

BUILDING-STRUCTURE INVENTORY FORM
DIVISION FOR HISTORIC PRESERVATION
NEW YORK STATE PARKS AND RECREATION
ALBANY, NEW YORK (518) 474-0479

FOR OFFICE USE ONLY

UNIQUE SITE NO.
QUAD
SERIES
NEG. NO.

YOUR NAME: Eric P. Avner
YOUR ADDRESS: 106 W. Sibley Hall, Ithaca, NY
ORGANIZATION (if any): Cornell University

DATE: Fall, 1993
TELEPHONE: (607)255-4331

IDENTIFICATION

1. BUILDING NAME(S):
2. COUNTY: Steuben TOWN/CITY: Corning VILLAGE:
3. STREET LOCATION: 164 East Fourth Street
4. OWNERSHIP: a. public [] b. private [X]
5. PRESENT OWNER: Gerald Child & Kay Gridley ADDRESS: Same as above
6. USE: Original: single-family residence Present: single-family residence
7. ACCESSIBILITY TO PUBLIC: Exterior visible from public road Yes[X] No []
Interior accessible: Yes [] No [X] Explain: Private Residence

DESCRIPTION

8. BUILDING MATERIAL: a. clapboard[] b. stone[] c. brick[] d. board & batten[]
e. cobblestone[] f. shingles[] g. stucco[] other: aluminum siding
9. STRUCTURAL SYSTEM: a. wood frame with interlocking joints[]
b. wood frame with light members[X]
c. masonry load bearing walls[]
d. metal (explain)
e. other
10. CONDITION: a. excellent[] b. good[X] c. fair[] d. deteriorated[]
11. INTEGRITY: a. original site[X] b. moved[] if so, when?
c. list major alterations and dates (if known):
See Continuation Sheet
12. PHOTO: 13. MAP:

14. THREATS TO BUILDING: a. none known[X] b. zoning[] c. roads[]
d. developers[] e. deterioration[]
f. other:

15. RELATED OUTBUILDINGS AND PROPERTY: a. barn[] b. carriage house[] c. garage[X]
d. privy[] e. shed[] f. greenhouse[]
g. shop[] h. gardens[]
i. landscape features:
j. other: See Continuation Sheet

16. SURROUNDINGS OF THE BUILDING: (Check more than one if necessary)
a. open land[] b. woodland[]
c. scattered buildings[X]
d. densely built-up[] e. commercial[]
f. industrial[] g. residential[]
h. other:

17. INTERRELATIONSHIP OF BUILDINGS AND SURROUNDINGS:

See Continuation Sheet

18. OTHER NOTABLE FEATURES OF BUILDING AND SITE:
(Including interior features if known):

See Continuation Sheet

SIGNIFICANCE

19. DATE OF INITIAL CONSTRUCTION: 1884

ARCHITECT:

BUILDER:

20. HISTORICAL AND ARCHITECTURAL IMPORTANCE:

See Continuation Sheet

21. SOURCES:

See Continuation Sheet

22. THEME:

11c. MAJOR ALTERATIONS AND DATES:

The south wing of the house was modified and enlarged in the few years following 1908, and the garage adjacent to the alley at the rear (south) of the site was constructed in 1982. The aluminum siding was applied in 1985. The front porch of the house has been replaced but coincides with the original porch's dimensions and decoration.

15j. RELATED OUTBUILDINGS AND PROPERTY:

An inground pool and series of wood decks and patios have been added to the rear (south) part of the property. The pool was constructed in 1991.

17. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS:

The houses on the south side of East Fourth Street are elevated on a 10 foot bluff overlooking the street. This structure is situated on that bluff. The structure is consistent with its neighbors in size, east-to-west separation, and setback.

18. OTHER NOTABLE FEATURES OF BUILDING AND SITE:

This two-story structure can be described as a gabled-ell cottage, designed in the Italianate style. It was originally constructed as a simple-ell, with only a single corner, and then was enlarged by a two-story addition to the rear (south). It has a wide three-bay front (north) facade. This low-style house exhibits several of the identifying characteristics of the front gabled roof subtype in the Italianate Style as presented in the McAlesters' book *A Field Guide to American Houses*. These include two stories, overhanging eaves, tall narrow two-over-two windows, one-story full-width porches, and decorative brackets under the eaves.

The main entrance to the structure is off-center in the north gable end-wall. The full-width porch on the front (north facade) has Queen Anne-Style detailing with turned ballusters and tongue-and-groove end-walls. The remainder of the house has minimal ornamentation, very characteristic of a low-style Italianate cottage. Most windows are the standard two-over-two double hung sash. The extra-wide *cottage window* on the west facade is of Queen Anne design, carrying a multipane header. It is estimated that this window was added after the original construction, in approximately 1895. There is one three-sided one-story bay projecting from the east facade. The decorative bracket characteristic of the Italianate Style are still visible under the eaves of this bay. It is presumed that similar brackets once decorated the undersides of the eaves but have been removed through renovation campaigns.

The house sits on an coursed fieldstone foundation. The gabled roof is covered by asphalt shingles. The garage at the rear of the site is sided with board and batten, and its roof is also covered with asphalt shingles. The garage rests on a poured concrete foundation.

20. HISTORICAL AND ARCHITECTURAL IMPORTANCE:

This house is constructed on Lot #3 of Block 38, as laid out in the 1855 Brewer and Canfield map of Corning. The vacant lot was sold from William H. Jessup, a predominant landowner, to George B. Hill in September, 1883. By early 1884, the present house was constructed. George B. Hill was employed as a machinist for Preston & Heermans, located on Market and Erie Avenues. This company was a manufacturer of steam engines, boilers, circular saw mills, and machinery for tanneries and grist mills. They also sold Crowell iron fencing. The house was rented out by George B. Hill to railroad employees until he sold the property in 1910. Dwight Avery, a flagman and later conductor for the New York Central Railroad lived in the house from 1900 to 1903.

20. HISTORICAL AND ARCHITECTURAL IMPORTANCE (continued):

Herbert F. Beyea, who purchased the property from George B. Hill, was the son of Frank Beyea. Frank and Herbert Beyea founded Frank Beyea and Son, Grocers, and operated a store at 153 East Second Street. Herbert F. Beyea and his wife resided in the house for 35 years.

21. SOURCES:

McAlester, V. and L. 1991. *A Field Guide to American Houses*. New York: Alfred A. Knopf.

City of Corning Building Permits, City Engineer's Office, Corning, New York.

Corning City Directories, Boyd's 1874-75; Robert's 1891; Hanford 1893-1950.

Map of Corning. 1855. Buffalo: H. Brewer and C.A. Canfield.

View of Corning, New York, Looking Toward the South. 1882. Philadelphia: Philadelphia Publishing House, C.J. Corbin, Field Manager.

City of Corning. 1893. Corning: Harry C. Heermans, City Engineer.

Sanborn Map Company. *Fire Insurance Maps of Corning, New York*, (1898, 1903, 1908, 1913, 1921, 1930, and 1948).

Steuben County Deed Records, Steuben County Clerk's Office, Bath, New York.

Steuben County Tax Records, Steuben County Records Center, Bath, New York. (1860-1909)

United States Bureau of the Census. 1910 Census Data for Corning City, New York.

ADDITIONAL PHOTOGRAPHS: (To be attached later)



121 East 4th