

Historic Resources Survey Report

of the Proposed Newtown National Register Historic District
Sarasota, Sarasota County, Florida

July 2024 | Report Number: EQ217036



Nationwide
[Terracon.com](https://www.terracon.com)

- Facilities
- Environmental
- Geotechnical
- Materials

**Historic Resources Survey Report
of the proposed Newtown National Register
Historic District
Sarasota, Sarasota County, Florida**

**Prepared by
Meghan Powell, Architectural Historian
Selena Garza, Historian
and
Patricia Davenport-Jacobs, MFA HP**

Prepared for

**City of Sarasota
1565 First Street
Sarasota, Florida 34236**

Terracon Project No. EQ217036



**Meghan Browning
Project Manager**



**Patricia Davenport-Jacob, MFA HP
Authorized Project Reviewer**

Unless otherwise noted, all images in this report are courtesy Terracon.

Executive Summary

Terracon Consultants, Inc. (Terracon) of Jacksonville, Florida conducted a Historic Resources Survey in May 2022 of the proposed Newtown Historic District within the community of Newtown in Sarasota, Florida. The survey was conducted with the City of Sarasota to support the completion of a successful National Register Historic District (NRHD) nomination for the Newtown Community in Sarasota in accordance with the applicable standards pursuant to RFP #21-08JS. As stipulated by the scope of work and in agreement with the Florida Department of State, Florida Division of Historical Resources (DHR), the survey included the recordation of historic resources 50 years of age or older within the proposed district. The Project Scope of Services was conducted in compliance with Grant Agreement Number P20AP00406 between the United States Department of Interior National Park Service (NPS) and the City of Sarasota dated July 15, 2020.

The architectural survey consisted of pedestrian investigation to field verify architectural resources within the project area constructed up to 1974. Data from the Sarasota County Property Appraiser (SCPA) and the Florida Master Site File (FMSF) was collected and cross-referenced to ensure the accuracy of information and the correlation with the respective buildings. Research conducted at local and state repositories focused on the historical context of the project area and the development of the Newtown community. Public outreach meetings were conducted with the objective that Terracon provide educational materials and survey information as well as an opportunity for open discussions and historical significance of the community. Work was intended to comply with Chapter 1A-46, Florida Administrative Code and comply with the Chapter 1A-46 Sufficiency Checklist. Work also conformed to the professional guidelines set forth in the *Secretary of the Interior's Standards and Guidelines for Archaeology and Historic Preservation* (48 FR 4416).

Resources surveyed are within the proposed district boundary for the National Register of Historic Places (NRHP) Newtown Historic District Nomination. A total of 967 resources were surveyed during the field investigation. This survey resulted in 730 resources considered contributing (729 buildings and one cemetery) to the proposed NRHD and 237 resources are considered non-contributing (233 buildings and four sites). A total of 189 historic structures were recorded, including 68 updated resources, 121 newly recorded resources, and three historic resource groups were recorded with this survey: the Bertha Mitchell Housing Complex (SO10097; contributing), the Seminole Gulf Railroad (SO14508; non-contributing) and the 19th Street Housing Complex (SO14618; contributing).

An electronic copy of project GIS data layers showing all recorded resources is included with the final deliverables to the Florida DHR and City Staff of Sarasota. Final deliverables include both original and updated FMSF forms, maps, images, and all other associated data. The Survey Log Sheet and associated map are in **Appendix A** of this report. An inventory of recorded resources, by Site ID, is in **Appendix B**. This inventory also provides details on the resources address, year built, style and NRHP eligibility. A list of demolished resources is included in **Appendix C**.

Acknowledgements

This survey and subsequent report would not have been possible without essential feedback from city staff concerning the historic context as well as oversight on the recordation of historic resources with the FMSF. The consultant and authors would like to thank the City of Sarasota Planning Department Senior Planner, Dr. Clifford E. Smith, Jr., and the Sarasota County Historical Resources Department. We also would like to thank the Amaryllis Park Neighborhood Association, specifically Mary Butler for her tireless efforts in community engagements and outreach, Jetson Grimes and Willie Shaw for their continued support and historical accounts, and Vickie Oldham, who spearheaded much of the **Newtown Alive** project. The information collected as part of this initiative and project was an invaluable resource for use within the Historic Context and future National Register nomination. Furthermore, we would like to thank the FMSF, Sarasota County Property Appraiser, and the City of Sarasota Planning Department for providing invaluable baseline information for the project team to build on.

This project would not have been possible without survey support staff. Our team includes senior staff Patricia Davenport-Jacobs, Meghan Browning, Selena Garza, and GIS staff Greg Scott.

The project team would like to thank the residents of Newtown for their appreciation of their neighborhoods and desire to preserve their community. They permitted photographs and answered questions to the best of their ability. Terracon hopes this survey will continue to provide helpful information for future historic preservation in the community.

This project is supported through a grant from the Underrepresented Communities grant program as administered by the National Park Service, Department of the Interior.

The views and conclusions contained in this document are those of the authors and should not be interpreted as representing the opinions or policies of the U.S. Government. Mention of trade names or commercial products does not constitute their endorsement by the U.S. Government.

Table of Contents

Executive Summary	i
Acknowledgements	ii
Table of Contents	iii
Table of Figures	v
Table of Tables	vi
I. Introduction	1
II. Survey Criteria and Methodology	3
Survey Criteria	3
Survey Methodology	5
III. Public Outreach	9
Background Research and Previous Surveys	9
IV. Historic Context	11
European Contact and Colonialism	11
Early Development of Sarasota	13
Late 19 th Century and the Establishment of Newtown	16
Civil Rights Movement	18
Education	20
Religion	23
V. Architectural Context	25
Frame Vernacular	26
Shotgun	27
Masonry Vernacular	28
Minimal Traditional	29
Mid-Century Modern	30
Ranch	31
Unique Resources	32

Bungalow, 1905 - 1930.....	32
Mediterranean Revival	33
Mission	34
Moderne	35
Community and Religious Buildings	36
Cemeteries.....	39
Open Spaces	40
Sarasota Housing.....	42
VI. Survey Results	45
Analysis of Survey Findings.....	45
Data Anomalies	Error! Bookmark not defined.
VII. Conclusions and Recommendations	49
Summary of Recommendations	49
National Register of Historic Places: Listed Properties	49
National Register of Historic Places Recommendations.....	50
Proposed Newtown National Register Historic District.....	50
IX. Glossary and Notes	54
X. References.....	56
Appendix A.....	59
Appendix B.....	60
Appendix C	61
Appendix A Florida Master Site File Survey Log and Map	
Appendix B Inventory of Recorded Resources	
Appendix C List of Demolished Resources	

Table of Figures

Figure 1. Survey location for the proposed Newtown District boundary.	2
Figure 2. Map depicting the pods created to survey within the proposed Newtown district boundary.	7
Figure 3. Map of the Peninsula of Florida, circa 1639 (Courtesy of the Library of Congress)	12
Figure 4. J.H. Floyd and representatives from participating churches break ground for the first Old Folk Aid Home, courtesy of the Sarasota County History Center.	18
Figure 5. The Booker Schools (Side 1), Courtesy of The Historical Marker Database.....	21
Figure 6. Newtown/Helen R. Payne Day Nursery (Side 1), Courtesy of The Historical Marker Database	22
Figure 7. Left to right, top to bottom: Wright Bush House (SO03744), 1735 29th Street (SO01235), and 1986 29th Street (SO02579).....	26
Figure 8. Left to right, top to bottom: 2310 Maple Avenue (SO03497), 2805 Washington Court (SO2577), and 3018 Osprey Avenue (SO01250).....	27
Figure 9. 1850 John Rivers Street (SO14383)	28
Figure 10. 1858-1862 23rd Street (SO14444).....	28
Figure 11. Left to right, top to bottom: 2726 Church Avenue (SO03739), 2310 Osprey Avenue (SO10538)	29
Figure 12. Left to right, top to bottom: 1522 23rd Street (SO10451), 1946 33rd Street (SO08621), and 1810 21st Street (SO10524).....	30
Figure 13. Left to right, top to bottom: 3036 Dixie Avenue (SO8685), 1542 31st Street (SO08291), 1585 22nd Street (SO14498), and 3228 Goodrich Avenue (SO08394).....	31
Figure 14. 2942 Gillespie Avenue (SO03762) and 1717 32nd Street (SO03784)	32
Figure 15. New Bethel Missionary Baptist Church (SO03531)	33
Figure 16. First Born Church of The Living God (SO08463)	34
Figure 17. 1782 Dr. Martin Luther King Jr. Way (SO03519)	35
Figure 18. Figure 13. Left to right, top to bottom: Greater Hurst Chapel, First Born Church, Community Bible Church, Mount Calvary First Baptist.....	36
Figure 19. Figure 14. Left to right, top to bottom: Pentecostal Church of God, New Bethel Missionary Baptist Church, Newtown Gospel Chapel, Glorious Community Holiness Church of Jesus of the Apostle Faith, Bethel Christian Methodist Episcopal Church, True Vine Missionary Baptist Church.....	37
Figure 20. Oaklands/Woodlawn Cemetery (Side 1), Courtesy of The Historical Marker Database	39
Figure 21. 1932 Plat Map of Galilee Cemetery	40
Figure 22. Bertha Mitchell Housing Community (SO14507)	43
Figure 23. Bertha Mitchell Housing Community signage.....	43



Figure 24. North Washington Apartments (SO14509)..... 44
Figure 25. 2022 Surveyed styles in Newtown..... 46
Figure 26. Survey Map..... 48
Figure 27. Proposed Newtown NRHP Historic District boundaries and resources..... 53

Table of Tables

Table 1. Surveyed Church Buildings..... 38
Table 2. Percentage of Structures Constructed during Development Periods. 47
Table 3. Potential NRHP or Locally Eligible Properties 50

I. Introduction

Terracon Consultants, Inc. of Jacksonville, Florida conducted a Historic Resources Survey in May 2022 of the proposed Newtown Historic District within the community of Newtown in Sarasota, Florida. The survey was conducted with the City of Sarasota to complete a successful National Register Historic District (NRHD) nomination for the Newtown Community of Sarasota in accordance with the applicable standards pursuant to RFP #21-08JS. As stipulated by the scope of work and in agreement with the Florida Department of State, Florida Division of Historical Resources (DHR), the survey included all structures 50 years of age or older within the proposed district that had not been previously recorded as well as updating previously recorded structures in the Florida Master Site File (FMSF). The project scope of services was conducted in conformance with Grant Agreement Number P20AP00406 between the United States Department of Interior National Park Service (NPS) and the City of Sarasota dated July 15, 2020.

The architectural survey consisted of pedestrian investigation to field verify architectural resources within the project area constructed up to 1972. Data from the SCPA and FMSF was collected and cross-referenced to ensure the accuracy of information and the correlation with the respective buildings. Research conducted at local and state repositories focused on the historical context of the project area and the development of the Community of Newtown. Public outreach meetings were conducted with the objective to provide educational materials and survey information as well as an opportunity for the local community and Terracon to have open discussions. All work was intended to comply with Chapter 1A-46 of the Florida Administrative Code and comply with the Chapter 1A-46 Sufficiency Checklist. Work also conformed to the professional guidelines set forth in the *Secretary of the Interior's Standards and Guidelines for Archaeology and Historic Preservation* (48 FR 4416).

A total number of 967 resources were surveyed during the field investigation. Of these, Terracon recorded and evaluated 189 resources using the FMSF Historic Structure Form, Version 5.0. Of these 68 were updated as they appeared to be altered or their eligibility status was reevaluated since the previous survey and 121 are newly recorded. As a result of this survey, the consultant identified nine resources that maybe be individually eligible for listing in the National Register of Historic Places (NRHP). A total of three historic resource groups were recorded with this survey: two contributing historic building complexes (SO10097 and SO14618); and one non-contributing linear resource (SO14508).

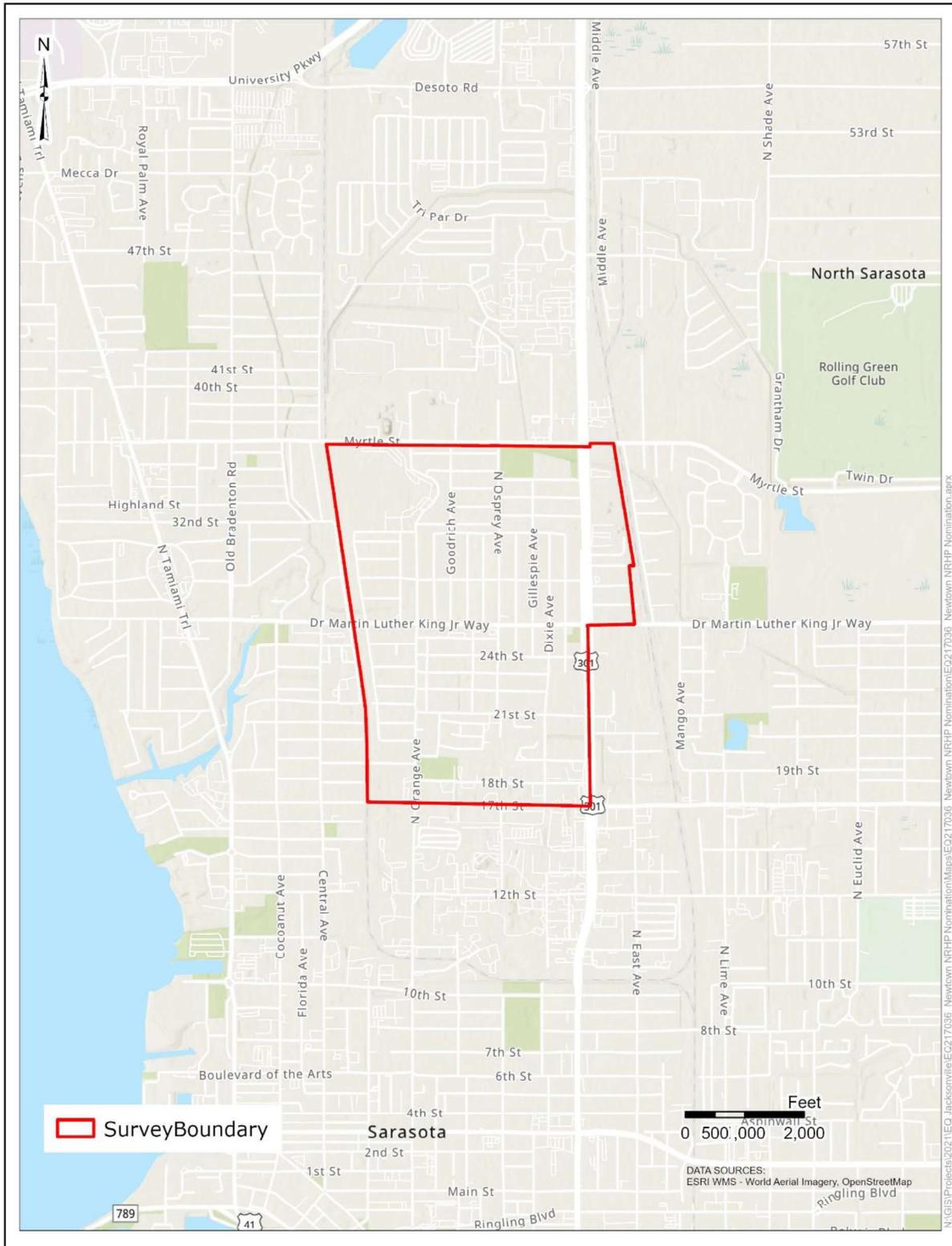


Figure 1. Survey location for the proposed Newtown District boundary.

II. Survey Criteria and Methodology

Cultural resource management involves a series of activities carried out in succession. The first activity is a survey, which is a systematic examination of historic resources. A survey is undertaken to determine the nature, extent, and character of historic resources, which includes buildings, structures, objects, sites, or districts significant in national, state, or local history. A survey should be clearly distinguished from the registration and protection of historic buildings, which is provided through listings in the NRHP, and, just as importantly, by enacting local historic preservation ordinances where they exist. A survey does not confer any inherent historic significance by itself but is rather intended to serve as a comprehensive overview.

Survey Criteria

A survey is a gathering of detailed information on the buildings, structures, objects, sites, and artifacts that have potential historical significance. The information should provide the basis for making judgements about the relative value of the resources. Not all resources identified or documented in the survey process may ultimately be judged "historically significant," protected by a historic preservation ordinance, or preserved. Still, all such resources should be subjected to a process of evaluation that results in a determination of those which should be characterized as historically significant under either federal and/or local criteria. Resources listed in or eligible for listing in the NRHP need not have national significance. Their significance can be at the local, state, and/or national level.

The identification of historic resources begins with their documentation through a professional survey conducted under uniform criteria established by federal and State Historic Preservation Offices (SHPO). The term *historic property* is defined as any prehistoric or historic district, site, building, structure, or object included in, or determined eligible for inclusion in, the NRHP as defined in 36 CFR Part 800.16 – Protection of Historic Properties (as amended). An ordinance of state and/or local government may also define a historic property or historic resources under criteria contained in that ordinance. The information provides the basis for making judgments about the relative value of the resources. Not all resources identified or documented in this survey process may ultimately be judged "historic." Although not all resources identified or documented during a survey may be identified as historic properties, all the resources should be subjected to a systematic process. This results in comprehensive evaluation to provide a determination of those which should be characterized as historic under either federal or local criteria. Within the context of this survey, the terms historic resource means any prehistoric or historic district, site, building, or structure constructed in or prior to 1974.

Relatively speaking, few buildings or sites included in the FMSF are listed in the NRHP, the accepted criterion for what constitutes a significant *historic property*. The NRHP is the official federal list of culturally, historically, or architecturally significant properties in the United States and is maintained by NPS. The buildings, sites, structures, objects, and districts listed in it are selected under criteria established by NPS. Inclusion is honorary and does not imply protection or control over private properties listed unless federal funds or activities are allocated toward them. Under current law, commercial and other income-producing properties within a NRHP historic district are eligible for federal tax credits and other benefits if they are first verified as contributing to the other characteristics of the district. Buildings individually listed in the NRHP are automatically considered certified historic structures and, if income-producing, also qualify for federal tax credits. Other benefits are available, including

grants and alternative financing measures. Formats for nominating properties to the NRHP include the individual nomination; the historic district, which designates a historic area within defined and contiguous boundaries; and the multiple property submission (or listing), which permits scattered resources that have common links to history, prehistory, or architecture to be included under one cover nomination.

NRHP criteria are broadly worded in order to provide for the diversity of resources in the United States. The following is taken from criteria published by the U.S. Department of the Interior to evaluate properties for inclusion on the NRHP:

The quality of significance in American history, architecture, archaeology, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, and association, and:

- A) that are associated with events that have made a significant contribution to broad patterns of our history;*
- B) that are associated with the lives of persons significant in the past;*
- C) that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction;*
- D) that have yielded, or may be likely to yield, information important in pre-history or history.*

Certain properties shall not ordinarily be considered for inclusion in the NRHP. They include cemeteries, birthplaces, or graves of historical figures, properties owned by religious institutions or used for religious purposes, structures that have been moved from their original locations, reconstructed historic buildings, properties primarily commemorative in nature, and properties that have achieved significance within the past fifty years. However, such properties will qualify if they are integral parts of districts that do meet the criteria or if they fall within the following categories:

- a. a religious property deriving primary significance from architectural or artistic distinction or historical importance;*
- b. a building or structure moved from its original location, but which is significant primarily for architectural value, or which is the surviving structure most importantly associated with a historic person or event;*
- c. a birthplace or grave of a historical figure of outstanding importance if there is no appropriate site or building directly associated with his or her productive life;*
- d. a cemetery that derives its primary significance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events;*
- e. a reconstructed building when accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan, and when no other building or structure with the same association has survived;*

- f. a property primarily commemorative in intent if design, age, tradition, or symbolic value has invested it with its own historical significance; or*
- g. a property achieving significance within the past fifty years if it is of exceptional importance.*

The Division of Historical Resources employs the same criteria in a less restrictive manner for selecting resources to be placed in the FMSF, a repository located at the R. A. Gray Building in Tallahassee. The FMSF is the state's clearinghouse for information on archaeological sites, historical structures, and field surveys. A system of paper and computer files, the FMSF is administered by the Division of Historical Resources, Florida Department of State. It is not a state historic register, but an archive that holds hundreds of thousands of documents intended for use as a planning tool and a central repository containing archival data on the physical remains of Florida's history. The form on which a resource is recorded is the FMSF form, Historical Structure Form, v5.0. Each FMSF form represents a permanent record of a resource at a particular point in time; not that the information on the form itself cannot be altered, changed, or reevaluated. Recording a building on the FMSF form does not mean that it is historically significant, but simply that it meets a particular standard for recording.

