building is depicted on the 1911 Sanborn map, the first year in which Beach Haven was surveyed. The footprint includes an L plan building two and half stories in height with an extensive open wraparound porch that connects it to a separate building situated to the south. On the 1922 Sanborn map a one-story automobile garage is shown directly behind the house. No other changes are noted on the subsequent Sanborn maps. The photograph included in the 1981 Ocean County Historic Sites Survey shows the building looking the same as it does today. It is not known when the garage was converted for residential use.

**Eligibility:** This is a very nice example of a late 19th-century seaside guest house. It along with its neighbors on Amber Street create a cohesive streetscape of wood shingled houses of singular design. Although it has received several alterations including new windows, it retains a medium level of architectural integrity. Every effort should be made to retain the remaining original elements that help define the character of this late 19th-century house. In its current condition, it would be considered to be a contributing resource to the Greater Beach Haven Historic District and the local historic district in the Bed-and-Breakfast Overlay Zone. No historic events or associations of great significance are known that would render this building individually eligible for the National Register. This house is included in the National Register listed Beach Haven Historic District.

**Setting:**

This guesthouse is situated on a corner lot that is 55 feet wide and 100 feet deep in a residential neighborhood of modest size houses and condominium complexes. A large public park is situated directly to the north. The house is set back approximately 10 feet off Atlantic Avenue and 10 feet off Amber Street. The house is surrounded by a low evergreen plantings and a post and horizontal rail fence skirts the perimeter of the property. There is a poured concrete parking area behind the house off Amber Street. A stockade fence encloses a bin for garbage cans. The walkways, public sidewalks, curbs, and driveway apron are constructed of poured concrete.

**Registration and Status Dates:**

**National Historic Landmark?:**

**National Register:** 7/14/1983

**New Jersey Register:** 4/20/1983

**Determination of Eligibility:**

**Certification of Eligibility:**

**SHPO Opinion:**

**Local Designation:** 10/12/2004

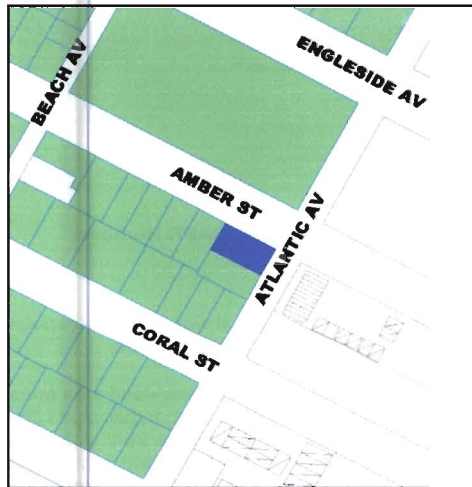
**Other Designation:**

**Other Designation Date:**

Eligibility Worksheet included in present survey?

Is this Property an identifiable farm or former farm?

**Location Map:**



**Site Map:**

**BIBLIOGRAPHY:**

Author:	Title:	Year:	HPO Accession #:	(if applicable)
May, Michael	Ocean County Historic Sites Survey--Beach Haven Borough	1981		
May, Michael	National Register of Historic Places Nomination	1981		
(None Listed)	Sanborn Fire Insurance Company maps- 1911, 1922, 1930, 1942, and 1954			

**Additional Information:**

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

**-959905462**

(Primary Contact)



More Research Needed?  (checked=Yes)

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**INTENSIVE-LEVEL USE ONLY:**

**Attachments Included:**

<input type="checkbox"/> Building	<input type="checkbox"/> Bridge
<input type="checkbox"/> Structure	<input type="checkbox"/> Landscape
<input type="checkbox"/> Object	<input type="checkbox"/> Industry

Historic District ?

**District Name:** Bed & Breakfast Overlay Zone

**Status:** Contributing

**Associated Archeological Site/Deposits?**

(known or potential sites. If Yes, please describe briefly)

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Conversion Problem?  ConversionNote: Null

Date form completed: 2/6/2006

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**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

(Primary Contact) -959905462

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# PROPERTY REPORT

Property ID: -386025981

**Property Name:** Sierra Inn      **Ownership:** Private  
**Address:** 204 S Atlantic AVE      **Apartment #:**      **ZIP:** 08008

**PROPERTY LOCATION(S):**

County:	Municipality:	Local Place Name:	USGS Quad:	Block:	Lot:
OCEAN	Beach Haven borough	Beach Haven		136	10

**Property Photo:**



**Old HSI Number:** OCHSS 1503 L15      **NRIS Number:**      **HABS/HAER Number:**

**Description:**

1983 NR Description: 204 S. Atlantic Avenue - Contributing, late 19th century, 2 1/2-story, 2 bay, gabled roof with returns; medieval-type overhangs and various size windows; grouped windows with eyebrow on gable peak; hip and gable dormers with returns.

