

BUILDING-STRUCTURE INVENTORY FORM

FOR OFFICE USE ONLY _____

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

UNIQUE SITE NO. _____
QUAD _____
SERIES _____
NEG. NO. _____

YOUR NAME: Dana Peak

DATE: November 15, 1992

YOUR ADDRESS: 106 W. Sibley Hall

TELEPHONE: 256-7101

ORGANIZATION (if any): Preservation Planning Workshop, Cornell University

IDENTIFICATION

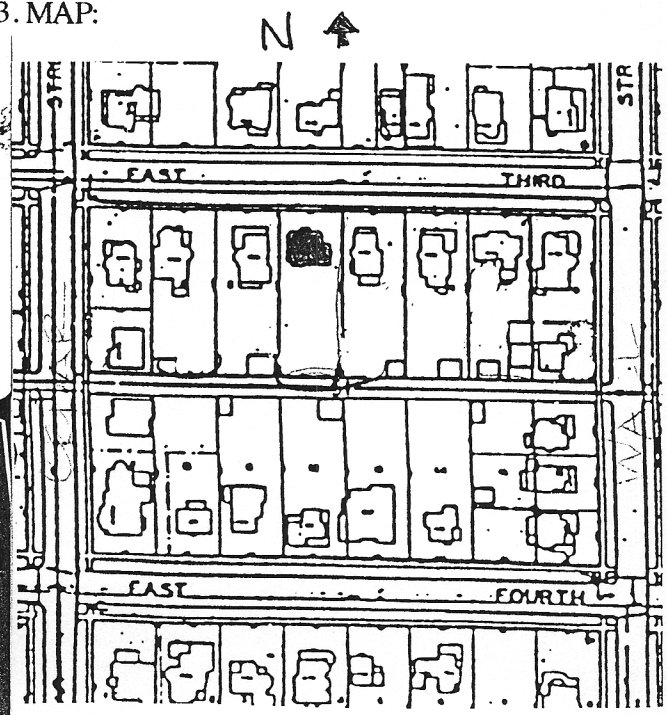
- 1. BUILDING NAME(S):
- 2. COUNTY: Steuben TOWN/CITY: Corning VILLAGE:
- 3. STREET LOCATION: 70 East Third Street
- 4. OWNERSHIP: a. public [] b. private [X]
- 5. PRESENT OWNER: Clinton Jr. and Lois Janes ADDRESS: 70 East Third Street
- 6. USE: Original: Residence Present: Residence
- 7. ACCESSIBILITY 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 [X] d. board & batten []
e. cobblestone [] f. shingles [] g. stucco [X] other: half-timbering
- 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 [X] b. good [] 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 b. zoning c. roads
d. developers e. deterioration
f. other:

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

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

17. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS:
(Indicate if building or structure is in an historic district)

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: Built between 1907-08

ARCHITECT: Not Known

BUILDER: Not Known

20. HISTORICAL AND ARCHITECTURAL IMPORTANCE:

See Continuation Sheet

21. SOURCES:

See Continuation Sheet

22. THEME:

11c. MAJOR ALTERATIONS AND DATES:

It appears from the Sanborn maps that the structure remains intact, with few alterations being made from c.1908, and 1913. The 1921 Sanborn map indicates the construction of a small, one-story addition on the east side of the house. The style of the addition is sympathetic to the original Tudor Revival Style of the house and continues with the existing design vocabulary of a brick and half-timbered facade with six-over-one, double hung sash. In addition, there is an existing one-story porch on the west side of the south facade which is not indicated on any Sanborn maps, and was added after 1948.

17. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS:

Situated in the middle of block fifty-one on lot four, this house is an unusual style relative to the other houses on this south side of East Third Street. This residence is an imposing Tudor Revival-style building surrounded on both sides by three bay, two-story Italianate-style houses. The house is situated in approximately the same location on the lot as its neighbors.

18. OTHER NOTABLE FEATURES OF BUILDING AND SITE:

The house is constructed in the Tudor or English Revival Style popular from 1890 to the late 1930s. According to McAlester's A Field Guide to American Houses the style is loosely based on medieval English architecture reinterpreted with an American expression. Half-timbering with stucco, steeply pitched roofs, and decorative doorways and chimneys constitute the general elements characteristic of the Tudor Revival Style.