Typically, a resource need only be 50 years old or more to be included in the FMSF, although resources included in surveys that are less than 50 years are often included (for instance, those constructed in 1974 and on. These resources must meet NRHP listing Criteria G for listing in the NRHP, however, not for recording and including in the FMSF). The process allows for a more inclusive documentation of resources that could not otherwise be admitted into the NRHP (FMSF also includes those resources that are included in the NRHP). The recordation of a resource in the FMSF does not carry any associated regulations and does not alter any property rights of the owner. It is simply a record of the building at a specific point in time and includes the opinion of the surveyor regarding condition and integrity.

The inclusion of buildings in the survey was based on criteria established by the U. S. Department of the Interior for listing properties in the NRHP. NPS is the regulatory body charged with the final evaluation of resources by significance for inclusion in the NRHP. Significance is determined based on historical, architectural, archeological, engineering, or cultural importance. The evaluation is a subjective judgment but is grounded in context and by seven aspects of integrity, which the NPS defines as location, design, setting, materials, workmanship, feeling and association.

Survey Methodology

There are several methodologies for survey. One approach is the thematic survey, which identifies all historic properties of a specific type. A more common survey is the geographic type, which results in a comprehensive recording of all significant themes and associated properties within established geographic boundaries, such as a subdivision, neighborhood, or city limit. This survey was performed as a geographic survey and was specifically undertaken to evaluate the significance of the extant historic structures within the bounds of the proposed Newtown National Register Historic District.

After an initial review of the 2018 City of Sarasota Survey, additional literature research including data and reports held by the FMSF, book publications, and newspaper articles. Current Sarasota County Property Appraiser data and historic aerial imagery provided cohesive historical development information.

All information collected in pre-survey planning was transferred into an ESRI GIS database in the form of the ESRI mobile application (ArcGIS Field Maps) to create working field maps with all pertinent information made accessible in the field. Information populated into the survey map included a general building location denoted by the recording point, the address, year-built date, and a FMSF site ID, if previously recorded.

The survey area was divided into sections (pods) usually containing 100-300 resources each and using the existing road system within each area to define the boundaries. A total of four pods were generated for this survey (**Figure 2**) The survey team worked in pairs or groups, with one surveyor on each side of the street working parallel to each other in town and a designated "driver" and "recorder" along the highways.

Information collected in the field included parcel information, architectural data, stylistic influence, address (if different than property appraiser/FMSF), and present and original use. The integrity of each building was evaluated on the guidelines established by the NRHP and the FMSF. Not permitted on private property, the surveyors inspected each building from the right-of-way (ROW), making no attempt to closely inspect foundations or wall framing for conformation or structural integrity. Ghost-line inspections and visual assessments provided information on alterations, additions, and the development over time.

Equipment and materials used in the field included data collection devices equipped with a high-quality digital photograph camera and loaded with the Field Maps application. The devices were further equipped with internet access allowing field research and address verification to be conducted as necessary. The devices were also equipped with cloud storage and sync technology that allow immediate access to collected data while in the field. Sync capability allowed surveyors to avoid overlapping and redundancy, thereby reducing the margin for human error. For each building, architectural data and at least one digital image per resource were recorded directly to the Field Maps app. Architectural data was then transferred to the FMSF form, with one form generated for each resource. In addition to the photographs, architectural features, and mapping, each building located was recorded using the collection's device's ESRI GIS mapping capabilities. This not only allowed for more accurate location data, but also clarification if multiple resources were located on a single parcel.

Extensive additions and modifications, the use of incompatible exterior sidings and windows, and porch removal or enclosure are typical alterations that cause a building to possibly lose its historic character.

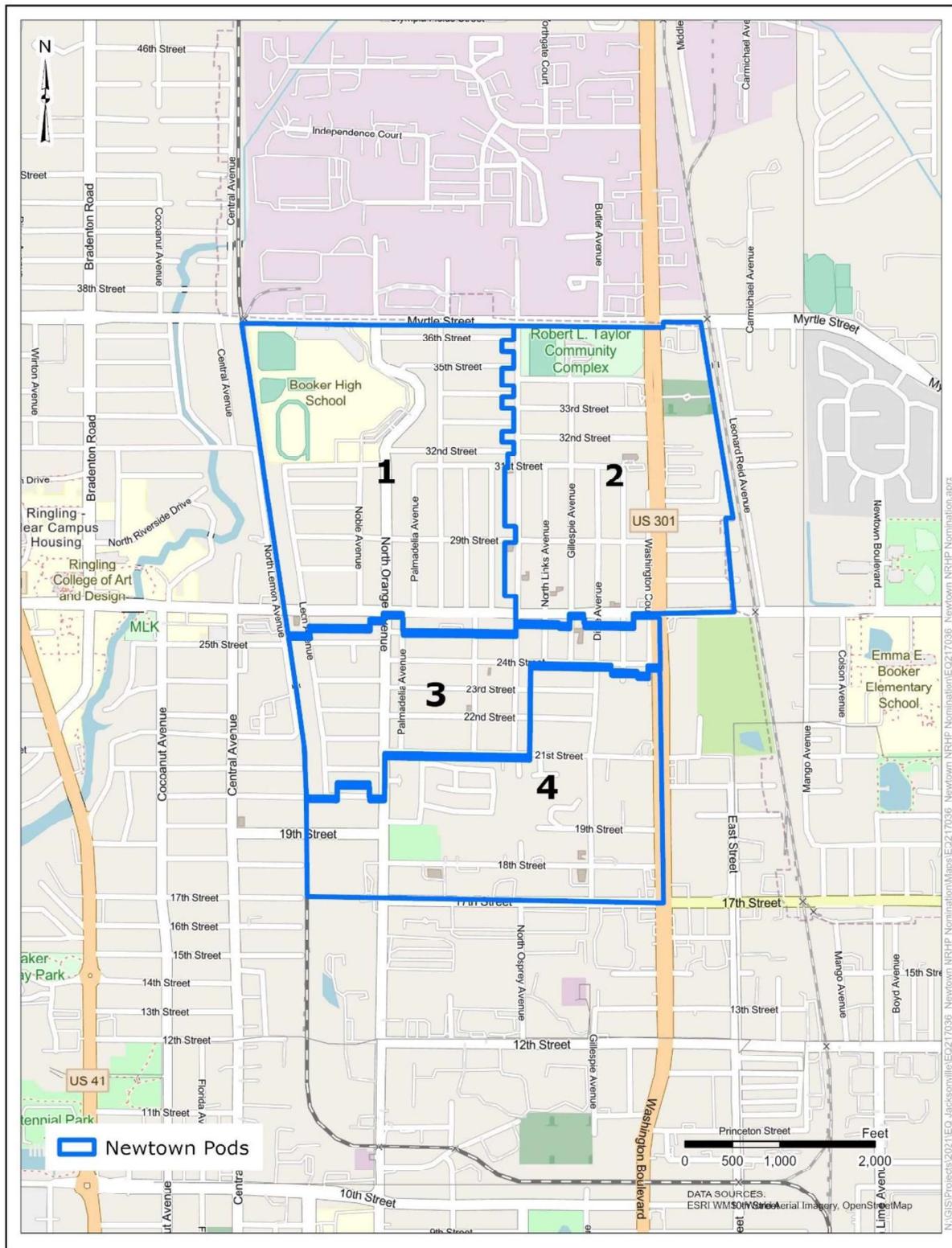


Figure 2. Map depicting the pods created to survey within the proposed Newtown district boundary.

While some modifications are found to be sensitive to the historic character and do not have an effect on the building's integrity, other more extreme modifications can diminish the integrity of the resource and therefore alter the significance. Window replacement is common in older homes as homeowners often desire a more energy efficient option. Window alterations that retain the fenestration and light pattern as well as using like materials typically do not alter the character of a building. Another sensitive alteration would be the enclosure of a side porch or single-car-garage with the original footprint intact; the resource may be affected but does not necessarily lose integrity. On the other hand, where buildings have had large additions or major alterations to the main façade or prominent features and the original portion or feeling of the resource has been altered so that one cannot determine the original from the addition, that is considered diminishing the integrity of the structure.

The survey process also includes evaluating the condition of each building, using assessment standards established by the U. S. Department of the Interior. A subjective evaluation, the condition of each building was evaluated based upon a visual inspection of the structural integrity, roof profile and surfacing, the integrity of the exterior wall fabric, porches, fenestration and window treatments, foundation, and the general appearance of the building. As surveyors inspected each building from the ROW and made no attempt to examine the interiors of buildings, or closely inspect the foundation or wall systems for the extent of integrity, deterioration, or insect infestation. Consequently, some buildings evaluated as "good" may upon further inspection be found in a "fair," or even "deteriorated" condition. In like manner, some buildings labeled as fair may indeed possess substantial integrity of wall framing with only inconsequential exterior fabric deterioration.

Architectural significance, historical themes, dates of construction, and periods of significance were assigned and evaluated. Graphs and tables were prepared classifying buildings into a variety of significant aspects, including periods of historical development and architectural styles. Architectural and historical narratives were composed to describe settlement patterns, important events, and the major architectural influences represented in the project area. Historical data was obtained from informants, legal instruments, newspapers, and secondary sources. Based on the evaluation, recommendations for the preservation of these resources were composed.

Information provided in previous surveys of the area, history books, and FMSF forms on individual structures were included in the FMSF forms, which include details such as architects, past residents, and alterations. The recorded FMSF forms and associated data are the survey team's opinion (and in consultation with SHPO) based upon field inspection and use of the respective National Register and local-level criteria for determining a structures integrity and significance.

III. Public Outreach

A successful historical resource survey includes participation from residents and local interested parties in the communities that are surveyed. The stories of the past, including the built environment, inform future planning by allowing cultural and historical importance to be adapted into new public projects that are noteworthy to the community instead of being demolished and lost. Public outreach and engagement will ensure survey efforts are guided by public input and will ideally encourage community ownership of the survey results and recommendations. Past surveys have revealed that residents often have suggestions and recommendations that provide insight into the nature, operation, and use of their communities that fall outside the “traditional” preservation practices but are nonetheless vital to social preservation. These aspects will be included in the recommendations of the survey report to (1) provide residents with the services that they themselves have identified as most valuable and (2) provide a more rounded, robust support of local preservation practices and techniques. Our team is committed to integrating these aspects into our findings and recommendations.

Local groups and organizations, as well as preservation enthusiasts and interested residents, can provide some of the most valuable intelligence for historic surveys. Integrating conversations with the community will allow a more thorough and comprehensive survey of the county’s historic resources and their importance. Public input and conversation will help facilitate continuing education, recommendations, and future preservation initiatives the county or its municipalities may undertake for their significant historic resources.

On May 17, 2022, an in-person meeting was conducted in conjunction with the Amaryllis Park Neighborhood Association meeting at the Robert L. Taylor Community Center, with representatives from the City of Sarasota and Terracon present. The meeting included a presentation detailing the project scope and goals, followed by a question-and-answer session. On September 13, 2022, an in-person meeting was conducted with the Historic Preservation Board of Sarasota County. These meetings provide valuable feedback about the past surveys performed in Newtown, including the City of Sarasota Preservation Project performed by Terracon in 2018. Community members interested in documenting the Newtown community provided copies of documentation on the significant resources in the area. This information was included within the survey parameters and subsequent small meetings, phone conversations, and email exchanges provided additional guidance on survey areas that may lead to future preservation efforts.

Background Research and Previous Surveys

Several surveys have been conducted in the City of Sarasota regarding the extant historical resources. Terracon has identified 12 previous surveys and one published book, conducted from 1975 to 2020 (as listed below); these resources will provide baseline data for the survey. Each survey report possesses valuable information relating to the development of the county. These reports are located on file with the Division of Historical Resources, Site File Department and include:

- 1977 – *Historical, Architectural and Archaeological Survey of Sarasota, Florida* by Elizabeth B. Monroe, Sharon Wells, and Marion Almy., Manuscript No. 00492
- 1988 – *Historic Properties Survey of Sarasota, Florida* by William R. Adams, Stephen Olausen, and Historic Property Associates, Inc., Manuscript No. 1601

- 1989 – *An Historic Resources Survey of the Coastal Zone of Sarasota County, Florida* by J. Raymond Williams, Joan Deming, Rebecca Spain-Schwarz, Patricia Carender, and Daniel Delahaye with the University of South Florida., Manuscript No. 02517
- 1999 – *Sarasota School of Architecture Survey* by Elaine Rogers for the Sarasota County Department of Historical Resources., Manuscript No. 06147
- 2003 – *Historic Resources Survey, Sarasota, Florida* by Kise, Straw & Kolodner, Inc., Manuscript No. 09746
- 2004 – *Survey of Historic Resources – Phase II, City of Sarasota* by Jared N. Tuk with GAI Consultants, Inc., Manuscript No. 10630
- 2005 – *Survey of Historic Resources – Phase III, City of Sarasota, Sarasota County, Florida* by Jared Tuk and Matthew Hyland with GAI Consultants, Inc., Manuscript No. 11675
- 2006 – *City of Sarasota Survey of Historic Resources – Phase IV* by Matthew G. Hyland with GAI Consultants, Inc., Manuscript No. 13355
- 2006 – *City of Sarasota Survey of Historic Resources – Phase V* by Matthew G. Hyland with GAI Consultants, Inc., Manuscript No. 13593
- 2010 – *Updated Phase I Historic Resources Survey* by Archaeological Consultants, Inc., Manuscript No. 17478
- 2017 – *Newtown Conservation Historic District – Phase I* by Rosalyn Howard and Vickie Oldham
- 2017 – *Newtown Alive: Courage, Dignity, Determination* by Rosalyn Howard and Vickie Oldham
- 2020 – *City of Sarasota Historic Preservation Project* by Meagan Scott, Meghan Powell, Morgan Granger, and Patricia Davenport-Jacobs with Environmental Services Inc., A Terracon Company., Manuscript No. 26961

IV. Historic Context

Research methodology used to develop the historical context consisted of examining, compiling and preparing a historical narrative associated with approximately 500 years of use and occupation. Research was conducted using the Sarasota County Property Appraiser's Office; local historical societies; Bureau of Historic Preservation, Tallahassee; Government Documents Department, University of Florida; Map and Imagery Library, University of Florida; P.K. Yonge Library of Florida History, University of Florida; the Library of Congress, and various historical books about Florida, Sarasota County, and Newtown history. The research furnished contextual references which established historic development patterns, land use, and ownership within local historic districts.

European Contact and Colonialism

Europeans first arrived in Florida in the early 1500s in search for resources, with the first documented explorer, Ponce de Leon, landing around St. Augustine in 1513. The Spanish explorer named the land "La Florida", meaning land of flowers.¹ Several years later, Ponce de Leon took his second expedition to southwest Florida, bringing with him two ships, 200 colonists, 50 horses, livestock, and farming equipment.² De Leon and his fleet landed in 1521 around Charlotte Harbor and established a colony, which failed "due to frequent and fierce attacks by indigenous tribes, the last of which saw Ponce de Leon pierced with a poison arrow, causing settlers and de Leon to retreat to Havana, Cuba, where he died".³ During this period of European contact, an extensive tribal network inhabited all regions of the state, with Tocobaga, Timucua, and the Calusa tribes inhabiting the central portion of Florida. The west-central area of the peninsula along the Gulf Coast, that is now Pinellas County, was inhabited by people of the Safety Harbor culture and the Tocobaga.

Shortly after the arrival of Ponce de Leon, two other Spanish explorers made their way to Florida's west coast near present-day Tampa. Starting in 1528, Panfilo de Narvaez and his 300 some men began moving northward, raiding, killing, and pillaging every Native American tribe encountered along the way, ultimately jeopardizing any form of allyship. Weakened by hunger and disease, Narvaez and his crew retreated back toward the coast and eventually attempted to return to Cuba.⁴ A little over a decade later in 1539, Hernando de Soto arrived in Florida in search for gold and silver, making his way inland and turning north. Unlike Narvaez, de Soto explored further into the state as well as travelled as far east as present-day North Carolina and as far west as Arkansas, claiming all of what is now considered the southeast United States for Spain and La Florida. A few years after landing on the bank of the Mississippi River, the Spaniard died of fever, much like those before him.⁵

The French reached Florida in 1562 with the arrival of Jean Ribault, a French protestant who explored the north Florida area. Ribault and his fellow Frenchman, René Goulaine de Laudonnière, formed an allyship with the local Timucuan Indian tribe and "erected a stone marker bearing the French crown crest to claim the region for the King of France".⁶ Along with a garrison of soldiers and colonists, Fort

¹ Tebeau 1999

² Tebeau 1999

³ Atkins 2022; Tebeau 1999

⁴ Tebeau 1999

⁵ Tebeau 1999

⁶ Atkins 2022

Caroline was established along the shores of the St. Johns River near present-day Jacksonville. The Fort was quickly destroyed by the Spanish who had established a settlement some 35 miles south in St. Augustine. Led by the first governor of La Florida, Don Pedro Menéndez de Avilés and his soldiers destroyed the Fort and killed most of the Protestant Huguenots.⁷

La Florida's first governor, Don Pedro Menéndez de Avilés, first landed in the Timucuan Indian Village of Seloy on August 28, 1565. This day is known as the feast day of St. Augustine of Hippo, establishing the oldest permanent European settlement in the present-day United States. During this time and throughout the following century, the Spanish were set on establishing a mission system along the coast north of St. Augustine as well as west of the settlement and throughout the panhandle. The network of missions was used as a tool to convert indigenous populations not only to Christianity, but also to European lifestyles and culture.

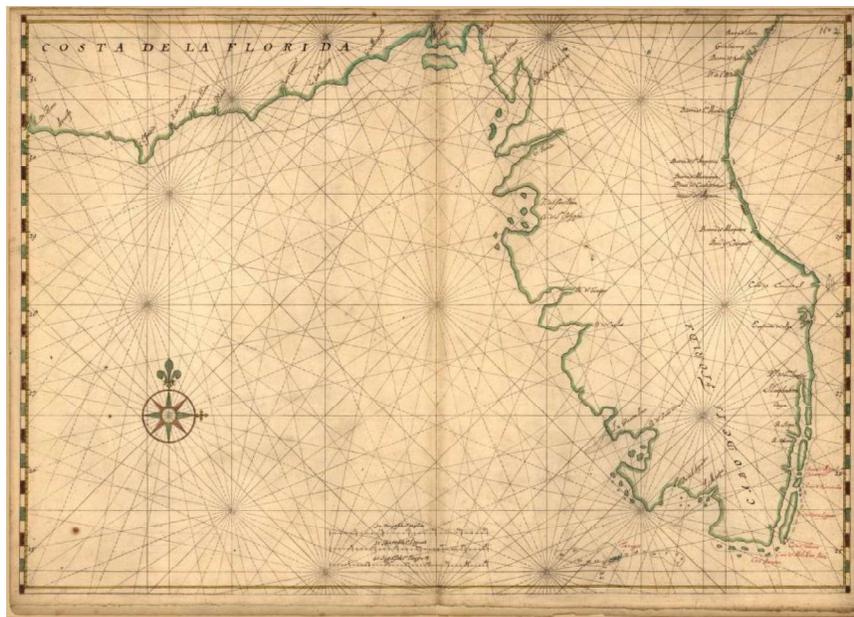


Figure 3. Map of the Peninsula of Florida, circa 1639 (Courtesy of the Library of Congress)

During the 1700s, the west coast of Florida saw increased exploration and settlement by Europeans such as Francisco Maria Celi and Bernard Romans, who both navigated separately up and around the Hillsborough River.⁸ Romans was commissioned by British authorities to survey and map the southern district of North America, and named the Hillsborough River in honor of Lord Hillsborough, England's Secretary of State for the Colonies. Most exploration during this period was focused on the coastal areas of the state, with little settlement in the west-central region.

Throughout the first half of the 1700s Spain's control over Florida had weakened. The indigenous population was also "devastated through disease, slavers, and raids by tribes to the north allied with Britain".⁹ By 1763, the area of present-day Florida was ceded to England and Cuba was exchanged from Britain to Spain.¹⁰ During the 20-year period under British rule, La Florida was split into East and West

⁷ Tebeau 1999

⁸ Arnade 1968; Romans 1961

⁹ Atkins 2022

¹⁰ Gannon 1996

Florida, with the West Florida capital located in Pensacola, while East Florida's capital being St. Augustine. Possession over Florida ended when Britain exchanged Florida back to Spain for the Bahamas.¹¹

The second Spanish period proved to be troublesome for La Florida with growing financial costs, territorial conflicts, and pressure from Seminole uprisings and raids. Control over the East and West Florida was strained as American settlers rebelled, declaring independence from Spain. Ongoing conflicts between the Seminole and the Americans over Florida resulted in a war fought mostly in northern Florida, later known as the First Seminole War (1816-1818). One year after the war, the Adam-Onís Treaty of 1819 (also called the Transcontinental Treaty) formally laid out an agreement between the United States and Spain where Spain ceded Florida in exchange for the United States to recognize Spanish sovereignty over Texas. Two years later in 1821, Florida became a United States territory.