204 South Atlantic Avenue: This is a 2 1/2 story, front gable, vernacular Queen Anne style house with multiple dormers. The roof is sheathed with architectural dimensional asphalt shingles and punctured by three gabled dormers on the roof facing south and to hip roof dormers on the slope of the roof facing north. The north side dormer also has a third story fire escape descending down to the rear of the house. The front gable has small cornice returns and the wall curves out slightly overlapping the attic windows. The house has been clad with vinyl shingles on the upper stories and the first floor is clad in asbestos shingles with a course of painted wood shingles above the windows. All of the windows are one over one replacement windows with snap in grilles. Metal coil covers the window trim. The second-story fenestration includes a bank of three windows in the wall surface flush with the gable and a window that is on a slightly recessed wall under the other half of the gable. The south elevation second-story includes three projecting squared window bays under the gabled dormers. The second-story windows have retractable canvas awnings.

The first floor includes a fully enclosed wraparound porch with a hip roof and indentations underneath the second-story windows. The eaves support K gutters and rectangular downspouts. The porch has been enclosed with barrel arched window openings that form an arcade across the front and along the south side elevation. The front entryway includes a wood frame door with a large rectangular light, a portico with fluted Tuscan columns, a PVC railing, brick steps, and a poured concrete landing.

History: The footprint of this house is depicted on the 1911 Sanborn map with a one-story wrap around porch that connects it to the neighboring building to the north. It is labeled as a "Dwelling." A one-story outbuilding is situated directly behind this house. No changes are noted on any of the subsequent Sanborn maps. In 1981, the Ocean County Historic Site Survey photograph shows that the original six over one wood sash windows were still intact and that an interior corebeled brick chimney was situated at the roof ridge. The windows have been replaced and the chimney is no longer there. It is not known for sure in exactly which year between 1954 and 1981 the wraparound porch was fully enclosed and when its use changed from a private residence to a guesthouse. It is not known if that one story

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

-386025981

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(Primary Contact)

outbuilding is still located behind this building. The description included in the 1981 Ocean County Historic Sites Survey states that at that time, the entire house was clad with asbestos shingles and that the windows were double hung 6/1 pane (wood sash) windows.

**Eligibility:** Although the late 19th century architectural integrity has been lessened with the installation of the vinyl shingles, replacement windows, and the enclosing of the front porch, this building retains a medium level of integrity. Every effort should be made to retain the remaining original materials that contribute to the late-19th-century character of this house. In its current condition, it would be considered to be a contributing resource to the Greater Beach Haven Historic District in the local district in the Bed-and-Breakfast Overlay Zone. No historic events or associations of great importance are known that would render this house, individually eligible for the National Register. The house is included in the National Register listed Beach Haven Historic District.

**Setting:**

This guesthouse is situated on a rectangular lot that is 50 feet wide and 100 feet deep, in a residential neighborhood of modest to large-size houses and condominium complexes. It fills up most of the lot. The house is set back approximately 10 feet off the street. A white wood picket fence encircles the front yard, which has foundation plantings and is covered with crushed shells. Two lampposts flank the centered walkway, and there is a freestanding sign with the text "Sierra Inn." The public sidewalk and curb are constructed from poured concrete.