The general plan of 70 East Third Street is T-shaped, with a one-story projection on the southern ends of the east and west facades. The house is two-stories with a projecting half-timbered second story jetty, characteristic of English medieval architecture, overhanging a first story. The underside of the jetty is ornamented with pendants extending from the half-timbered facade. The front (north) facade consists of two steeply pitched projecting gables clad in asphalt, with a gabled, louvered vent in the center, sitting atop the east/west oriented main gable. The half-timbering is largely vertically positioned, with intersecting horizontal timbers running under and above two windows on the front facade. The windows, characteristic of the Tudor Revival Style, are typically elongated and set in rows of three. Within this tripartite window scheme, the two outer windows are six-over-six, double-hung sash, while the central window is a nine-over-nine, double-hung sash.

The first story of the house is constructed of brick, with a string of three windows of twelve-over-one, double-hung sash. The main entry door elaborated by a quoin-like surround of cut stone. According to McAlester's A Field Guide to American Houses this feature, as well as the cast stone door hoods, are typical of the Tudor Revival Style. The wood panelled door is designed as a four-centered arch, installed with a small quarrel pane. There are two steeply pitched, gable dormer windows near the south end of the east and west facades; these dormers are also half timbered. The chimney on the east facade is ornamented on its edges with decorative brick headers.

There was no indication of a garage on the Sanborn maps from 1908-48. However, situated at the south end of the lot is a two-story garage which is constructed of wood and

18. OTHER NOTABLE FEATURES OF BUILDING AND SITE, Continued:

painted in a manner that immitates a half-timbered construction. On the second story of the garage is a porch facing the house to the north. The automobile entrance to the garage is located on the south side, facing the alley.

20. HISTORICAL AND ARCHITECTURAL IMPORTANCE:

On July 22, 1907, Mary L. Henderson (widow of George A. Henderson) sold the property to Elsie Henderson (mother of George A. Henderson). No sum is recorded for this deed transaction and it is unclear whether only the lot, or the lot and a house is being sold. The house does not appear on the Sanborn maps until 1908, thus it was built between the production of the November 1903 and the December 1908 Sanborn maps. The property was probably originally owned by George A. Henderson. On May 2, 1908, Elsie Henderson and her daughters Hattie and Elsie B. Henderson, sold the property to Alfred Maltby. The selling price was recorded as \$3,000, indicating that there was definitely a house involved in the transaction. In the 1907 City Directory for Corning, there was no 70 East Third address listed; by 1909-10, Alfred Maltby is listed as living at this address. Alfred Maltby owned the house for thirty years until he sold it on December 23, 1938 to John W. Thomas. The house remained in the Thomas family until February 15, 1973 when the executors of John W. Thomas' estate sold the property to the current owners, Clinton and Lois Janes.

The Henderson family also owned the lot to the east (lot five). Elsie Henderson's husband James Henderson was a blacksmith, and her son James D. Henderson was an agent for the Business Man's Association who boarded at this 70 East Third Street house in 1908. Elsie Henderson's daughter Elizabeth was a bookkeeper, and Hattie was a seamstress. Elsie, her husband James and their four daughters all lived next door at 76 East Third Street. James Henderson was listed in the City Directory as living in Corning in 1872, which indicates he was a long-time Corning resident.

Alfred Maltby was married Marguerite Freeman in 1901. He was a superintendent of the Corning Brick, Terra Cotta and Tile Company which was a major business involved in the building trades vital to the growth of Corning. According to the "Reconnaissance Level Survey, Southside Neighborhood Proposed Historic District" (Auwaerter), the firm called Corning Brick Works was established in 1879, and dealt only in brick. In 1889 the firm added terra cotta and later decorative tiles. Many of Corning's buildings are ornamented with terra cotta and brick work produced by Corning Brick, Terra Cotta and Tile Company.

In addition to the historical importance of the residents of 70 East Third Street, the building itself has architectural importance. The house is an excellent example of early twentieth century Tudor Revival-style architecture. The structure remains relatively unchanged with no major building campaigns initiated since it was built, except for the small addition built in the 1920s. The many architectural details of this residence (as illustrated above in Other Notable Features of Building Style) eloquently illustrate this eclectic revival style.

21. SOURCES:

Corning City Directories; Steuben County Deeds; Sanborn Fire Insurance Maps of Corning, 1888, 1903, 1908, 1913, 1921, 1930 and 1948; McAlester's A Field Guide to American Houses; "Reconnaissance Level Survey, Southside Neighborhood Proposed

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70 East Third Street
Corning, New York

21. SOURCES, Continued:

Historic District, Corning, N.Y." by John Auwaeter.