Early Development of Sarasota

As defined by the state's first provisional governor, Andrew Jackson, the earliest counties within Florida were St. Johns County and Escambia County. St. Johns County was defined its boundaries as all land lying east of the Suwannee River, while Escambia County included the land lying to the west. Established in 1824, Monroe County became the state's third county and included "over a million acres across the entire southern end of the state peninsula from Port Charlotte on the west coast to the Keys on the southeast coast".¹² Across the state new counties were being carved out, eventually comprising a total of 16 counties by 1830. In 1834, Hillsborough County was established out of Alachua County and included the Pinellas peninsula; however, Pinellas County did not form until 1912.¹³

As settlements of white settlers began to flourish throughout the state, Seminoles were met with persistent disdain and their removal was continuously sought out through treaties such as Paynes Landing (1832) and Fort Gibson (1833), which eventually led to the Second Seminole War (1835-1842). In 1840, Lieutenant Colonel William Davenport commanded Fort Armistead near present-day Sarasota County. General W.K. Armistead commanded the Army of Florida from the fort the following year, although the fort was abandoned within seven months due to the high death rate among soldiers.

The end of Second Seminole War in 1842 forced most Seminole to seek refuge deep within the Everglades of south Florida, where many of their descendants still reside. The Armed Occupation Act, approved in 1842, encouraged the settlement of central Florida. Any family head or male of the age of 18 was eligible to receive 160 acres, provided they agreed to cultivate at least five acres, build a dwelling, and reside there for at least five years. Soon settlers, mostly southern Anglo-American farmers, began to infiltrate the central Gulf coastal area. According to Daniel Schafer, "nearly 1,200 individuals received title to 200,000 acres of land, and 6,000 persons move to south Florida".¹⁴ William Whitaker explored and settled in an area later known as Whitaker's Bayou in 1844 and "staked out 199 acres of government land near Sarasota as a homestead".¹⁵ He acquired a deed for his land in 1851 and 1853 and maintained "an isolated homestead on Sarasota Bay for nearly two decades before any other settlers came to Sarasota".¹⁶ He made a living by selling fish to Cuban traders and brought cattle to the

¹¹ Gannon 2003

¹² Atkins 2022; Tebeau 1957

¹³ PCPD 2008

¹⁴ Gannon 2018

¹⁵ WPA 1939

¹⁶ Grismer 1977; Monroe et al 1977

area in 1847. According to Grismer in *The Story of Sarasota*, Whitaker “planted the first citrus groves and gardens”.¹⁷

John W. Webb, Jesse Knight, and General John Riggins homesteaded near Sarasota from the 1860s to the late 1870s. In 1877, Charles E. Abbe moved his family from Kansas and opened a general store in the area. A year later, the town was populated enough to establish a post office and Abbe was appointed postmaster.¹⁸ Louis Roberts settled on Little Sarasota Key (now Siesta Key) and opened a hotel on Little Sarasota Key in the 1870s.

In 1881, Hamilton Disston, founder of the Disston Land Company, purchased four million acres of land from the bankrupt Florida Internal Improvement Fund (IIF) for \$1 million, reportedly, the largest purchase “by a private individual in the history of the United States”.¹⁹ Established in 1851, the IIF’s sole purpose was to encourage the development of Florida and by the early 1880s the organization determined to sell the southern portion of “swampland” to Disston’s Florida Land and Improvement Company. This swamp land consisted of land in and around Sarasota.²⁰ In 1885, Sarasota was first surveyed and platted by Robert E. Paulson for the Florida Mortgage & Investment Company. He was assisted by Lewis Colson, one of the first free African Americans in Sarasota. The area that would later become Overtown and the Rosemary Cemetery was originally included on the town plan.

Looking for colonizers, Disston sold 60,000 acres to the Florida Mortgage and Investment Company (FMIC) of Edinburgh, Scotland and sent 60 Scottish families, calling them the Ormiston Colony, to colonize the area. After much hardship on the southwest coast of Florida, many families left within the year. Those members of the original colony that stayed created the beginnings of Sarasota and included the Browning family (Alex Browning would be known as Sarasota’s first architect), John Hamilton Gillespie tirelessly promoted and helped develop the primitive town. In 1900, Leonard Reid, an African American valedictorian from the Savannah Normal School, arrived in Sarasota. Gillespie hired Reid as a coachman, butler, and caretaker, and he eventually assisted Gillespie in designing the first golf course (1905) and serving as its greenskeeper.²¹ The golf course was a nine-hole course on 110 acres located in present-day downtown Sarasota and is considered to be the first golf course in the United States; it served Sarasota until 1924.

Before Disston’s purchase and the Ormiston Colony, Henry Bradley Plant, railroad tycoon, connected his rail line to the town of Tampa, roughly sixty miles north of Sarasota. This rail system would lead the way for commerce, tourism, agriculture and industry, along the southwest of Florida.

Florida severely suffered from the “Great Freeze” during the winter of 1894 and 1895, which effectively brought an end to the citrus industry in North Florida. The plight of the railroad shippers due to the freeze was even greater than the growers. Hundreds of carts and boats were left idle for a lack of fruit, and thousands of men, those whose jobs it had been to buy, sell, haul, or to operate boats and railroads, were out of work. The freeze caused severe hardship and forced many individuals involved in the citrus industry to seek new occupations. With the commercial citrus industry in North Florida decimated, many growers from that region moved south towards Sarasota.

¹⁷ Grismer 1977

¹⁸ WPA 1939

¹⁹ Lemieux and Mize 2018; Harner 1973

²⁰ Grismer 1977; Hyland 2006; Howey 1995

²¹ Howard and Oldham 2017, p. 8

Sarasota's push to modernization increased in 1899, when the first telephone service, the Gulf Coast Telephone Company, arrived in the city from Manatee. Using pine tree poles, a line was hung and connected to two places: the first was the Post Office, located at the southwest corner of Main and Pineapple, and the second was at Harry Higel's office, a real estate developer. The telephone line was extended to Siesta Key in 1912.

Incorporated as a town and part of Manatee County in 1902 with Gillespie as first elected mayor, Sarasota consisted of twenty homes, five block-long streets, a nine-hole golf course, and a post office. The Florida West Shore Railway extended its track into Sarasota in 1904 and the Seaboard Air Line Railway in 1909; a brick depot was constructed in Sarasota in 1912.²²

Harry Higel, Louis Roberts, and E.M. Arbogast formed the Siesta Land Company and platted a subdivision named Siesta on Little Sarasota key in 1907. Despite the development, Sarasota Key remained sparsely populated until the Siesta Bridge was constructed in 1917. Many important and influential people arrived in Sarasota within the first 15 years of the 20th century including Mr. and Mrs. Worcester, Owen Burns, Bertha Palmer, and John Ringling. These developers introduced and oversaw projects and development that modernized the city and prompted more tourism and the evolution of the picturesque winter resort town.

The federal census of 1910 shows a small population living in Sarasota: only 840 men, women, and children, but the town continued to grow and reached over 1,200 citizens within the next two years. In 1912, a massive street paving campaign began. Contractors laid brick along Gulf Stream Avenue, Seventh Street, Orange Avenue, and many other smaller streets. Eight miles of concrete sidewalks, five miles of paved streets, six miles of improved street and 2,000 feet of seawalls all propelled Sarasota to incorporate as a city on January 1, 1914.²³ Sarasota County was created in 1921.

Other major infrastructure improvements continued, including electricity, telephone, and transportation services to and from the city. To continue progress, developers traveled throughout the South, especially Georgia and the Carolinas, recruiting laborers and skilled workers, which resulted in many African American families immigrating to Sarasota. Their labor provided the necessary workforce for the building of bridges and buildings in the city. In 1911, the *Sarasota Times* reported that Sarasota's cemetery (Rosemary Cemetery) in Overtown was to be moved, claiming "the location, having to pass through the colored quarters to reach the cemetery, is not desirable." Subsequently, the residents, who had lived for the past 40 years in Overtown, were encouraged to relocate. Charles N. Thompson, circus-manager and close friend of the Ringling Brothers purchased 40 acres of land north of town, between Orange Avenue to Oak Avenue (present day Osprey Avenue) for use as "colored quarters." By 1914, the first streets of the Newtown Subdivision were platted.²⁴ The first subdivision consisted of 240 lots, some of which were intended to be used for a Methodist church, a Baptist church, and a school. To promote greater opportunity for ownership among the local African Americans, developers "intended to donate the deeds when the buildings were constructed."²⁵

During the slow migration to Newtown, the community of Overtown continued to thrive as a center for African Americans in Sarasota to live, work, and socialize. Some of the early buildings in Overtown are depicted on the 1913 Sanborn fire insurance map of Sarasota. These wood frame buildings include a

²² Turner 1999

²³ Grismer 1977

²⁴ Overtown Historic District Nomination 2002; Matthews 1989; Central-Cocoanut Historic District 2005

²⁵ Overtown Historic District Nomination 2002

boarding house, fish market, lunch stands, a tailor, a drug store, a barber shop, grocery stores, an A.M.E. Church, Bethlehem Baptist Church, an artificial stone manufacturer, a public school, and multiple dwellings.²⁶ Many of the residents of Overtown worked in a variety of occupations such as “cooks, fisherman, porter, laborer, laundress, gardener, driver, cement work, domestic, fireman, stoneworker, brewer, teacher, janitor, proprietor, and drayman.”²⁷

Late 19th Century and the Establishment of Newtown

In the 1880s, many African Americans moved from other southern cities and towns. After Emancipation, work in citrus and celery fields or fishing industry were a main source of income for African Americans. Many of them had experience in cultivation and harvesting of crops while enslaved. Alongside farming, the turpentine industry was a major source of commerce in Sarasota development and means of employment for many African Americans in the area. Turpentine camps located in the vicinity of Sarasota would house workers and provide commissary, but at inflated prices. In turn, the camps resulted “in an endless cycle of debt” where “African Americans were particularly susceptible to the exploitation of debt peonage, [a system of forced labor based on debts accumulated by workers], following the conclusion of the Civil War.”²⁸ Many settled north of downtown Sarasota near Rosemary Cemetery in an area originally known as “Black Bottom.” Black Bottom, or Overtown as it became known in the 1920s, was the first African American community in Sarasota. Despite its proximity to downtown, segregation and Jim Crow laws forced the neighborhood to become a self-sufficient community.

One of the first free African Americans to settle in Sarasota was a former enslaved man, Lewis Colson, in 1884. Colson would help survey the town of Sarasota and later establish Bethlehem Baptist Church, the first African American church in Sarasota, with his wife, Irene. Colson was ordained in 1896 and became the church’s first pastor. The first free African Americans, following Lewis Colson, helped develop the beginnings of the town, clearing swamp land for real estate developers, laying railroad ties, planting and harvesting citrus crops and building infrastructure.²⁹

Leonard Reid was also an important African American figure who contributed to the development of Overtown during its early days. After arriving in Sarasota in 1900, Reid and his wife, Eddy Coleman, worked for John Hamilton Gillespie, a prominent white developer and businessman. Reid and his wife were one of the founding members of the African Methodist Episcopal (A.M.E.) Church of Sarasota. The small wood frame church was built by the congregation in 1903 on a lot donated by the Florida Mortgage and Investment Company at Central Avenue and present-day 5th Street.³⁰ By 1906, Reid invested in land and purchased four lots in Overtown from Gillespie. Reid continued to be active as a community leader and was involved in local organizations such as the International Order of Odd Fellows, the Household of Ruth, the Masonic Lodge, and the Knights of Pythias.³¹ He also used his collection of books in his home as a neighborhood library, empowering his fellow peers and community members. In 1999, the Leonard Reid Family Home was locally designated by the City of Sarasota.

The building boom in the 1920s required an increase in the labor force for the momentous and ongoing development and construction in the city. Because of its growth, the African American population grew

²⁶ Sanborn Fire Insurance Maps (New York: Sanborn Map Company, November 1913)

²⁷ Miller and Mayfield, comp. 1916

²⁸ Howard and Oldham 2017, p. 69

²⁹ Howard and Oldham 2017

³⁰ Overtown Historic District Nomination 2002

³¹ Miller and Mayfield, comp. Sarasota City Directory. Asheville: Florida-Piedmont Directory Company, 1916.

and, together with the required segregation between the white residents of Sarasota, both the Overtown and Newtown neighborhoods expanded. Overtown had been developing into a thriving residential and commercial district with the center of the community located at the corner of Central Avenue and today's Sixth Street. The community continued to grow as "businessmen, fisherman, physicians, contractors, carpenters, laborers, drivers, masons, blacksmiths, laundry workers and railroad workers made the area their home."³² Residents were a large part of the labor force for the white population, but they also owned their own businesses. Commercial businesses such as "pressing clubs and lunch rooms, a movie theater, meat and fish markets, grocery and general merchandise stores, and a variety of other businesses"³³ served the African American community.

Newtown Heights, just north of Overtown, was developed in response to the growth. As new housing was needed, many African American residents constructed their own homes in Newtown and Newtown Heights areas. The acceleration of real estate development led to an increased need for skilled masons and carpenters and "the influx of temporary construction and farm workers prompted the construction of boarding houses and hotels, such as the Colson and Central Hotels, in Overtown."³⁴ New development of Newtown provided better living conditions for transplants from Overtown and elsewhere. The residential structures were different from the wood frame buildings in Overtown that were deteriorating and instead were constructed of concrete block. The concrete block structures are still very prevalent in Newtown residential and commercial areas. The infrastructure of Newtown was lacking during its early days compared to Overtown, but eventually the first home to have electricity was the Wright Bush Home at Maple Avenue and Dr. Martin Luther King Jr. Way. The home served as "a popular meeting place for Newtown residents and visitors."³⁵

Jim Crow laws prohibited African Americans from utilizing the same accommodations as white citizens and tourists. The Colson Hotel, named for Lewis Colson, was opened in 1926 on the corner of 8th Street and Central Avenue. Described as a "fine yellow stucco on hollow tile, with a comfortable lobby with fireplace by E.O. Burns" the hotel provided a hospitable stay for those treated unfairly.³⁶ Even though the African American communities were growing and thriving during the land boom, the hardships experienced by the Black community was very real. Not only were there the obstacles of racial discrimination and disparities, but also there was the ongoing threat of racial violence and inequity that continues to this day. The Ku Klux Klan, Klan Number 72, was a visible presence in Sarasota and often partook in forms of intimidation, both physical and psychological.³⁷

Throughout the 1930s and 1940s, Sarasota continued to encourage black residents living in Overtown to move north into Newtown and to the Central-Cocoanut area as white residents began to move into newer subdivisions. The Overtown neighborhood, which contained 30 percent of the city's total population, began to decline during the Depression as residents moved their homes and businesses to Newtown.³⁸ As Newtown became more developed, the community of Overtown as a segregated African American area was abandoned. The main street corridor, now known as Dr. Martin Luther King Jr. Way, was the thriving heart of Newtown up until the 1940s. Improvements to nearby U.S. 301 and U.S. 41 had made traveling around Newtown neighborhoods easier, and in turn slowed down business along the

³² Leonard Reid Family House <http://www.sarasotahistoryalive.com/history/buildings/leonard-reid-family-house/>

³³ Leonard Reid Family House <http://www.sarasotahistoryalive.com/history/buildings/leonard-reid-family-house/>

³⁴ Overtown Historic District Nomination 2002

³⁵ Howard and Oldham 2017, p. 18

³⁶ Howard and Oldham 2017

³⁷ LaHurd 2006; Howard and Oldham 2017

³⁸ Overtown Historic District Nomination 2002

main street. Eventually, many businesses moved to locations elsewhere to areas with higher traffic. As recorded in the report for the Newtown Conversation Historic District by Rosalyn Howard and Vickie Oldham, the "1930s and 1940s saw the city encouraging the development" of Newtown that continued into the 1960s.³⁹

During World War II, there was a U.S. military air base located north of Newtown at what is now the Sarasota Bradenton International Airport. Black soldiers from all over the country were stationed at the base. Segregation laws had prohibited the black soldiers from utilizing the USO on the military base, and thus a new USO was built in Newtown in 1940. The "Black USO" was made possible by an organization, Colored Women's Service Club, who successfully lobbied for a USO to be built for black soldiers. After the war, the building was turned into a recreation center, "the Rec", and later became known as the Robert L. Taylor Community Complex.

Several Newtown residents were enlisted in the military during WWII. One of the most decorated officers was Lieutenant Colonel Doxey Byrd Jr. Byrd was a Battalion Commander in Okinawa, Japan and later was in charge of logistics in Vietnam. He went on to work at the Pentagon and Howard University, teaching Military Science. Byrd was the first black person from Sarasota to attain Field Grade Rank in the U.S. Army. Another notable veteran from Newtown was John Buck O'Neil, who served in the U.S. Navy from 1943-1945. O'Neil was a famous baseball player from the Negro League Baseball team, who left playing to serve in the war.

Civil Rights Movement

In 1951, an organization of church choirs known as the Choirs Union, formed the Old Folk Aid Club. One key member was local community leader, Rev. John Henry Floyd (J.H. Floyd), who made his mark in Newtown and is remembered as having had "the best interest of the community in all of his endeavors."⁴⁰ Floyd was a builder who came to Sarasota in the height of Florida's building boom in 1925. He helped construct a number of buildings including True Vine Missionary Baptist Church, as well as a new facility for Mount Moriah Baptist Church. He also taught carpentry at Booker High School and was a PTA member of the school. Floyd was active in participating in the Bi-Racial Committee, United Way, Choirs Union, and Old Folk Aid Home Board of Directors. When the Old Folk Aid Club was formed, the racial segregation was still custom in Sarasota, with no assisted living or nursing facility available to seniors of the Black community. Floyd recruited volunteers to help



Figure 4. J.H. Floyd and representatives from participating churches break ground for the first Old Folk Aid Home. courtesy of the Sarasota

³⁹ Howard and Oldham 2017

⁴⁰ Mcelroy 1986

raise funds for a new facility and by 1957, Newtown's first senior care center first broke ground (**Figure 4**).

Up until this point, black people were denied access from entering any of the beaches in Sarasota as segregation was still present and all public beaches were for whites only. There were no signs or written laws at the time, but it was rather an unwritten rule understood by everyone. The closest beach to Newtown was Lido Beach, and by the early 1950s black residents started challenging the old rule and began showing up at the beaches. On October 3rd, 1955, 100 black residents caravanned to Lido Beach and protested the segregation of the beaches by staging a "wade in". The event sparked outrage by some of the white residents and caught the attention of local authorities, essentially opening up "an early front in the fight for civil rights."⁴¹ City officials had previously been proposing to build a pool for the black residents in an attempt to resolve "the issue", but the Black community was vehemently opposed to the idea because it still would deny beach access and further perpetuate segregation. Another solution was to find a strip of beach for black residents to swim at. When the southern tip of Siesta Key was proposed, the County Commission was strongly opposed to the idea and quickly rejected it. A pool was eventually built in 1957 at the Newtown Recreation Park (now Robert L. Taylor Community Complex). However, it did not stop black residents from going to the beach or organizing caravans to protest segregation. This would continue until integration was fully enforced after the passing of the Civil Rights Act of 1964, which legally ended segregation institutionalized by Jim Crow laws.

By the mid-1950s, houses in Overtown were in such deterioration and ruin that mass demolitions were instituted by the city as part of a "slum-clearance program" in an effort to redevelop the entire area. According to the City Manager and the *Sarasota Herald-Tribune*, redevelopment of Overtown would require the complete dislocating of the African American population.⁴²

By 1960, Newtown was home to about six percent of the County's population, or about 7,000 people. Throughout the decade, Newtown flourished with several restaurants, grocery stores, service stations, a drug store, repair shops, beauty parlors, barbershops, and a doctor's and a dentist's office.⁴³ In 1968, the City of Sarasota was awarded funding for \$2 million dollars by the Department of Housing and Urban Development to upgrade housing and utilities within Newtown, naming the project 'Tomorrow's Newtown'. Improvements to the community included the installation of street paving, streetlights and drainage, and dispensing loans and grants for home improvements.⁴⁴ Within the same year, the city of Sarasota approved a recreation program specifically for the Newtown area that would offer weightlifting, boxing, and slimnastics.