**Registration and Status Dates:**

**National Historic Landmark?:**

**National Register:** 7/14/1983

**New Jersey Register:** 4/20/1983

**Determination of Eligibility:**

**Certification of Eligibility:**

**SHPO Opinion:**

**Local Designation:** 10/12/2004

**Other Designation:**

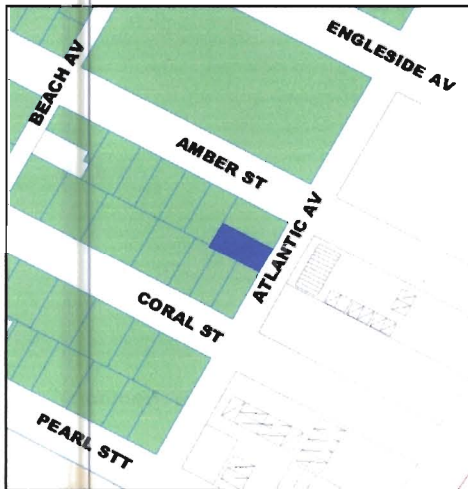
**Other Designation Date:**

**Eligibility Worksheet included in present survey?**

**Is this Property an identifiable farm or former farm?**

**Location Map:**

**Site Map:**



**BIBLIOGRAPHY:**

Author:	Title:	Year:	HPO Accession #: (if applicable)
May, Michael	Ocean County Historic Sites Survey--Beach Haven Borough	1981	
May, Michael	National Register of Historic Places Nomination	1981	
(None Listed)	Sanborn Fire Insurance Company maps- 1911, 1922, 1930, 1942, and 1954		

**Additional Information:**

**More Research Needed?**  (checked=Yes)

**INTENSIVE-LEVEL USE ONLY:**

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

**-386025981**

(Primary Contact)



**Attachments Included:**            0 Building                    0 Bridge  
   0 Structure                    0 Landscape  
   0 Object                        0 Industry

**Historic District ?**

**District Name:** Bed & Breakfast Overlay Zone

**Status:** Contributing

**Associated Archeological Site/Deposits?**

(known or potential sites. If Yes, please describe briefly)

---

**Conversion Problem?**       **ConversionNote:** Null

**Date form completed:** 2/6/2006

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**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

**Property ID:**

**-386025981**

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(Primary Contact)



# PROPERTY REPORT

Property ID: -2000386701

**Property Name:** 300 South Atlantic Avenue      **Ownership:** Private  
**Address:** 300 S Atlantic AVE      **Apartment #:**      **ZIP:** 08008

**PROPERTY LOCATION(S):**

County:	Municipality:	Local Place Name:	USGS Quad:	Block:	Lot:
OCEAN	Beach Haven borough	Beach Haven		122	6

**Property Photo:**



**Old HSI Number:**      **NRIS Number:**      **HABS/HAER Number:**

**Description:**

300 South Atlantic Avenue: This house is the seventh of the "seven sister" houses designed by Henry Davis and constructed by Floyd L. Cranmer's company between 1925 and 1936. This is a 3 1/2 story, three bay wide by four bay deep, side gambrel, Dutch Colonial Revival style house. The roof has been sheathed with architectural dimensional asphalt shingles and punctured with an interior parged chimney and a two-bay shed roof wall dormer on the front and a three-bay shed roof wall dormer on the rear. The wood fascia and soffits remain intact. The house has been clad with wood shingles. All the original windows are six over six wood sash windows flanked by inoperable plastic shutters. The wood trim remains intact. There is a two-story, open-air porch across the façade that wraps around to the north side of the house. The upper level has a hip roof, square wooden posts, plain wood balusters, a wood floor, and a wood staircase. A "K" gutter with rectangular downspouts drains water off of the front porch roof. The ground floor level of this open-air porch has a shingled knee wall, shingled columns, and a poured concrete floor. There is a pair of internal garage bays with paneled overhead doors and a secondary wood panel entry door on the north elevation of the house. The main entryway on the second floor has a centered six-panel wood door. The door on the ground floor is wood panel with six lights in the upper section. There is a second story porch and stairway constructed of wood elements off the rear of the house with an outdoor shower stall situated underneath.

History: According to Floyd L. Cranmer, Jr. in his publication about his father's construction company, this is the seventh of "Seven Sisters." Using plans designed by Henry Davis, an architecture student at the University of Philadelphia for Albert Foster Damon, Jr., it was built by Floyd L. Cranmer's company in 1936 for James Stephenson of Wilmington, Delaware. Subsequent owners included Mary S. Stow and Dudley C. Wilson. This house resembles six other large summer houses so closely that for decades it has been known as one of the "Seven Sisters." Cranmer built them from the same plans with minor variations to suit their locations over a period of several years beginning in the 1920s. This house replaced a larger two story Queen Anne style house that had been previously situated on this lot. The current house is depicted for the first time on the 1942 Sanborn map in its current configuration. No substantial changes were noted on the subsequent 1954 Sanborn map. A photograph of this house is included in a 1937 Special supplement of the Beach Haven Times. The photograph shows that the house originally had a diamond pattern in the wood shingles between the dormer windows, the chimney is brick, the garage doors had banks of windows across the top sections, and the shutters were vertical board shutters.