While the community was flourishing and further developing, residents continued to experience racism and racial inequity. On September 28th, 1968, a group of white youths sped through 27th Street (now Dr. Martin Luther King Jr. Way) and slowed down in front of the Town Hall Bar (SO03451), a popular spot for where black residents socialized, tossing a tear gas device into the bar. Sparking outrage among the Newtown locals, hundreds protested and rioted for three nights in response to the assault. The community was also upset because the police were unable to apprehend any of the people who reportedly tossed the tear gas. The City Commission adopted an emergency ordinance defining riots and providing for the declaration of a curfew in time of man-made or natural disasters.⁴⁵ Police officers

⁴¹ Howard and Oldham 2017

⁴² Overtown Historic District Nomination 2002; Sarasota Herald-Tribune 1957

⁴³ Howard and Oldham 2017

⁴⁴ St. Petersburg Times 1969

⁴⁵ Walters 1968

patrolled the streets and used tear gas to try to diffuse the rioters. In the following week after the attack and riots, two separate bomb threats were made against Sarasota High School and Sarasota Junior High School. As a result of the combined violent threats, a group of 300 black students from Sarasota High School gathered at the junior high auditorium and held a meeting to discuss the situation and voice their concerns. According to the high school's principal, Stanley Stein, the student's showed genuine concern of "how to get to know each other" and a need for unity.⁴⁶

In 1969 a non-profit organization called "JAP", or Justice For All People, formed in Sarasota. The organization was comprised of mostly young black Newtown residents in their teens to early twenties, although there were a few white members. With the basic purpose to assure justice for all people, one of the goals of the group was to "awaken black people to their culture, their history... to make them black and be proud of it."⁴⁷ An early plan of JAP was to develop a black cultural center for people to learn about black heritage that they had been denied from learning. The center would have included works by black authors, books about black history, African clothing, and art. Another plan was to develop a day care center.

Despite the improvements and economic development experienced in the 1960s, Newtown has been met with disinvestment and capital flight, along with a concentration of government subsidized housing and social services, which has caused blighted conditions in areas next to a thriving area of single-family homes. Over the years, much of the neighborhood's multifamily housing had not received maintenance, which resulted in serious deterioration of the structures.⁴⁸ In an effort to remedy years of degradation and blighted areas, several projects have been completed as part of the Newtown Community Redevelopment Agency (CRA) Plan of 2008. Major projects include the Martin Luther King Jr. Way Streetscape project, the Robert L. Taylor Community Complex, and the Newtown Alive Trail. More recently, the Newtown CRA Plan of 2021 was adopted to identify and initiate new programs and projects for redevelopment and economic growth for Newtown residents while ensuring preservation of the historic community.⁴⁹

Education

The church and school were both seen as cultural institutions for the development of Overtown and Newtown. Often times, education was taught in churches or in the homes of educators, like Josie Washington who started Overtown's first kindergarten in her home in 1910. The first formal school, Knights of Pythias Hall School, was located in Overtown and taught by Emma E. Booker. Booker was an educator for many years and made major contributions to the African American community of Sarasota. By 1918, Booker had become principal of "Sarasota Grammar School", which at the time did not have a permanent location, but rather was taught in rented halls (**Figure 5**). In recognition of her work, three schools have been named in her honor: Emma E. Booker Elementary, Booker Middle School, and Booker High School. In 1925, Sarasota Grammar School, later renamed Booker Grammar School, was built on the corner of 7th Street and Lemon Street, east of Central Avenue. Originally, the school comprised of eight grade levels but later a high school department was added to the school and the first graduating class graduated from Booker High School in 1935. The newly added high school was started by James Robert Dixon, who became the first principal of Booker High School. The first graduating class was small,

⁴⁶ St. Petersburg Times 1968

⁴⁷ Walters 1969

⁴⁸ Howard and Oldham 2017, p. 21

⁴⁹ City of Sarasota CRA Newtown Redevelopment Plan 2020

consisting only of four students: Marthena Riley, Nacomi Williams (Carter), Annie Mae Blue (McElroy), and A.L. Williams; three of which returned to teach at the school after graduating from Bethune Cookman College.⁵⁰ Sarasota Grammar School (sometimes referred to as the Rosenwald School) was built using the Rosenwald Fund and was the first public school specifically constructed for African American children. In 1939, classes from both Booker High School and the Booker Grammar School were relocated to a site located near Orange Avenue and 32nd Street (where the present-day Booker High School complex is located), adjoining an elementary school.

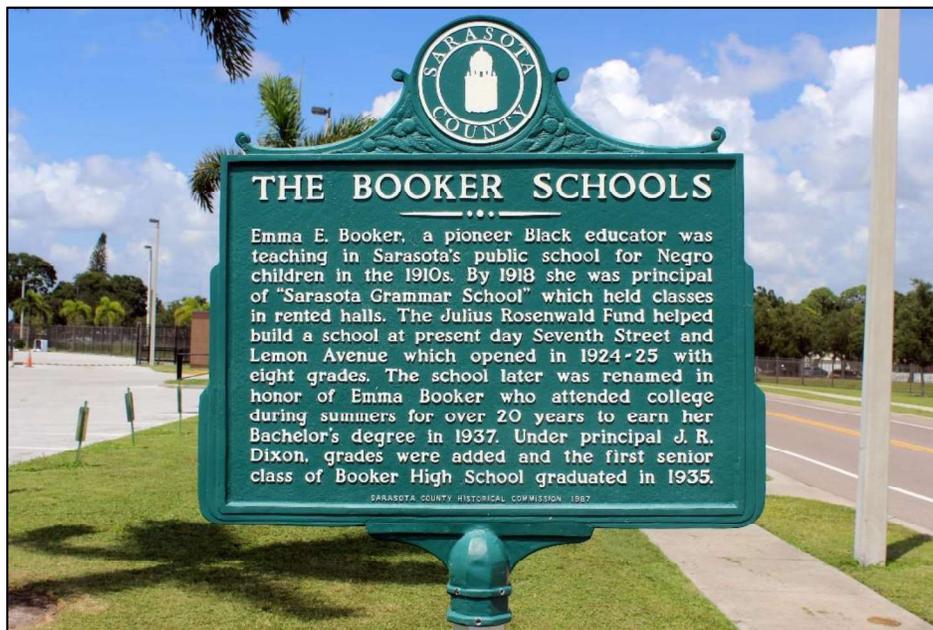


Figure 5. The Booker Schools (Side 1), Courtesy of The Historical Marker Database

The Newtown Day Nursery (renamed Helen R. Payne) (**Figure 6**) was established around 1930 for not only as a need for early education, but also to help women be able to go to work so that their children would be cared for. The nursery was sustained by community members who donated their money, time, goods and services to the school. Within two decades, enrollment increased, and the original building was too small and inadequate for the students' needs. A woman named Helen R. Payne provided funding and support to expand the facility with the construction of a large new wing, completed in 1960. In 1954, Mamie Baker Young established Sarasota's first Special Education Department. Mamie also created a program to help people obtain their G.E.D. called the Adult Night Program, in which the first graduation took place in 1955.⁵¹

⁵⁰ McElroy 1986 p. 40

⁵¹ McElroy 1986

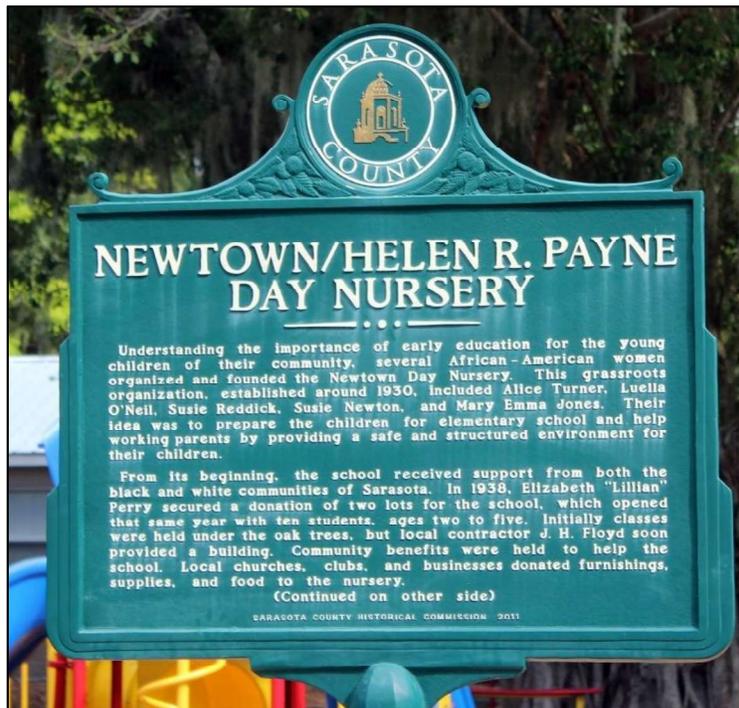


Figure 6. Newtown/Helen R. Payne Day Nursery (Side 1), Courtesy of The Historical Marker Database

For nearly 10 years after the 1954 *Brown v. Board of Education* decision to prohibit segregation in U.S. public schools, the Sarasota County School Board refused to desegregate. In 1957, the NAACP asked the Sarasota County School Board to voluntarily desegregate, which was unsuccessful. Multiple desegregation lawsuits in federal court made by the NAACP and several plaintiffs were filed in 1961 and were successful in winning. The following 1962-63 school year would finally allow African American students to enroll in previously all-white Sarasota Schools, the first being Bay Haven Elementary. After all schools were ordered to integrate by 1967, the Sarasota County School Board devised a plan to close the African American Schools and bus those students to the previously all-white schools. The plan was consistent with what was happening across the country at the time, and it created problems with the African American community. Many children had to wake up even earlier and bus long distances from their homes to attend their new schools. It was not uncommon for students who were bussed to drop out “rather than continue to suffer verbal and physical abuse”.⁵² According to a study made by a doctoral student, African American teachers were also affected by the change, and most did not want to be subjected to such harsh environments to work in.⁵³ The effects of segregation, desegregation, and the Civil Rights Movement were still very present and felt by all types of community members, from students to teachers to parents.

After Booker High School and Booker Junior High School shut down in 1967 and 1968, the closing of Newtown schools affected many members of the community in that they felt it “had stripped away community pride and identity.”⁵⁴ The unfairness of how integration was implemented, and the proposed closing of Amaryllis Elementary School led to students boycotting the Sarasota County public schools in protest on May 5, 1969. The boycott consisted of 2,353 African American students (85 percent of the

⁵² Howard and Oldham 2017, p. 117

⁵³ Byrd 1969

⁵⁴ Howard and Oldham 2017, p. 117

county's African American students).⁵⁵ While the boycott was happening, local churches set up "Freedom Schools" where students were taught by New College and high school students. Community members cooked and donated meals for the students. They also "donated books and school supplies to the Weekly Bulletin, an African American newspaper that became the headquarters for strike leaders."⁵⁶ On the fifth and final day of the boycott, school board leaders agreed to dismiss their plan of closing Amaryllis Elementary School. While the boycott only lasted for less than a week, the footprint it made on Newtown residents was huge. Susan Burns described the event as "for some of the participants, the boycott was a pivotal moment, the kind of defining event that shapes one's character and leaves a mark that lasts a lifetime. Of one fact there is no doubt: If the boycott of 1969 hadn't happened, Sarasota's Booker schools – Booker Elementary, Booker Middle and Booker High School – would not exist today."⁵⁷ Booker High School later reopened in 1970 and it is thought that the "reestablishment of the schools within the community was a critical step in reclaiming community identity."⁵⁸ In 2012, the entire high school was rebuilt in the same location.⁵⁹

Religion

Like the schools, religious institutions were central to the development of the community and culture of both Newtown and Overtown. Early churches constructed in the African American communities served as a foundation for the establishment of Newtown and Overtown. Religion was such an important aspect of everyday life that it was not uncommon for services to be held in private homes. Church buildings were also used as a space for "social activities, meeting places for organizations, and served as the earliest schools."⁶⁰ Education and religion were not mutually exclusive in that they "went hand in hand among the early African American settlers of Sarasota, as it still did for quite some time afterward among many of their descendants"⁶¹ such as the Freedom Schools during desegregation.

During the early development of Overtown and Newtown, at least 10 churches were constructed between 1899 and 1928.⁶² The first African American church to be erected was the Bethlehem Baptist Church in Overtown on the northeast corner of Mango Avenue and 13th Street (present day Central Avenue and 7th Street).⁶³ Lewis Colson not only was the church's first pastor, but him and his wife essentially donated the land to build the church and sold the deed for \$1 in 1897.⁶⁴ Other community members such as John Mays helped construct the church. Like Colson, Mays was an early settler of Sarasota who by trade was a carpenter and builder. The second African American church, Payne Chapel African Methodist Episcopal (A.M.E.), was built shortly after in 1903 in Overtown. Local residents and congregation members such as the Reverend T.H. Arnold, Leonard Reid, Jerry Allen, Richard Grice and the Reverend C. Conely helped organize the church. As the original building was deteriorating and attendance was declining in the late 1960s, a new Payne Chapel was constructed in Newtown on 19th Street and Central Avenue.⁶⁵ The first church established in Newtown was the Truevine (Truvine) Missionary Baptist Church in 1913. The first congregation held services at Orange Avenue and 25th

⁵⁵ Howard and Oldham 2017, p. 119

⁵⁶ Russon 2014

⁵⁷ Burns 1999

⁵⁸ Howard and Oldham 2017, p. 120

⁵⁹ The Historical Marker Database, The Booker Schools

⁶⁰ Howard and Oldham, p. 153

⁶¹ Howard and Oldham, p. 153

⁶² Howard and Oldham, p. 153

⁶³ Howard and Oldham, p. 155

⁶⁴ Howard and Oldham, p. 155

⁶⁵ Howard and Oldham, p. 156

Street (Robinson's Cowpen).⁶⁶ The church had several locations until settling at its current location at 1947 31st Street.

As Overtown and Newtown were expanding, several churches were established during the land boom of the 1920s including New Bethel Colored Methodist Episcopal C.M.E. Church (renamed Bethel Christian Methodist Episcopal (C.M.E.) Church), established in 1924. The following year New Bethel Missionary Baptist Church was established across the street from what is now the Truevine (Truvine) Missionary Baptist Church parsonage. During the same year, the Church of God in Christ- Pittman Church of God in Christ- Pittman Church of the Living God was established in Newtown. The original church building was located on Church Street near 29th street, but later burned down.⁶⁷ In 1928, Greater Hurst Chapel African Methodist Episcopal (A.M.E) Church (originally named Bryant Chapel) was established in Newtown. After the first cornerstone was laid in the 1940s, the church expanded in members and in size. An annex and parsonage were added in the 1950s. The church also served as a site during the Civil Rights Movement, in which it acted as a Freedom School during the school boycott of 1969 and a meeting place for local organizing during beach integration.⁶⁸

Churches have continued to operate as centers for community members to gather, not just for religious purposes but for educational, social, and cultural meeting places. Presently there are over 20 churches serving the African American community of Overtown and Newtown.

⁶⁶ Howard and Oldham, p. 156

⁶⁷ Howard and Oldham, p. 157

⁶⁸ Howard and Oldham, p. 157-158

V. Architectural Context

Historic buildings in Newtown model typical architectural styles with some regional adaptations to climate, materials, design, and function. The earliest structures in the community consisted of wood frame buildings with simple architectural detailing. As time progressed, masonry construction became more prevalent throughout the community in both residential and commercial structures. Concrete block, in particular, was better quality in general and quickly became the dominant building material. In turn, Masonry Vernacular has been the most common style of architecture within Newtown throughout much of its existence. Some styles are interchangeable across residential and commercial uses while a few select styles remained more typical of a specific typology. The various architectural styles described below include those prevalent in Newtown. These styles are representative of resources from the early 20th century to beyond the established period of significance; including representations of the post-World War II era, and contemporary or mid-century modern architectural styles experienced nationally.

Virginia Savage McAlester's *A Field Guide to American Houses: The Definitive Guide to Identifying and Understanding America's Domestic Architecture*, Second Edition, was used to develop most of the stylistic details of each of the following architectural styles and typical time period of construction. Other sources are cited as such.

Frame Vernacular

Wood frame buildings are a typical building pattern for residential housing. Frame Vernacular buildings generally feature a gable or hip roof, horizontal board siding such as weatherboard or novelty siding, front porches with a separate roof structure, regular window opening patterns, and minor detailing that can include exposed rafter tails, corner boards, and porch brackets and spindles. Plan types are rectangular and are supported with pier system foundations. Porches, symmetrical fenestration patterns, and overhanging eaves allow for maximum ventilation. Solid wood framed buildings lost favor by the 1950s as manufactured concrete masonry units (CMU or concrete block) became more economical and popular. Other stylistic influences can be seen to a minor degree, such as Colonial Revival window detailing, Bungalow or Craftsman knee braces, rafter tails, and cross gable roof patterns. Examples of Frame Vernacular resources are located at the Wright Bush House (SO03744), 1735 29th Street (SO01235), and 1986 29th Street (SO02579).



Figure 7. Left to right, top to bottom: Wright Bush House (SO03744), 1735 29th Street (SO01235), and 1986 29th Street (SO02579)

Shotgun

A subset of Frame Vernacular is the notable Shotgun style houses. Distinguishing characteristics that define Shotguns are that they are one or one and a half stories, one room wide and at least three rooms deep, most often with an end facing gable and few windows. The origins of the style are widely speculated, but it was popularized in New Orleans, with the earliest documented Shotgun dating to 1832. They were primarily constructed in the late 1800s to early 1900s in Southern states including Florida, Louisiana, Texas, Mississippi, Alabama, and Georgia, and most often housed lower-income families, many of whom were people of color. Following the Civil War through the 1920s, the style was popular among African American communities. Often constructed in rows, the narrow compact houses provide a more favorable airflow that allows for a stronger cross breeze, which is much needed in the humid and hot climate. Exterior decorations can vary widely in style, including Italianate, Classical, and Victorian features. Based off the mass and form, there appear to be a small number of shotgun houses in Newtown, however, most of the resources have undergone alterations such as enclosing front porches. Examples of Shotgun style resources are located in **Figure 8** at 2310 Maple Avenue (SO03497), 2805 Washington Court (SO2577), and 3018 Osprey Avenue (SO01250).



Figure 8. Left to right, top to bottom: 2310 Maple Avenue (SO03497), 2805 Washington Court (SO2577), and 3018 Osprey Avenue (SO01250)

Masonry Vernacular

Like Frame Vernacular, Masonry Vernacular is a prominent style found in Newtown. If not available locally, masonry units could be easily transported by the 1920s when the material started to gain popularity. Exterior finishes are stucco or masonry veneer including brick, stone, and rough faced concrete block. Brick may be used to form windowsills and lintels as a distinct texture and scale from the smooth faced façade. Masonry Vernacular structures are typically asymmetrical but maintain regular window openings and by the 1940s, the building form shifted from a rectangular to an L-shaped plan with a shallow roof projection. Front porches were also typical in residential Masonry Vernacular buildings and more often are inset under the primary roof or cross-gable extension.



Figure 9. 1850 John Rivers Street (SO14383)

Examples of Masonry Vernacular resources are located at 1850 John Rivers Street (**Figure 9**) and 1858-1862 23rd Street (**Figure 10**).



Figure 10. 1858-1862 23rd Street (SO14444)

Minimal Traditional

Evolving out of the Depression Era, Minimal Traditional house represent restraint and economy without being austere. Primarily used for residential construction, the forms are compact and simple L-shaped, or rectangular with a shallow projecting cross gable roof with a low to moderate pitch and little to no eave. Facades are finished with wood siding, smooth stucco, brick, asbestos, or masonry veneers with varied windows that include casement, picture, and multi-pane or one-over-one sash windows arranged asymmetrically. There is little architectural ornamentation. As stated in *A Field Guide to American Houses*, in post-war developments the style is often found alongside early Ranch houses. Examples of Minimal Traditional resources in Newtown are located in **Figure 11** at 2726 Church Avenue (SO03739), 2926 Gillespie Avenue (SO08702), 2310 Osprey Avenue (SO10538).



Figure 11. Left to right, top to bottom: 2726 Church Avenue (SO03739), 2310 Osprey Avenue (SO10538) Gillespie Avenue (SO08702)

Mid-Century Modern

The Mid-Century Modern style of architecture primarily dates from the post-World War II era (1945-1960) and is an adaptation of various modernist movements. Frequently referred to as “Contemporary,” it was popular between 1945 and 1990. Buildings were often constructed of concrete block or other masonry units with slab foundations; common features include low-pitched gable or flat roofs with medium to wide overhanging eaves, slanted beam pole supports, smooth stucco exterior, and awning or jalousie windows. Eventually, windows became a key feature of many spaces as they became larger and more prominent, such as trapezoidal windows in gable ends or window walls of single pane fixed glass. Another characteristic often used with this style is decorative grilles or ornamental masonry elements incorporated into the front porch or exterior carport wall and commonly referred to as concrete screen or “breeze” block. The style has refined simplicity and is found regularly in residential structures in Florida communities. Examples of Mid-Century Modern resources in Newtown are in **Figure 12** located at 1522 23rd Street (SO10451), 1946 33rd Street (SO08621), and 1810 21st Street (SO10524).



Figure 12. Left to right, top to bottom: 1522 23rd Street (SO10451), 1946 33rd Street (SO08621), and 1810 21st Street (SO10524)

Ranch

While the Ranch style was another California design from the 1930s, it did not reach widespread use until the post-WWII period of the 1950s when it became the most popular form for residential construction. Most obvious characteristics include the wide, horizontal emphasis from the broad roof line and rectangular or L-shaped plan, picture window detail, asymmetry, and simple front entry which may be understated or detailed with aluminum porch supports and a multi-paneled wood door. Chimney features or slightly offset roofs accentuate the overall roof line and there may be attached carports, breezeways, or garages. Early iterations of the Ranch (sometimes called Ranchettes or Early, Minimal, or Compact Ranches) were typically smaller with less detailing, but still feature the strong horizontals and other characteristics of the later, more refined iteration of the style. Examples of Ranches in Newtown are located in **Figure 13** at 3036 Dixie Avenue (SO8685), 1542 31st Street (SO08291), 1585 22nd Street (SO14498), and 3228 Goodrich Avenue (SO08394).



Figure 13. Left to right, top to bottom: 3036 Dixie Avenue (SO8685), 1542 31st Street (SO08291), 1585 22nd Street (SO14498), and 3228 Goodrich Avenue (SO08394)

Unique Resources

A small variety of architectural styles make up the majority of surveyed buildings in Newtown, however, there are some less popular styles that are included here. Newtown is home to more than just residential resources. As it was at one time a segregated community, the area contains distinctive churches and open spaces, as well as its own commercial district.

Bungalow, 1905 - 1930

Popularized in California, these architectural styles were featured in building plan advertisements and catalogs which made them widely accessible to the public. They were implemented throughout the early 20th century into the pre-WWII era. Building plans are rectangular or L-shaped under low pitched gable, cross-gable, or hipped roof and details include knee-braces, exposed rafter tails, full front porches under the primary or a secondary roof with corner posts or battered posts and are often set on piers or a ventilated stem wall foundation. Siding was most often horizontal boards in a clapboard or novelty profile, and windows could be single or paired double hung sash with divided lights on the upper sash. Bungalows have low and simple lines with wide projecting roofs and exposed rafters, with one or two stories, large porches, and occasional dormers.⁶⁹ The Bungalow can be described as a diluted vernacular of the Craftsman style, and the high-styled Craftsman buildings are less common. Examples of Bungalows can be found at 2942 Gillespie Avenue (SO03762) and 1717 32nd Street (SO03784) (**Figure 14**).



Figure 14. 2942 Gillespie Avenue (SO03762) and 1717 32nd Street (SO03784)

⁶⁹ Walker 2015

Mediterranean Revival

Mediterranean Revival styles include subtypes such as Spanish Eclectic, Mission Revival, and Moorish Revival. Buildings have an overall rectangular massing and may be symmetrical or asymmetrical. Finish details include varied stucco patterns, clay tile roofs, decorative grill work, shaped parapets, clay drain spouts, arched motifs, and loggias. Florida's Spanish Colonial heritage was a logical source of inspiration for these styles, and in South Florida the styles were applied to both grand scales of hotels, civic, and recreational buildings, as well as modest houses. Distinctions between the subtypes are evident in select details. Mission Revival buildings typically feature a prominent stepped and/or curved parapet along the primary façade and may have a more austere finish pattern and degree of relief across building facades. Arches and openings in the Moorish Revival buildings often have a horseshoe pattern. Spanish Eclectic is a more general subtype which captures most of the remaining buildings that do not have strong details depicted in the prior categories. An example of a Mediterranean Revival resource in Newtown is the New Bethel Missionary Baptist Church (SO03531; **Figure 15**) located at 2504 Gillespie Avenue.



Figure 15. New Bethel Missionary Baptist Church (SO03531)

Mission

The Mission style of architecture was prevalent from 1890 to 1920, however, the style was still present in later years although it had become less popular. During the 1910s, popular trade catalogs, including the Sears and Roebuck Company, offered this house plan style for sale that could be ordered by builders and architects. This style allowed residential architecture to replicate the Spanish Colonial time period. Identifying features include sculpted dormers or parapets, one or two stories in height, flat roofs with tiled parapet roofs, tiled hip roofs with wide overhanging open eaves, and robust square porch columns that frame arched openings. Buildings were wood frame or hollow core tile with symmetrical or asymmetrical facades covered in smooth or textured stucco. At the roofline, scuppers are often installed to allow water to drain from the flat roof. Façade can be symmetrical or asymmetrical and the surface is typically a smooth stucco finish. Variations can be found in dormer or parapet patterns. Ornamentation is minimal with occasional crests. An example of a Mission style building includes the First Born Church of The Living God (SO08463; **Figure 16**), located at 2869 N Osprey Avenue.



Figure 16. First Born Church of The Living God (SO08463)

Moderne

The Moderne style or “Art Moderne” was popular in the 1920s and 1930s alongside the Art Deco style. These two styles represented whimsical forms with curving elements, geometric shapes, linear bands, and diverse materials. According to the description provided in *A Field Guide to American Houses*, the earlier form, Art Deco, was common in public and commercial buildings and defined by a smooth stucco exterior surface, zigzags, chevrons, and geometric motifs on the façade. Towers and other vertical projections give a sense of verticality. Around 1930, Art Moderne became the dominant style and is found more in residential types versus commercial buildings. Common features include an asymmetrical façade with smooth wall surface, flat roof with coping at the roof line, horizontal grooves or lines in walls and horizontal balustrade. Building designs were unique, less predictable, and established a new brand of architecture. Art Deco and Moderne buildings typically include a featured element with a strong vertical character which could be expressed in the massing of the building, a single projecting feature, or various linear elements. An example of the Moderne style includes a commercial building located at 1782 Dr. Martin Luther King Jr. Way (SO03519; **Figure 17**).



Figure 17. 1782 Dr. Martin Luther King Jr. Way (SO03519)

Community and Religious Buildings

Throughout history, various forms of religion or belief of some kind of mysticism have been an integral part of most cultures, often interwoven into people’s daily routine and the challenges they face in their lives. Enslaved Africans forcibly brought to the United States came from varied belief systems, but many converted, either on their own or by force, to the religion of their enslavers. It is thought that many learned to accept the religion of their enslavers “because it promised them salvation and equality in the eyes of God.”⁷⁰ Over time and with new generations born on American soil, enslaved Africans and African Americans accepted Christianity. Many appealed to the biblical message of spiritual equality before God and found comfort in the biblical theme of deliverance.⁷¹ Christianity has been the primary foundation of religious belief among most African Americans in Newtown, however, there are differences in Christian worship practices dependent on the specific denomination.



Figure 18. Figure 13. Left to right, top to bottom: Greater Hurst Chapel, First Born Church, Community Bible Church, Mount Calvary First Baptist

Following Emancipation, Black worshipers were required to establish their own churches, which included both the establishment of congregations and the physical church buildings. Additionally, many Black communities “asserted their independence by maintaining their own churches (principally Baptist and Methodist” during Reconstruction.⁷² These structures doubled as community meeting spaces and social centers and were the heart of both spiritual and secular life by the beginning of the 1900s. They sometimes served as temporary schools and political halls. The years 1881 to 1929 have been categorized as the greatest Afro-American building period in America’s history by Dr. Richard Dozier, an African American architecture scholar and former head of the Department of Architecture at Tuskegee.

⁷⁰ Howard and Oldham, p. 200

⁷¹ Africans in America: Religion and Slavery

⁷² Colburn, p. 18

Although the first church established in Newtown was True Vine (Truvine) Missionary Baptist Church in 1913, the congregation moved several times before ending up at 1947 31st Street. The church was constructed by local African American community member, pastor, and contractor, J.H. Floyd. Floyd contributed heavily to Newtown and built a number of structures including a grocery store, Miss Susie's Social Club, the Old Folk Aid Home (renamed J.H. Floyd Sunshine Manor), and the second oldest house in Newtown (Verna Hall House). The surveyed building has been converted to an office for the church, and in 2007 a newly constructed church was built next door.

In response to the 1969 school boycott during the Civil Rights era, Freedom Schools emerged overnight and were held at African American churches, including True Vine Missionary Baptist Church and Greater Hurst Chapel A.M.E. Church.⁷³ Greater Hurst Chapel was also a community meeting place for the NAACP and other community discussions regarding school, etc. Today, some churches in the community have provided various educational avenues including private schools, supplemental tutoring and other academically oriented programs such as the Horizons Unlimited Christian Academy preschool program founded by Bethlehem Baptist Church. Another notable program is the Seed of Academic Resources Program (S.O.A.R.), created by Greater Hurst Chapel A.M.E Church. The program focuses on employing "teachers who can provide a caring and nurturing environment for the students and also understand the cultural of poverty" with the primary goal to "improve the achievement level in reading and math of educationally disadvantaged students."⁷⁴



Figure 19. Figure 14. Left to right, top to bottom: Pentecostal Church of God, New Bethel Missionary Baptist Church, Newtown Gospel Chapel, Glorious Community Holiness Church of Jesus of the Apostle Faith, Bethel Christian Methodist Episcopal Church, True Vine Missionary Baptist Church

⁷³ Burns 1999

⁷⁴ The Giving Partner: Partner's roles in Grade Level Reading

A total of 14 churches were surveyed as part of this project, however, there are over 20 churches located in the Newtown community. The surveyed churches represent a wide variety of styles, as shown in **Table 1**.

Table 1. Surveyed Church Buildings

Name	Site ID	Build Year	Style
Bethel Christian Methodist Episcopal Church	SO03483	1944	Masonry Vernacular
Community Bible Church	SO03728	1962	Masonry Vernacular
Ecclesia Family Worship Center International	SO03498	1954	Frame Vernacular
First Born Church of The Living God	SO08463	1958	Mission
Glorious Community Holiness Church of Jesus of the Apostle Faith	SO10517	1956	Masonry Vernacular
Greater Hurst Chapel AME Church	SO08730	1949	Masonry Vernacular
Mount Calvary First Baptist Church	SO10412	1953	Masonry Vernacular
New Bethel Missionary Baptist Church	SO03531	1944	Mediterranean Revival
New Testament Church of Deliverance	SO08508	1963	Masonry Vernacular
Newtown Gospel Chapel	SO03531	1967	Mid-Century Modern
Pentecostal Church of God	SO01236	1950	Frame Vernacular
Perfected Praise and Worship Center	SO03529	1946	Masonry Vernacular
Shiloh Primitive Baptist Church	SO08460	1964	Mid-Century Modern
True Vine (Truvine) Missionary Baptist Church	SO03775	c1935	Masonry Vernacular

Cemeteries

Two cemeteries make up Newtown’s burial grounds, with Oaklands/Woodlawn Cemetery situated in the southern end of Newtown and Galilee Cemetery in the north. Located on Gillespie Avenue, Oaklands/Woodlawn Cemetery was not surveyed for the project as it was outside of the district boundary, however, it’s historic importance should be mentioned. Oaklands/Woodlawn was the first cemetery formally established for the burial of Sarasota County’s black residents. In 1905, five acres were deeded by the Florida Mortgage and Investment Company to Trustees John Mays, Willis G.P. Washington, Lewis Colson, Campbell Mitchell and J.P. Carter for the purpose of a “colored” cemetery. Five years later the land was platted as Oaklands Cemetery and by this time there was already at least one burial present with a death date of 1905. Since it was the only Black cemetery at the time, people from other towns like Tallevast, Myakka, and Venice were brought to Oaklands for burial. For a short period in the late 1920s, the cemetery was known as Pepperhill, but by 1929 it was called Woodlawn. Traditional African American burial patterns are reflected in the cemetery, with adult children often buried next to their parents rather than their spouses. This pattern echoed the strong blood ties amongst family members. Illustrated by this custom were some of the families of Sarasota founding members, Leonard and Eddie Reid and Joseph and Annie Weldon. There are approximately 1,355 burials located at Oaklands/Woodlawn with burial dates ranging from approximately 1905 to present-day.

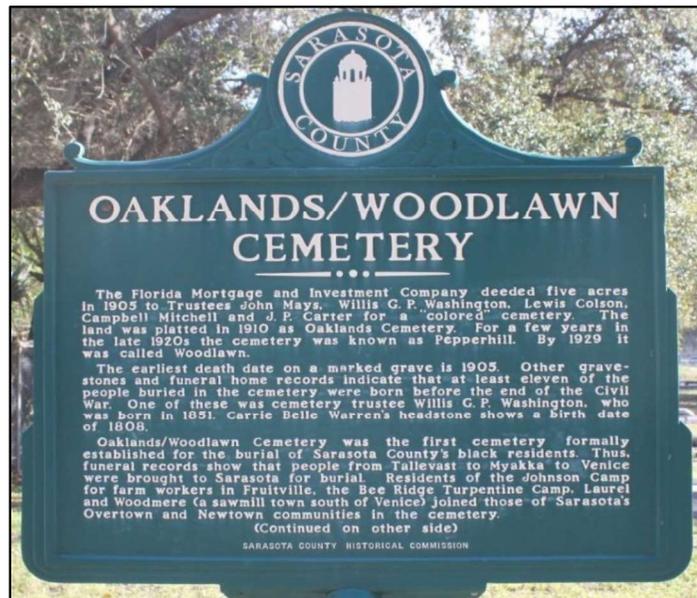


Figure 20. Oaklands/Woodlawn Cemetery (Side 1), Courtesy of The Historical Marker Database

Located in the northeast corner of the district boundary off Washington Boulevard lies Galilee Cemetery (SO02581). Formed in the early 1930s, Galilee Cemetery was officially established by 1935 and was the second African American Cemetery in Sarasota. A 1932 newspaper article from the Sarasota Herald states the land for the cemetery was made possible by contributions from William L. Van Dame, who had also “given a plot of several acres for a ballpark and a community playground for the colored people.”⁷⁵ In the same year a plat map of Galilee Cemetery was produced, depicting an organized, grid like layout of plots.

⁷⁵ Sarasota Herald 1932

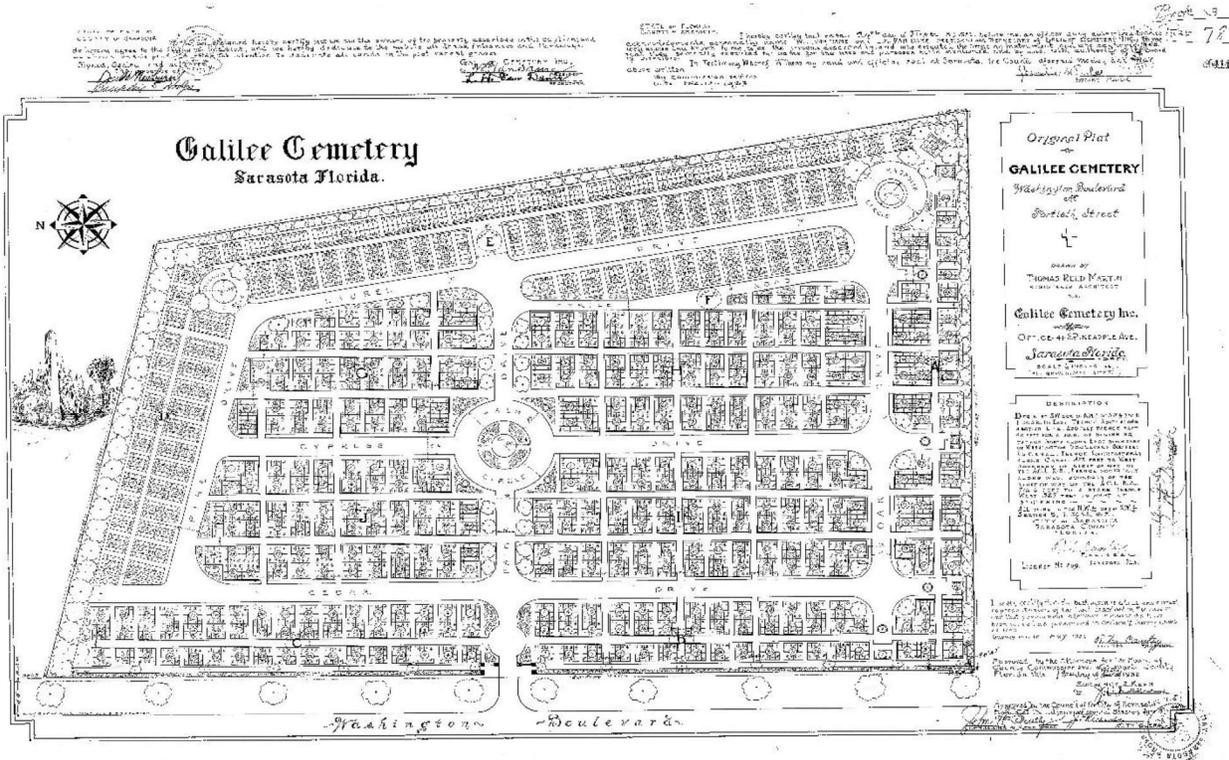


Figure 21. 1932 Plat Map of Galilee Cemetery

The cemetery covers a span of 3.6 acres and is bounded by both a cast iron and chain-link fence. Grave marker construction material consists mostly of concrete/cement, but there are also marble and granite markers present. There are approximately 1,600 burials located at Galilee Cemetery with burial dates ranging from 1935 to the present day. As of 2010, interments were suspended but purchased plots were honored.

Open Spaces

Three open spaces were identified as part of this project: Fredd "Glossie" Atkins Park, Robert L. Taylor Community Complex, and Booker High School.

Fredd "Glossie" Atkins Park is a small (.9 acre) park located on the corner of Dr. Martin Luther King Jr. Way and Washington Boulevard. The park is named in honor of the first African American City Commissioner and first African American Mayor of Sarasota. Atkins first came to Newtown with his family in 1958, where they built a new three-bedroom house. He participated in the desegregation of Sarasota schools and taught at the freedom school set up at Greater Hurst Chapel A.M.E. Church during the Booker School Boycott. In his teens, Atkins was a member of the NAACP's youth council where he registered voters in high school and attended school board meetings. His activism continued on in college and has been actively engaged with the community throughout his career, becoming one of Sarasota's longest serving city commissioners and Sarasota's mayor three times.

The park features a Dedication Wall, acknowledging the prominent Black leaders of Newtown throughout history. Some of the people include Delores D. Dry (First African American Female City Commissioner), Dorothy G. Smith (first Black person to be selected to head an integrated school), Professor Roland W.

Rogers (principal and heavily involved in Booker High School accreditation), Booker High Schools First Graduating Class of 1935 (Annie Blue McElroy, Marthena Riley, A.L. Williams, Nacomi Williams), Emma E. Booker (first principal of Sarasota Grammar School for African Americans and First African American to have schools named in her honor), John Henry Floyd (builder/contractor/pastor), Wright and Sarah Bush (owners of first home in Newtown with electricity and phone service), and Sam Morgan (first Black policeman). Amenities featured in the park consist of metal benches, bike racks, horseshoes, picnic tables, and horseshoes. Although the park is non-historic, it serves as an important recreation space for the community.