**Survey Name:** Beach Haven Borough

**Principal Investigator:** Jeanne Kolva

**Organization:** McCabe & Associates, Inc.

(Primary Contact)

**Property ID:**

-2000386701

**Eligibility:** This house is a very good example of an early 20th-century, architect designed house that shares compatible massing, materials, and scale with the neighboring Victorian era houses. It all is also an important contribution by local builder Floyd L. Cranmer. The house has retained a very high level of architectural integrity. Every effort should be made to retain the original elements that define the character of this house. In its current state, it would be considered to be a contributing resource to the Greater Beach Haven Historic District and the local historic district in the Bed-and-Breakfast Overlay Zone. Although important locally, no historic events or associations of great significance are known that would render this house individually eligible for the National Register. It stands just outside the boundary of the National Register listed Beach Haven Historic District.

**Setting:**

This house is situated on a corner lot that is 100 feet wide and 100 feet deep in a residential neighborhood of modest and large size houses and condominium complexes. This house is on the southwest corner of Coral Street and South Atlantic Avenue. It is set back approximately 15 feet off Atlantic Avenue and 10 feet off Coral Street. The yards have been covered with pebbles. A flagstone patio edged with brick, planting beds, and a mature pine tree are situated in the side yard on the south side of the lot. The southern property line is delineated with a row of evergreens. The walkways, driveway, and public sidewalk are constructed with new paving blocks. The curb is constructed of standing granite curbing blocks.

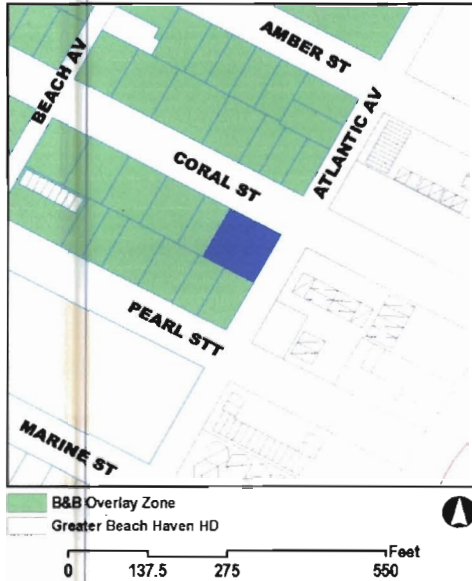
**Registration and Status Dates:**

**National Historic Landmark?:**   
**National Register:**  
**New Jersey Register:**  
**Determination of Eligibility:**  
**Certification of Eligibility:**

**SHPO Opinion:**  
**Local Designation:** 10/12/2004  
**Other Designation:**  
**Other Designation Date:**

**Eligibility Worksheet included in present survey?**       **Is this Property an identifiable farm or former farm?**

**Location Map:**



**Site Map:**

**BIBLIOGRAPHY:**

Author:	Title:	Year:	HPO Accession #: (if applicable)
May, Michael	Ocean County Historic Sites Survey--Beach Haven Borough	1981	
Cranmer, Jr., Floyd L	Pictorial History of the Early Development of Beach Haven Through the Building Projects of Floyd L. Cranmer (Revised Fifth printing)	2004	
(None Listed)	Sanborn Fire Insurance Company maps- 1911, 1922, 1930, 1942, and 1954		
Beach Haven Times	Special Supplement, n.d. (circa June 1937)	1937	

**Additional Information:**

**More Research Needed?**  (checked=Yes)

**INTENSIVE-LEVEL USE ONLY:**

**Survey Name:** Beach Haven Borough  
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**Attachments Included:**            0 Building                    0 Bridge  
   0 Structure                    0 Landscape  
   0 Object                        0 Industry

**Historic District ?**

**District Name:** Bed & Breakfast Overlay Zone

**Status:** Contributing

**Associated Archeological Site/Deposits?**

(known or potential sites. If Yes, please describe briefly)

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Conversion Problem?       ConversionNote:    Null

*Date form completed:*      2/6/2006

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**Survey Name:** Beach Haven Borough

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(Primary Contact)

**Property ID:**

**-2000386701**

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