Located in the northern end of Newtown, the Robert L. Taylor Community Complex (RLTCC) is bounded by Myrtle Street, Washington Boulevard, John Rivers Street, and N. Osprey Avenue. RLTCC was named in honor of the longtime manager of the Newtown Recreation Center, known as “the Rec”, in which he managed from 1950 to 1986. Taylor heavily impacted the lives of African Americans in Sarasota where “developed new programs and helped grow the city’s recreation department at a time when swimming and other activities were off limits to Sarasota’s Black community.”⁷⁶

The original building was a one-story wood-frame structure with a long porch and was known as the “Colored Service Men’s Club”. Because segregation was still present at this time, there was not a serviceman’s club for Black soldiers to get together. At the beginning of World War II, a prominent group of African American women from Overtown and Newtown, known as the Colored Women’s Service Club, successfully lobbied for a Black serviceman’s club. Built in 1940, the club was used as a “USO” (United Service Organizations) for the remainder of the war. Shortly after, the building was utilized by the community for recreational activities. By 1951 the center was equipped with a modern clubhouse, a branch of the public library, and became the hub for social and recreational activities for the Black community. Athletic programs such as basketball, softball, and baseball were made available to residents. In 1957, in a failed attempt at quelling the demands for the desegregation of beaches, city officials had a swimming pool built at the facility. Taylor became a swimming instructor after the center lacked staff to maintain the pool. In 2005, Newtown Recreation Center was renamed in Taylor’s honor and was later rebuilt in 2011 and replaced with a new multipurpose complex. The complex features a wide variety of amenities including an amphitheater, swimming pool, practice fields, gymnasium, rental venue, fitness center, commercial kitchen, computer lab, and art room. While the original building is no longer extant, the center remains an active place for residents and visitors today.

Further to the west, in the northwest corner of the district lies the Booker High School complex. The school was named in honor of Emma E. Booker, an early Black educator of Newtown who made a significant impact in the development of the community. Booker became principal of “Sarasota Grammar School” by 1918 and continued to be involved in education for the remainder of her life. By the mid-1920s the Julius Rosenwald Fund helped build a school (at present-day Seventh Street and Lemon Avenue) with eight grades. More grades were added not long after and the first senior class of Booker High School graduated in 1935. As the Black community gradually expanded into the Newtown area, the need for a more suitable facility was recognized. Four years later the Rosenwald Building and Booker High School classes were relocated, adjoining an elementary school near the present-day high school (Orange Avenue and 32nd Street). By the late 1950s, a new modern school was constructed for the high school and Booker Elementary School. The high school continued to be utilized until the Sarasota Schools became desegregated in 1967 and the school was closed. Closure persisted until after the school boycotts and Freedom Schools took place. The reopening of schools as a response to the school boycott

⁷⁶ Sarasota Herald-Tribune 2020

marked a significant event within Newtown, in that it was a step toward reclaiming community identity. Booker High School was later rebuilt in the same location, with several additions and athletic fields. Although the current facility is non-historic and the original structures are no longer extant, the school symbolizes important events and people throughout the past century that have shaped the development and identity of Newtown.

Today, Booker High School has the largest percentage of minority and economically challenged students who pursue post-secondary education with 69 percent of the students economically disadvantaged.⁷⁷ The high school is also the most ethnically diverse school in Sarasota County with a demographic makeup of 39 percent Hispanic, 28 percent Caucasian, 27 percent African American, five percent mixed ethnicity and less than one percent "other."⁷⁸

Sarasota Housing

Several public and affordable housing complexes make up an important component of the residential fabric of Newtown. The housing complexes are mostly concentrated in the southwest and southeast areas of Newtown, south of Dr. Martin Luther King Jr. Way.

Beginning in 1941, a subsidized housing project called Newtown Heights began construction with the purpose of providing housing for the low-income Black community of Newtown. The location of the project was to be constructed between N. Orange Avenue to the west, 21st Street to the north, N. Osprey Avenue to the east, and Carver Street to the south. At the time the project cost \$200,000.00 and the architectural plan was created by prominent Sarasota architect, Ralph Twitchell. Twitchell and other famed architect Paul Rudolph are considered to be the founding fathers of the "Sarasota School of Architecture" style. Influenced by modernistic styles such as Bauhaus and the International style, and architects like Frank Lloyd Wright, Rudolph and Twitchell developed a style that drew universal attention with their concept of spatial design integrated into the coastal locations. During World War II, they rediscovered materials "to create low-cost residential designs suited for Sarasota's climate and terrain" that could be used in designed residential buildings.⁷⁹ Similar to other housing complexes in Newtown, the original apartment buildings were of masonry construction. Almost all of the original buildings have since been demolished, except for the Sarasota Housing Authority building (SO03469), which was at one time the Boys and Girls Club of Sarasota Co., Inc. As of 2022, there are newly constructed apartments (Amaryllis Park Place) and buildings still under ongoing construction. The Amaryllis Park Place apartments are located along N. Orange Avenue and a portion of 21st Street. The new 84-unit apartments are aimed at providing affordable housing for seniors aged 62 and older. Amenities include all new energy-efficient appliances, central air-conditioning, and elevators.

By 1950 over 2,000 dwelling units in Sarasota were identified by the Census Bureau as sub-standard, meaning there was a lack of any bathrooms, did not contain minimum floor space and did not comply with recognized building codes at the time.⁸⁰ Just over half the units (1,100) were white dwelling and the remaining (1,000) were black dwelling units. A survey was taken in the Newtown and Blackbottom areas to determine criteria for condemnation of the sub-standard units. Factors considered ranged from indoor plumbing, structural soundness, and adequate protection against vermin and similar pests. Buildings then were determined whether they could be rehabilitated by repair or were deemed to be demolished. As a result of the survey, the number of sub-standard black dwelling units were closer to

⁷⁷ Booker Promise

⁷⁸ Booker Promise

⁷⁹ Kise, Straw, & Kolodner 2003

⁸⁰ Fosdick 1959

1,500 rather than the 1,000 previously reported. Within the same year the Sarasota Housing Authority was established and with federal assistance, developed the Newtown Heights housing project with over 100 units on Orange Avenue. By 1954 the city's housing code received legislative approval to move forward with a slum clearance program. Those who were displaced by demolition were able to move into housing provided by the Newtown Heights housing project. The program slowed down in 1956 causing a housing shortage, but within a couple years the city met requirements



Figure 22. Bertha Mitchell Housing Community (SO14507)

for a new housing development. The \$1,257,015.00 housing project consisted of the construction of 100-unit dwellings for the Black community in Newtown Heights.⁸¹ The new development was financed using both federal funds authorized by President Dwight D. Eisenhower and a portion of the 1959-60 city budget. In 1959 the Housing and Home Finance Agency (HHFA) approved for 190 housing units to be built by individuals, in which the city certified more than 100 people to work for the program.



Figure 23. Bertha Mitchell Housing Community signage

The Bertha Mitchell Housing Community is a low-income public housing complex comprised of 100 living units. The complex is bounded by 24th Street to the north, Dixie Avenue to the east, 21st Street to the south, and N. Osprey Avenue to the west. Constructed between 1958 and 1960, it consists of 44 historic structures and one non-historic age building (laundry facility). All buildings are of Masonry Vernacular style with similar forms and features but vary in size and detail. The majority are one-story concrete block duplexes with a stucco exterior and gable or gable on

hip roofs. All historic buildings feature a punctuated concrete divider with varied patterns, separating front porch entries. The duplex-style apartments have been renovated with new kitchens, central air conditioning, and new energy efficient windows and exterior doors. According to the 2020 Newtown Comprehensive Redevelopment Plan, the residential neighborhood in which the Bertha Mitchell Housing is located is being encroached upon by industrial uses to the south. The southeast neighborhood, which includes the Bertha Mitchell, North Washington, and Janie Poe housing complexes concentrates low-

⁸¹ Tampa Bay Times 1958

income residents to one area of the city, providing a disproportionate amount of low-income housing for the County.⁸²

Further to the south lies the North Washington Apartments (**Figure 24**), located off of 19th Street and Gillespie Avenue. While it is not considered “public housing”, the complex offers affordable one and two-bedroom living units. The complex consists of 19 one-story apartment buildings of identical size. Constructed between 1969 and 1970, the Masonry Vernacular buildings feature a stucco exterior, low-pitched gable roofs, and concrete projections on the rear of the buildings, separating units.



Between the North Washington Apartments and the Bertha Mitchell

Figure 24. North Washington Apartments (SO14509)

Housing Community sits a small housing complex located on 20th Street. The affordable apartment complex consists of eight buildings constructed between 1958 and 1971. All buildings are Masonry Vernacular in style and are of similar form and design but vary slightly in size. Rectangular in shape, the buildings feature low-pitched gable roofs, stucco exterior, and replacement doors and windows.

⁸² Newtown Comprehensive Redevelopment Plan 2020

VI. Survey Results

The historic architecture of Newtown is representative of national and statewide trends in architecture during the nineteenth and twentieth centuries. Based on survey criteria, 967 resources were surveyed during this 2022 survey. Not each resource was re-recorded as part of this survey as the Newtown community had recently been recorded as part of the 2018 city-wide project. Those that were recorded appeared to be altered since their last recording, had not been previously recorded (as they did not meet the previous survey age requirement), or had been demolished. A total of 189 were recorded with the Florida Master Site File Historical Structure Form; of those 121 are newly recorded resources and 68 are updated resources. The survey identified 32 demolished resources since the previous 2018 survey. The survey team respected the rights of property owners and refrained from accessing many driveways or dirt roads posted with “no trespassing” signs; otherwise, portions of the survey area within the project area that were not surveyed was due to unsafe conditions.

A section of the FMSF form requires the consultant to answer questions related to the recorded resources potential eligibility for listing in the NRHP. These state: “appears to meet the criteria for National Register listing as part of a district?” with “yes,” “no,” and “insufficient information” as available checkboxes. Answers to these questions are the consultant’s opinion, based upon NRHP criteria. The NRHP district eligibility was evaluated based on whether or not a district appeared to be present, and if so, was the resource eligible for listing within the proposed or defined boundaries.

Analysis of Survey Findings

The following analysis includes a statistical review of the survey findings and, when coupled with the Historical Context, is a narrative of the historical evolution of the architectural styles documented. A list of building addresses, styles and dates of construction is in a comprehensive inventory found in **Appendix B**.

Newtown is a historically African American community located within the city limits of Sarasota, north of downtown and south of the Sarasota Bradenton International Airport. The community is primarily residential, however there is noticeable presence of commercial, educational, religious, and civic buildings. The majority of commercial structures are located along Dr. Martin Luther King Jr. Way (historically Newtown’s main street), Myrtle Street, and U.S. 301 (Washington Boulevard). As part of the scope of the project, resources that were recorded were all located within the proposed boundary for the NRHP Newtown Historic District. Recorded resources are mostly bounded by Myrtle Street to the north, 17th Street to the south, the historically known Seaboard Coast Line Railroad, now the Seminole Gulf Railway (SGLR) to the west, and U.S. 301 (Washington Boulevard) to the east. A small number of residential resources are located east of U.S. 301. Several housing complexes, parks, schools, and a number of churches are scattered throughout Newtown. One cemetery, Galilee Cemetery (SO2581), was also recorded within Newtown with burial dates beginning in 1935 to the present day.

The vast majority of surveyed resources are Frame or Masonry Vernacular. They, unlike other architectural styles, are not attached to a specific time period and are somewhat unique in that they are not “true” or “academic” styles as they could be deemed as simple construction and inexpensive to build. All other identified styles have what is commonly referred to as a “high style” – a highly refined embodiment of the character-defining features and details of the style. Frame and Masonry Vernacular buildings, however, do not have a high style iteration. Frame Vernacular structures were typical through the end of World War II, at which time their popularity was taken over by Masonry Vernacular. This is largely because frame structures were cheaper to build pre-war, while masonry (usually concrete) was more inexpensive after. As mentioned in McAlester’s *A Field Guide to American Houses*, railroad expansion across the continent changed the nature of housing dramatically from 1850 – 1890. People were no longer restricted to particular construction techniques and local materials, such as logs and sod, and could obtain bulkier items, such as lumber from distant sawmills. The switch to lumber changed the way buildings were constructed in that light balloon or braced framing replaced heavy hewn frames. Railroads provided a means to transport material quicker and more inexpensive over long distances. By the 1920s, these traditional Folk Vernacular forms provided inspiration for American Vernacular houses,

whose architects focused on simplifying and refining these early forms.

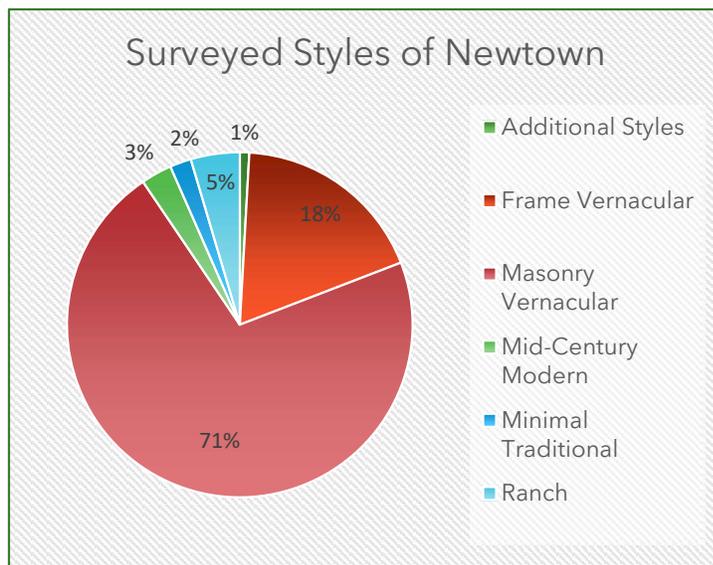


Figure 25. 2022 Surveyed styles in Newtown

In the context of Newtown, masonry construction, particularly concrete block, became a popular building material much earlier when compared to other areas at the time. The newly constructed buildings in Newtown were better quality with improved sanitation compared to the dilapidated wood frame structures they were residing in. Overtown was already accustomed to masonry construction, however, it was primarily used for commercial structures. Most of their Masonry Vernacular buildings that were built between 1920 and 1951 were commercial structures, rather than residential.⁸³

The majority of recorded architectural styles are overwhelmingly Masonry Vernacular (**Figure 25**) accounting for 71 percent of the total recorded resources. The next most prominent style is Frame Vernacular (18 percent), followed by Ranch (5 percent), Mid-Century Modern (3 percent), and Minimal Traditional (2 percent). The remaining resources make up only one percent of the total recorded styles, comprised of Bungalow, Mediterranean Revival, Mission, Moderne, and No Style.

The development of historic structures in Newtown can be grouped into four periods of significant development dating to the Florida Land Boom. Construction build dates of the recorded resources range

⁸³ Howard and Oldham 2017

from 1919 to 1975 (**Table 2**). Approximately 87 percent of the recorded resources were constructed during World War II, throughout the Aftermath and into the Contemporary Period. A major peak in construction occurred from 1958 through 1961 (368 buildings).

Table 2. Percentage of Structures Constructed during Development Periods.

DEVELOPMENT PERIODS	
Florida Land Boom (1919 - 1929)	6%
Great Depression and the New Deal (1930 - 1941)	7%
WWII and Aftermath (1942 - 1959)	38%
Contemporary Period (1960 - 1975)	49%

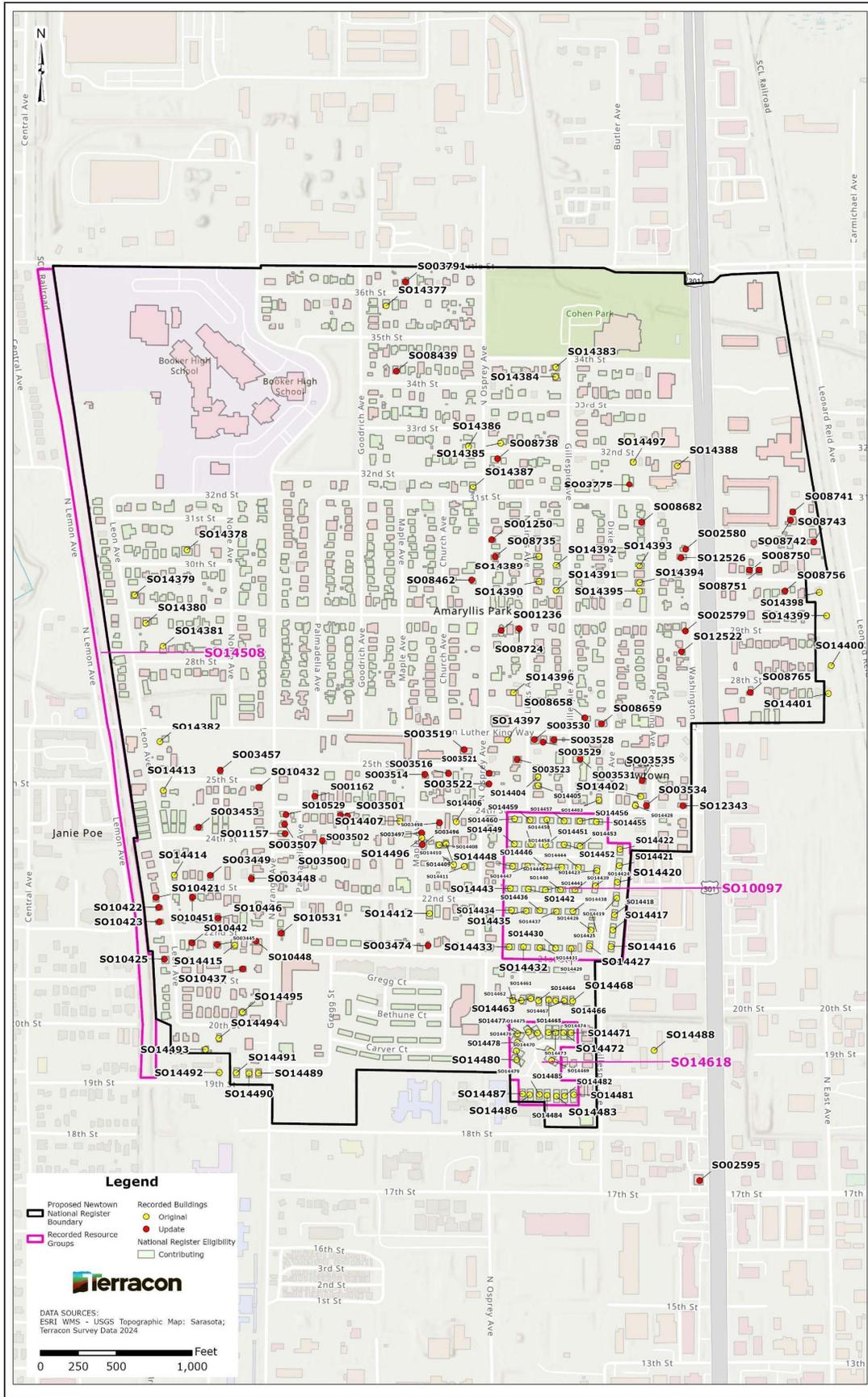


Figure 26. Survey Map.

VII. Conclusions and Recommendations

A historic resources survey constitutes the indispensable preliminary step in a community's preservation program. It provides the historical and architectural database upon which rational decisions about preservation can be made. Further progress in preserving historically, architecturally, and culturally significant resources will depend on the decisions of County officials and residents.

Any effort at preserving the overall historic character of Newtown will fail if elected officials and property owners do not join in taking active measures to prevent the destruction of historic buildings. Federal and state officials have no authority to undertake a local historic preservation program.

As part of the Recommendations for Existing CRA Programs and Projects under the Newtown Community Redevelopment Area Plan, the Newtown Historic District Designation's objective is to "preserve and celebrate history by identifying clearly defined neighborhood character."⁸⁴ To that end, this project specifically calls for the development of a National Register nomination for the Newtown community.

Summary of Recommendations

This section contains a summary of the recommendations the City of Sarasota, can adopt and employ as a part of its preservation program. Additional details are provided in the following sections.

1. Historic preservation is one strategy to help implement sustainability. Rehabilitating and adaptively reusing structures is a way to "recycle" extant infrastructure. Historic buildings were designed to adapt to their environment, and, because of this, they are often energy efficient in their design. For instance, buildings constructed prior to the invention of AC often place windows to maximize cross breezes. Terracon recommends the County encourage the preservation and reuse of traditional historic resources. Terracon also recommends addressing and employing new practices such as disaster preparedness/resiliency, housing affordability, and legacy businesses.
2. The City should amend the local ordinance and require a current (within six months to a year of the requested demolition date) FMSF Form be prepared by owners who wish to demolish any structure 50 years or older, regardless if it has been previously recorded or where the structure is located (historic district vs. non-historic district).

National Register of Historic Places: Listed Properties

While there are eight historic districts and 49 individually listed resources within the City of Sarasota, there currently is one NRHP listed resource located within the community of Newtown, the Leonard Reid House (SO02618). Originally, the Leonard Reid House was located outside of the Newtown community in the NRHP Overtown Historic District at 623 Cocconut Avenue. In 1999, the home was locally designated by the City of Sarasota and relocated to 1435 7th Street, which also was in the boundaries of the Overtown Historic District. As of May 2022, the Leonard Reid House was relocated to 2529 N Orange Avenue where it will serve as the Sarasota African American Cultural Center.

⁸⁴ Newtown Community Redevelopment Area Plan, Section 4.2

National Register of Historic Places Recommendations

Per the requested scope, only resources recorded during this survey were evaluated for inclusion in the NRHP as part of a historic district. Both previously recorded and newly recorded resources were evaluated in order to determine historic district eligibility and proposed boundary justification. There are buildings within the district that appear to carry some individual distinction and several buildings are associated with the Newtown Alive markers detailing important aspects of the community. This list does not include resources already listed on the City of Sarasota’s Locally Designated Properties list. Buildings of note within the district that are not listed in the NRHP or within the City’s Local Register are listed below:

Table 3. Potential NRHP or Locally Eligible Properties

FMSF Site ID	Name	Address	Year Built
SO03469	Boys & Girls Club of Sarasota Co., Inc.	1912 N Orange Avenue	1941
SO03531	New Bethel Missionary Baptist Church	2504 Gillespie Avenue	1940
SO03744	The Wright Bush House	1723 Dr. Martin Luther King Jr. Way	1920
SO08444	Newtown/Helen R. Payne Day Nursery	1729 33 rd Street	1960
SO08460	Shiloh Primitive Baptist Church	3099 Osprey Avenue N	1961
SO08463	First Born Church of the Living God	2869 Osprey Avenue N	1958
SO08464	Stroke’s Seafood Restaurant	2745 Osprey Avenue N	1965
SO08730	Greater Hurst Chapel AME Church	2730 N Links Avenue	1949
SO10636	Newtown Gospel Chapel	1815 Gillespie Avenue	1967

Proposed Newtown National Register Historic District

The proposed Newtown Historic District is bounded by Myrtle Street (and the city boundary) on the north; east across US 301/Washington Boulevard, roughly to the Seaboard Coast Line Railway (and the

City boundary); south as it jogs along the city boundary to Dr. Martin Luther King, Jr. Way to the west until the eastern portion of Washington Court; south along Washington Court to 23rd Street where the boundary jogs south along Gillespie Avenue to 18th Street; west along 18th Street where it jogs northward along N Orange Avenue until 19th Street north to the Seminole Gulf Railroad where it meets Back to the intersection of Myrtle Street. The district is largely residential; however, it does contain a commercial/business district along Martin Luther King, Jr. Way that predominantly begins at N Osprey Avenue and moves east to US 301/Washington Boulevard. The district also includes two major housing complexes, one a new construction along N Orange Avenue and 21st Street, and the other, a historic-age complex located along 21st, 22nd, 23rd, and 24th Streets.

The architecture in the district represents modest single-family masonry and frame vernacular buildings, reflecting the nature of the time of construction and the materials available at the time of development. Frame Vernacular buildings are sparsely found throughout the district; however, they do appear to be more densely located in the southwest portion of the district between 22nd and 25th Streets, west of Maple Avenue; and, towards the northeast of the district between 31st and Martin Luther King, Jr. Way, east of Gillespie Avenue. Masonry Vernacular style buildings are predominantly the largest number of resources that make up the district with a year-built range of 1925 to 1972. Modern styles, such as Ranch and Mid-Century Modern style buildings make up a small, but no less significant, portion of the recorded resources and show the progression of building types in the district as those styles became more popular. These styles are also located sporadically through the district, representing the construction of these buildings where land was available, not in a planned development like other areas of Sarasota portray. The remaining resource styles include a few commercial buildings along MLK Jr. Way, Mediterranean Revival, Mission, Moderne, and one Sarasota School of Architecture building that was an office building associated with the N Orange Street Housing Complex.

As the district was a self-contained community due to segregation, there are 12 churches, of which seven were historically founding churches. These buildings consist mostly of Masonry Vernacular styles, however, include one Mission and one Mid-Century style. The church buildings are generally located throughout the district.

The earliest extant buildings in Newtown are sporadically located in the district, being of Frame Vernacular style buildings that appear to have exterior materials alterations, including altered wood siding and stucco. One building dates to 1919 and seven date from 1920, however due to these and other mass and scale alterations, only five appear to have retained their integrity to contribute to the district.

Since the creation of the Newtown CRA district in 2006 and the Newtown Alive report subsequent documentation, the city has continued its effort to reduce the blighted conditions of the community. The 2008 Newtown CRA Plan continued efforts, including the completion of the Dr. Martin Luther King Jr. Way streetscape, the construction of the Robert L. Taylor Complex and Cohen Park, and the Newtown Alive Trail.⁸⁵ The housing complex known as the Orange Avenue Apartments (historically known as Newtown Heights) consisting of 60 two-story apartments were recently demolished and rebuilt as 84 units. The new complex is named Amaryllis Park Place.

Overall, the district has a total of 730 contributing resources and 233 non-contributing buildings. The remaining buildings, 471, are not of historic-age and therefore not evaluated for NRHP eligibility. The

⁸⁵ City of Sarasota Community Redevelopment Agency 2021:3

district appears to meet Criteria for A as its significance is derived from Community Planning and Development and Ethnic Heritage: Black and meets Criteria C as it is significant in Architecture. The period of significance is from 1914 to 1970.

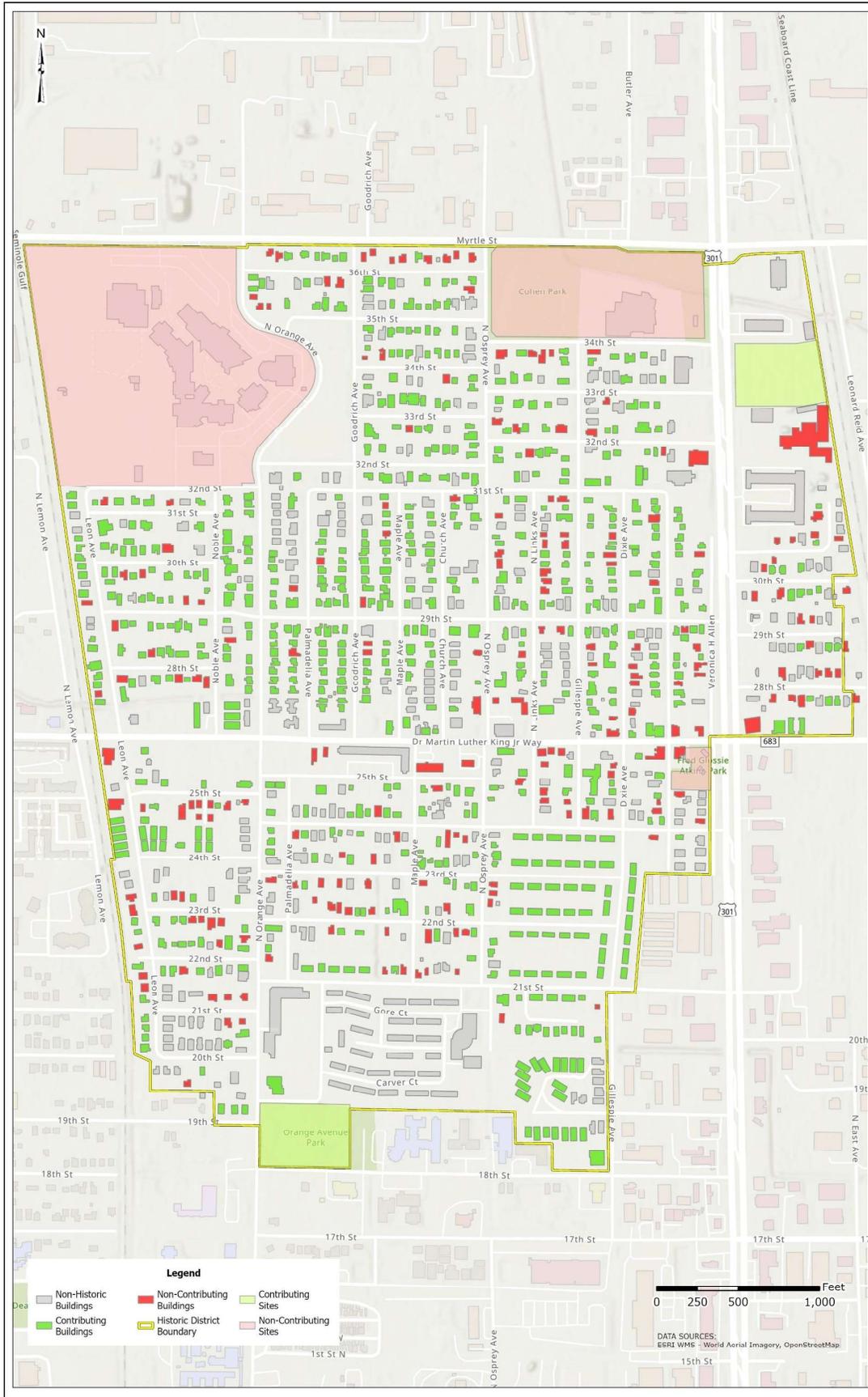


Figure 27. Proposed Newtown NRHP Historic District boundaries and resources.

IX. Glossary and Notes

This survey did not include exhaustive research on every resource, and as such the Florida Master Site File (FMSF) form does not represent the totality of information about each recorded resource. Additionally, it should be noted that the recorded FMSF forms and associated data are the consultant's opinion based upon field inspection and use of the respective National Register and local-level criteria (if any) for determining a structure's integrity and significance. For each form recorded with this survey, further research could yield more information on its architectural style, historical significance, and eligibility.

The term *integrity* is used to denote wholeness, or intactness, of a resource. It indicates that sufficient original fabric is present and intact to convey the resource's historic and architectural significance. The National Register breaks integrity into seven aspects or qualities: location, design, setting, materials, workmanship, feeling, and association. Each of these qualities can be assessed individually, and the loss of integrity in one aspect – for instance, is a building has been moved from its original setting – does not necessarily make it ineligible for the NRHP, as all seven aspects are taken into consideration. The *condition* of a structure is not the same as the *integrity*. The condition of a resource refers to its physical state. A resource that had been left largely unaltered but not maintained would have high integrity but be in deteriorated condition. A resource's condition does not necessarily impact the integrity, but it does threaten its longevity.⁸⁶

Something that is described as *historical* has simply reached an age threshold – most often (and in this report) 50 years. *Historic* refers to something that has both reached the age threshold and holds a particular level of significance. All historic events/resources/people/etc. are also historical, but not everything historical is historic.

A *resource* is simply a district, site, building, structure, or object. A *historic resource* is a prehistoric or historic district, site, building, or structure constructed in or prior to 1975. A *historic property* is any prehistoric or historic district, site, building, structure, or object that is either listed in the NRHP or determined eligible for inclusion in the NRHP. However, references to *private property*, *property owner*, *property rights*, etc. employ common nomenclature and are not meant to indicate that the resource(s) in question are in or eligible for NRHP.

Where windows are referred to as a *replacement*, it indicates that materials used are anachronistic. For instance, metal windows would be identified as replacement if they occurred on a building from 1920, but not on one from 1960, even if the 1960 windows were not original. The term does not refer to a specific material, although many of the structures surveyed with replacement windows were either vinyl or composition.

Window types identified in the survey include the following. Except for jalousie, they can have any number of lights (pane of glass); 1 and 6 are common.

- *Sash* windows refer to vertically sliding lights
- *Casement* windows are hinged on the right or left side
- *Awning* windows are hinged at the top

⁸⁶ Details regarding integrity and condition come from UNESCO (Denyer) and the Historic Hawai'i Foundation

- *Hopper* windows are hinged at the bottom
- *Fixed* windows are inoperable and do not open
- *Slider* refers to windows with horizontally sliding lights
- *Jalousie* windows contain thin slats that each hinge at the top and open in sync, similar to Venetian blinds

If a line were drawn down the center of a building and each side looked the same, it would be identified as a *symmetric* façade; If they are not the same, it is an *asymmetric* façade.

The National Park Service lists four approaches to the treatment of historic properties. They are:

- *Preservation*, which focuses on maintaining and repairing existing historic materials and retaining the property's form as it has evolved over time
- *Rehabilitation* acknowledges the need to alter or add to a historic property to meet continuing or changing uses while retaining the property's historic character
- *Restoration* identified a particular period in the building's history and removes evidence of other periods
- *Reconstruction* recreates vanished or non-surviving portions of a property for interpretive purposes

Common abbreviations used in the FMSF forms include the following:

- *addn*: addition
- *ext*: extension or exterior
- *bldg*: building
- *encl*: enclosed
- *MCM*: Mid-Century Modern
- *MV*: Masonry Vernacular
- *FV*: Frame Vernacular
- *MT*: Minimal Traditional
- *Mid Trad*: Minimal Traditional

The consultant made a best effort to identify any spelling errors in the FMSF forms, but any mistakes are unintentional.

If a resource's National Register individual eligibility was noted as "insufficient information," it means the resource is likely eligible due to its high integrity and design, but more research is needed to make a final determination. "Insufficient information" marked under National Register district eligibility means either the resource was obscured from the right-of-way or potential additions and/or alterations are integrated in such a way they are indistinguishable from the original form.

Within this report the consultant has referred to resources as being either *recorded* or *surveyed*. When referenced, the consultant's definition of a *recorded* structure is one that has been recorded using the FMSF form and been provided to the State. A *surveyed* structure is one that has been field surveyed and determined that it is extant.

X. References

- n.d. *About Booker High School*. Accessed February 2023. <https://bookerpromise.org/about-us/about-booker-high-school/>.
- n.d. *Africans in America: Religion and Slavery*. <https://www.pbs.org/wgbh/aia/part2/2narr2.html>.
- Arnade, Charles W. 1968. "Celi's Expedition to Tampa Bay: A Historical Analysis." *The Florida Historical Quarterly*.
- Atkins. 2022. "Cultural Resource Assessment Survey of Lower Spring Branch Stormwater Improvements."
- Burns, Susan. 1999. "The Boycott." Sarasota, June 1999.
- Byrd Jr., William Allan. 1969. "A Survey and Analysis of School Problems Associated with the Desegregation of Florida High Schools 1962-1966." Report toward PhD Degree, University of Miami.
- Colburn, David R. 1985. *Racial Change & Community Crisis: St. Augustine, Florida, 1877 - 1980*. Gainesville: The University Press of Florida.
- Fanning, Timothy. 2020. "Sarasota Herald-Tribune." *Robert L. Taylor, pillar of Sarasota's Black community, has died*.
- Fosdick, Warren. 1959. "Sub-Standard Housing." *Tampa Bay Times*. October 4.
- Gannon, Michael. 2003. *Florida: A Short History*. Revised Edition. University Press of Florida. Gainesville, FL.
- . 1996. *The New History of Florida*. University Press of Florida. Gainesville, FL.
- Grismer, Karl. 1977. *The Story of Sarasota: The History of the City and County*. 2nd. Sarasota: M.E. Russell.
- Harner, Charles E. 1973. *Florida's Promoters*. Tampa: Trend House.
- Hinder, Kimberly, and Sherrie Stokes. 2002. "Overtown Historic District." *National Register of Historic Places Nomination Form*. U.S. Department of the Interior, National Park Service.
- Howard, Rosalyn, and Vickie Oldham. 2017. *Newtown Alive: Courage, Dignity, Determination*. Rosalyn Howard and Vickie Oldham.
- Howey, John. 1995. *The Sarasota School of Architecture: 1941-1966*. The MIT Press, Massachusetts Institute of Technology. Cambridge, MA.
- Hyland, Matthew G. 2005. "Central-Cocoanut Historic District." *National Register of Historic Places Nomination Form*. U.S. Department of the Interior, National Park Service.

- Kise, Straw & Kolodner, Inc. 2003. "Historic Resources Survey, Sarasota, Florida." On file with Florida Division of Historical Resources, Tallahassee. Manuscript No. 9746.
- LaHurd, Jeff. 2006. *Sarasota: A History*. Arcadia Publishing. Charleston, SC.
- LeMieux, George S., and Laura E. Mize. 2018. *Florida Made: The 25 Most Important Figures Who Shaped the State*. The History Press. Charleston, SC.
- n.d. *Leonard Reid Family House*. Accessed August 2022. <http://www.sarasotahistoryalive.com/index.php?src=directory&srctype=detail&refno=758&category=Buildings&view=history>.
- Matthew G. Hyland with GAI Consultants, Inc. 2006. *City of Sarasota Survey of Historic Resources - Phase IV*. Florida Division of Historic Resources, Tallahassee, Florida, Manuscript No. 13355.
- Matthews, Janet Snyder. 1989. *Journey to Centennial Sarasota: a Pictorial and Entertaining Commentary on the Growth and Development of Sarasota*. Pine Level Press. Sarasota, FL.
- McAlester, Virginia Savage. 2013. *A Field Guide to American Houses*. Alfred A. Knopf. New York, NY.
- McElroy, Annie M. 1986. *But Your World and My World: The Struggle for Survival, A Partial History of Black in Sarasota County 1884-1986*. Black South Press.
- Miller and Mayfield, comp. 1916. "Sarasota City Directory. Asheville: Florida-Piedmont Directory Company, 1916."
- Monroe, Elizabeth B., Sharon Wells, and Marion Almy. 1977. *Historical, Architectural and Archaeological Survey of Sarasota, Florida*. Division of Historical Resources, Tallahassee, Florida, Manuscript No. 492.
- Pinellas County Planning Department (PCPD). 2008. "Pinellas County Historical Background." Prepared for the Pinellas County Board of County Commissioners.
- Redevelopment Management Associates. 2020. "City of Sarasota Community Redevelopment Agency Newtown Redevelopment Plan."
- Romans, Bernard. 1961. *A Concise Natural History of East and West Florida*. Reprinted by Pelican Publishing Co., New Orleans, LA.
- Russon, Gabrielle. 2014. *When Newtown walked out*. May. Accessed 2022. <http://newtown100.heraldtribune.com/freedom-schools/>.
- Sanborn Map Company. Nov, 1913. "Sanborn Fire Insurance Map from Sarasota, Sarasota County, Florida." https://www.loc.gov/item/sanborn01346_001/.
- Sarasota Herald. 1932. "New Cemetery Created Here For Colored." *Sarasota Herald*.
- Sarasota Herald/Sarasota Herald Tribune. 1957. *Sarasota County Archives, 1924-1989*.
- Schafer, Daniel L. 2018. "U.S. Territory and State." In *The History of Florida*, by Michael Gannon. University Press of Florida. Gainesville, FL.

- St. Petersburg Times. 1968. "Sarasota Stays Quiet After Racial Unrest." *St. Petersburg Times*. October 4.
- . 1969. "Status Of Blacks Improving Steadily." October 21. 9-F.
- Tampa Bay Times. 1958. "Early Start on Negro Housing Seen." *Tampa Bay Times*. September 9.
- Tebeau, Charlton W. 1999. *A History of Florida*. 3rd Edition. University of Miami Press.
- . 1957. *Florida's Last Frontier: The History of Collier County*. University of Miami Press. Coral Gables, FL.
- n.d. *The Giving Partner: Partner's roles in Grade Level Reading*.
<http://www.cfsarasota.org/Portals/0/Uploads/Documents/Connect/CGLR%20Partners.pdf>.
- The Tampa Tribune. 1951. "Tampa Redcaps To Invate Sarasota To Play Newton Nine." *The Tampa Tribune*. April 7.
- Turner, Gregg M. 1999. *Railroads of Southwest Florida*. Arcadia Publishing. Charleston, SC.
- Walker, Lester. 2015. *American Homes: The Landmark Illustrated Encyclopedia of Domestic Architecture*. Black Dog & Leventhal Publishers. New York, NY.
- Walters, Dora. 1968. "Curfew Action Held Off." *Tampa Bay Times*. October 2.
- . 1969. "Justice For All Stressed." *Tampa Bay Times*. August 11.
- Works Progress Administration. 1939. *Brief History Of Sarasota County, Florida*. State Library of Florida.

Appendix A

Florida Master Site File Survey Log and Map

Ent D (FMSF only) _____



Survey Log Sheet

Florida Master Site File
Version 5.0 3/19

Survey # (FMSF only) _____

Consult *Guide to the Survey Log Sheet* for detailed instructions.

Manuscript Information

Survey Project (name and project phase)

Newtown National Register Nomination and Survey

Report Title (exactly as on title page)

Historic Resources Survey Report of the Proposed Newtown National Register Historic District

Report Authors (as on title page)

1. Meghan Browning

3. Patricia Davenport-Jacobs

2. Selena Garza

4. _____

Publication Year 2024

Number of Pages in Report (do not include site forms) 78

Publication Information (Give series, number in series, publisher and city. For article or chapter, cite page numbers. Use the style of *American Antiquity*.)

Supervisors of Fieldwork (even if same as author) Names Meghan Browning

Affiliation of Fieldworkers: Organization Terracon City Jacksonville

Key Words/Phrases (Don't use county name, or common words like *archaeology, structure, survey, architecture, etc.*)

1. Newtown

3. Civil Rights

5. Vernacular

7. _____

2. Overtown

4. Mid Century

6. African American Church

8. _____

Survey Sponsors (corporation, government unit, organization, or person funding fieldwork)

Name City of Sarasota

Organization _____

Address/Phone/E-mail _____

Recorder of Log Sheet Meghan Browning

Date Log Sheet Completed 8-17-2023

Is this survey or project a continuation of a previous project? No Yes: Previous survey #s (FMSF only) _____

Project Area Mapping

Counties (select every county in which field survey was done; attach additional sheet if necessary)

1. Sarasota

3. _____

5. _____

2. _____

4. _____

6. _____

USGS 1:24,000 Map Names/Year of Latest Revision (attach additional sheet if necessary)

1. Name SARASOTA

Year 2021

4. Name _____

Year _____

2. Name _____

Year _____

5. Name _____

Year _____

3. Name _____

Year _____

6. Name _____

Year _____

Field Dates and Project Area Description

Fieldwork Dates: Start 5-11-2022 End 5-17-2022 Total Area Surveyed (fill in one) _____ hectares 507.00 acres

Number of Distinct Tracts or Areas Surveyed _____

If Corridor (fill in one for each) Width: _____ meters _____ feet Length: _____ kilometers _____ miles

Research and Field Methods

Types of Survey (select all that apply):
[] archaeological [x] architectural [x] historical/archival [] underwater
[] damage assessment [] monitoring report [] other(describe): _____

Scope/Intensity/Procedures

Resurvey of the Newtown neighborhood and community in Sarasota, Florida for the creation of a National Register nomination.

Preliminary Methods (select as many as apply to the project as a whole)

[] Florida Archives (Gray Building) [x] library research- local public [x] local property or tax records [x] other historic maps [] LIDAR
[] Florida Photo Archives (Gray Building) [x] library-special collection [x] newspaper files [] soils maps or data [] other remote sensing
[x] Site File property search [] Public Lands Survey (maps at DEP) [] literature search [x] windshield survey
[x] Site File survey search [x] local informant(s) [x] Sanborn Insurance maps [x] aerial photography
[x] other (describe): City Staff

Archaeological Methods (select as many as apply to the project as a whole)

[x] Check here if NO archaeological methods were used.
[] surface collection, controlled [] shovel test-other screen size [] block excavation (at least 2x2 m) [] metal detector
[] surface collection, uncontrolled [] water screen [] soil resistivity [] other remote sensing
[] shovel test-1/4" screen [] posthole tests [] magnetometer [] pedestrian survey
[] shovel test-1/8" screen [] auger tests [] side scan sonar [] unknown
[] shovel test 1/16" screen [] coring [] ground penetrating radar (GPR)
[] shovel test-unscreened [] test excavation (at least 1x2 m) [] LIDAR
[] other (describe): _____

Historical/Architectural Methods (select as many as apply to the project as a whole)

[] Check here if NO historical/architectural methods were used.
[x] building permits [x] demolition permits [x] neighbor interview [x] subdivision maps
[] commercial permits [x] windshield survey [x] occupant interview [x] tax records
[] interior documentation [x] local property records [] occupation permits [] unknown
[] other (describe): _____

Survey Results

Resource Significance Evaluated? [x] Yes [] No

Count of Previously Recorded Resources 68 Count of Newly Recorded Resources 121

List Previously Recorded Site ID#s with Site File Forms Completed (attach additional pages if necessary)

See associated inventory

List Newly Recorded Site ID#s (attach additional pages if necessary)

SO14377-SO14498

Site Forms Used: [] Site File Paper Forms [x] Site File PDF Forms

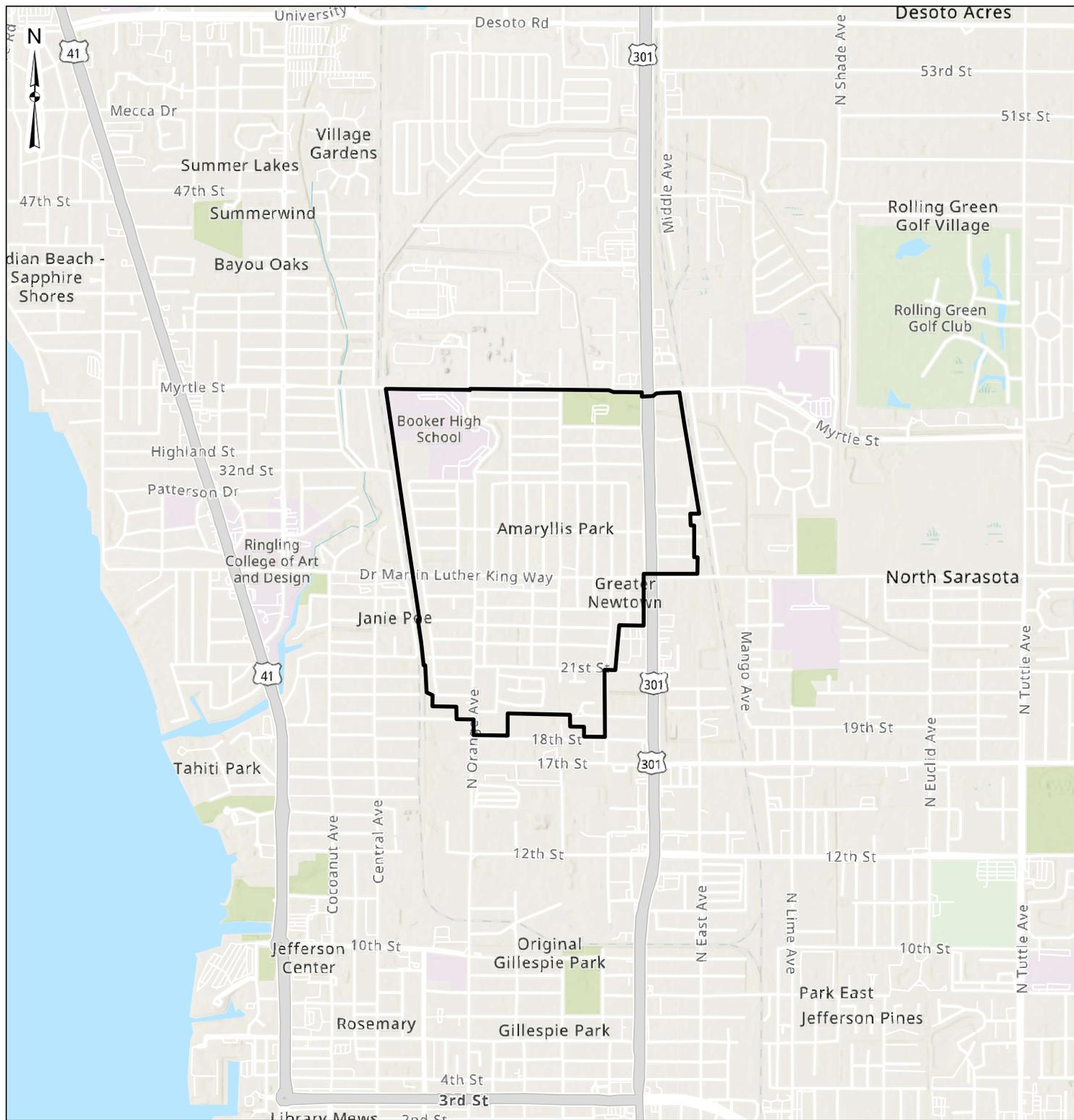
REQUIRED: Attach Map of Survey or Project Area Boundary

SHPO USE ONLY

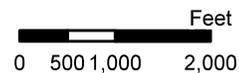
SHPO USE ONLY

SHPO USE ONLY

Origin of Report: [] 872 [] Public Lands [] UW [] 1A32 # _____ [] Academic [] Contract [] Avocational
[] Grant Project # _____ [] Compliance Review: CRAT # _____
Type of Document: [] Archaeological Survey [] Historical/Architectural Survey [] Marine Survey [] Cell Tower CRAS [] Monitoring Report
[] Overview [] Excavation Report [] Multi-Site Excavation Report [] Structure Detailed Report [] Library, Hist. or Archival Doc
[] Desktop Analysis [] MPS [] MRA [] TG [] Other: _____
Document Destination: Plottable Projects Plotability: _____



 Survey Area (507 acres)



DATA SOURCES:
 ESRI WMS - USGS Topographic Map: Sarasota, 2021; Terracon Survey Data

Project No.:	EQ217036
Date:	Jul 2024
Drawn By:	MPB
Reviewed By:	PDJ



8001 Baymeadows Way, Ste 1 Jacksonville, FL 32256
 PH. (904) 900-6494 terracon.com

Survey Log Map

Newtown National Register Survey
 Sarasota, Sarasota County, Florida

Figure

A-1

Appendix B

Inventory of Recorded Resources in Newtown

FMSF Site ID	Address	Architectural Style	Year Built	District Eligibility
SO01157	2312 ORANGE AVE	Frame Vernacular	1928	Contributing
SO01162	1635 24TH ST	Frame Vernacular	1944	Contributing
SO01236	1814 29th ST	Frame Vernacular	1950	Contributing
SO01250	3018 Osprey AVE	Frame Vernacular	1925	Contributing
SO02579	1986 29TH ST	Frame Vernacular	1933	Contributing
SO02580	3003 Washington BLVD	Frame Vernacular	1942	Non-Contributing
SO02595	1701 N Washington Blvd	Masonry Vernacular	1957	Non-Contributing
SO03445	1556 22ND ST	Masonry Vernacular	1959	Contributing
SO03448	1575 23RD ST	Frame Vernacular	1952	Contributing
SO03449	1539 23RD ST	Frame Vernacular	1957	Contributing
SO03453	1537 24TH ST	Frame Vernacular	1958	Contributing
SO03457	1549 25TH ST	Frame Vernacular	1948	Contributing
SO03469	1912 N ORANGE AVE, Building 1	Sarasota School	1945	Contributing
SO03474	1747 21ST ST	Frame Vernacular	1936	Non-Contributing
SO03496	2306 MAPLE AVE	Frame Vernacular	1920	Contributing
SO03497	2310 MAPLE AVE	Frame Vernacular	1944	Contributing
SO03498	1760 24TH ST	Frame Vernacular	1954	Contributing
SO03500	1645 23rd ST	Frame Vernacular	1959	Contributing
SO03501	1658 24TH ST	Frame Vernacular	1925	Contributing
SO03502	1666 24TH ST	Frame Vernacular	1926	Contributing
SO03507	2320 ORANGE AVE	Frame Vernacular	1945	Contributing
SO03514	1738 25TH ST	Frame Vernacular	1947	Contributing
SO03516	1762 25TH ST	Frame Vernacular	1935	Contributing
SO03519	1782 DR. MARTIN LUTHER KING JR	Art Moderne	1962	Non-Contributing
SO03521	2430 N OSPREY AVE	Frame Vernacular	1925	Contributing
SO03522	2420 N OSPREY AVE	Frame Vernacular	1925	Contributing
SO03523	2507 LINKS AVE	Frame Vernacular	1965	Contributing

FMSF Site ID	Address	Architectural Style	Year Built	District Eligibility
SO03528	1864 DR. MARTIN LUTHER KING JR	Masonry Vernacular	1944	Non-Contributing
SO03529	1854 DR. MARTIN LUTHER KING JR	Masonry Vernacular	1946	Non-Contributing
SO03530	1846 DR. MARTIN LUTHER KING JR	Masonry Vernacular	1936	Non-Contributing
SO03531	2504 GILLESPIE AVE	Mediterranean Revival	1944	Contributing
SO03534	1951-1953 25TH ST	Frame Vernacular	1925	Contributing
SO03535	2427 PERSHING AVE	Frame Vernacular	1949	Contributing
SO03737	2739 Gillespie AVE	Frame Vernacular	1960	Contributing
SO03775	1947 31st St, Bldg 1	Masonry Vernacular	1950	Contributing
SO03791	1721 36th ST	Frame Vernacular	1920	Non-Contributing
SO08439	1723 JOHN RIVERS ST	Frame Vernacular	1950	Contributing
SO08462	2927 OSPREY AVE	Masonry Vernacular	1959	Contributing
SO08658	1909 DR MARTIN LUTHER KING JR	Masonry Vernacular	1956	Contributing
SO08659	1919 DR MARTIN LUTHER KING JR	Commercial	1952	Non-Contributing
SO08662	2732 PERSHING AVE	Masonry Vernacular	1955	Contributing
SO08724	2833 LINKS AVE	Masonry Vernacular	1958	Contributing
SO08735	2952 OSPREY AVE	Masonry Vernacular	1962	Non-Contributing
SO08738	3190 OSPREY AVE	Mid-Century Modern	1964	Contributing
SO08741	3067 31ST WAY	Masonry Vernacular	1960	Contributing
SO08742	3057 31ST WAY	Masonry Vernacular	1958	Non-Contributing
SO08743	3036 31ST WAY	Frame Vernacular	1930	Non-Contributing
SO08750	2019 30TH ST	Masonry Vernacular	1953	Contributing
SO08751	2027 30TH ST	Masonry Vernacular	1950	Contributing
SO08756	2056 30TH ST	Masonry Vernacular	1959	Contributing
SO08765	2022 28TH ST	Frame Vernacular	1920	Non-Contributing
SO10421	2175 LEON AVE	Masonry Vernacular	1965	Contributing
SO10422	2171 LEON AVE	Masonry Vernacular	1964	Contributing
SO10423	2149 LEON AVE	Masonry Vernacular	1960	Non-Contributing

FMSF Site ID	Address	Architectural Style	Year Built	District Eligibility
SO10425	2109 LEON AVE	Masonry Vernacular	1960	Non-Contributing
SO10432	2423 ORANGE AVE N	Masonry Vernacular	1958	Non-Contributing
SO10437	1585 21ST ST	Frame Vernacular	1950	Non-Contributing
SO10442	1536 22ND ST	Masonry Vernacular	1966	Contributing
SO10446	1557 22ND ST	Masonry Vernacular	1950	Non-Contributing
SO10448	1588 22ND ST	Masonry Vernacular	1966	Contributing
SO10451	1522 23RD ST	Mid-Century Modern	1960	Contributing
SO10529	2334 ORANGE AVE	Masonry Vernacular	1960	Contributing
SO10531	2112 ORANGE AVE	Frame Vernacular	1960	Non-Contributing
SO10551	2421 GILLESPIE AVE	Masonry Vernacular	1959	Non-Contributing
SO10636	1815 GILLESPIE AVE, Newtown	Mid-Century Modern	1967	Contributing
SO12343	1979 24TH ST	Masonry Vernacular	1963	Non-Contributing
SO12522	2819 WASHINGTON CT	Masonry Vernacular	1961	Non-Contributing
SO12526	2949 WASHINGTON CT	Masonry Vernacular	1963	Non-Contributing
SO14377	1718 36th St	Masonry Vernacular	1971	Contributing
SO14378	1551 30th St	Ranch	1972	Contributing
SO14379	2900 Leon Ave	Masonry Vernacular	1971	Contributing
SO14380	1518 29th Street	Masonry Vernacular	1971	Non-Contributing
SO14381	1517 28th St	Masonry Vernacular	1971	Non-Contributing
SO14382	1512 Dr Martin Luther King Jr Way	Mid-Century Modern	1965	Contributing
SO14383	1850 John Rivers St	Masonry Vernacular	1972	Contributing
SO14384	3325 Gillespie Ave	Masonry Vernacular	1972	Non-Contributing
SO14385	1817 32nd St	Masonry Vernacular	1958	Contributing
SO14386	3219 Osprey Ave	Ranch	1972	Contributing
SO14387	3111 Osprey Ave	Masonry Vernacular	1971	Contributing
SO14388	3135 N Washington Blvd	Industrial Vernacular	1967	Non-Contributing
SO14389	2950 N Links Ave	Masonry Vernacular	1964	Contributing

FMSF Site ID	Address	Architectural Style	Year Built	District Eligibility
SO14390	2926 N Links Ave	Masonry Vernacular	1972	Non-Contributing
SO14391	2919 Gillespie Ave	Masonry Vernacular	1966	Contributing
SO14392	2947 Gillespie Ave	Masonry Vernacular	1960	Contributing
SO14393	2943 Pershing Ave	Masonry Vernacular	1972	Contributing
SO14394	2931 Pershing Ave	Masonry Vernacular	1963	Non-Contributing
SO14395	2923 Pershing Ave	Masonry Vernacular	1959	Contributing
SO14396	2731 Links Ave	Masonry Vernacular	1961	Non-Contributing
SO14397	1810 DR MARTIN LUTHER KING JR	Masonry Vernacular	1965	Non-Contributing
SO14440	1849, 1855 22nd St	Masonry Vernacular	1958	Contributing
SO14402	2409 Pershing Ave	Masonry Vernacular	1954	Non-Contributing
SO14403	2401 Dixie Ave	Masonry Vernacular	1971	Non-Contributing
SO14404	2426 N Links Ave	Masonry Vernacular	1961	Non-Contributing
SO14405	2418 N Links Ave	Masonry Vernacular	1957	Non-Contributing
SO14406	1770 24th St	Masonry Vernacular	1958	Non-Contributing
SO14407	1718 24th St	Masonry Vernacular	1938	Non-Contributing
SO14408	1755 23rd St	Masonry Vernacular	1972	Contributing
SO14409	1763 23rd St	Masonry Vernacular	1972	Contributing
SO14410	1770 23rd Street	Masonry Vernacular	1971	Contributing
SO14411	1778 23rd St	Masonry Vernacular	1972	Contributing
SO14412	1746 22nd St	Masonry Vernacular	1972	Contributing
SO14413	1508 25th St	Masonry Vernacular	1964	Non-Contributing
SO14414	1501 23rd St	Masonry Vernacular	1959	Contributing
SO14415	1570 22nd St	Masonry Vernacular	1964	Contributing
SO14416	2116 Dixie Ave	Frame Vernacular	1958	Contributing
SO14417	2122, 2126 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14418	2132, 2136 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14419	2216, 2218 Dixie Ave	Masonry Vernacular	1958	Contributing

FMSF Site ID	Address	Architectural Style	Year Built	District Eligibility
SO1442	1833, 1837 22nd St	Masonry Vernacular	1958	Contributing
SO14420	2224, 2228 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14421	2232, 2236 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14422	2304, 2308 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14423	2227, 2231 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14424	2219, 2223 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14425	2131, 2135 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14426	2123, 2127 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14427	2115 Dixie Ave	Masonry Vernacular	1958	Contributing
SO14428	1951A 24th St	Frame Vernacular	1925	Contributing
SO14429	1857, 1861 21st St	Masonry Vernacular	1958	Contributing
SO14430	1849, 1855 21st St	Masonry Vernacular	1958	Contributing
SO14431	1841, 1845 21st St	Masonry Vernacular	1958	Contributing
SO14432	1833, 1837 21st S	Masonry Vernacular	1958	Contributing
SO14433	1825, 1829 21st St	Masonry Vernacular	1958	Contributing
SO14434	1826, 1830 22nd St	Masonry Vernacular	1958	Contributing
SO14435	1834, 1838 22nd St	Masonry Vernacular	1958	Contributing
SO14436	1842, 1846 22nd St	Masonry Vernacular	1958	Contributing
SO14437	1850, 1854 22nd St	Masonry Vernacular	1958	Contributing
SO14438	1858, 1862 22nd St	Masonry Vernacular	1958	Contributing
SO14439	1857, 1861 22nd St	Masonry Vernacular	1958	Contributing
SO14441	1844, 1845 22nd st	Masonry Vernacular	1958	Contributing
SO14443	1825, 1829 22nd St	Masonry Vernacular	1958	Contributing
SO14444	1858, 1862 23rd St	Masonry Vernacular	1958	Contributing
SO14445	1850, 1854 23rd St	Masonry Vernacular	1958	Contributing
SO14446	1842, 1846 23rd St	Masonry Vernacular	1958	Contributing
SO14447	1834, 1838 23rd St	Masonry Vernacular	1958	Contributing

FMSF Site ID	Address	Architectural Style	Year Built	District Eligibility
SO14448	1826, 1830 23rd St	Masonry Vernacular	1958	Contributing
SO14449	1825, 1829 23rd St	Masonry Vernacular	1958	Contributing
SO14450	1833, 1837 23rd St	Masonry Vernacular	1958	Contributing
SO14451	1841, 1845 23rd St	Masonry Vernacular	1958	Contributing
SO14452	1849, 1855 23rd St	Masonry Vernacular	1958	Contributing
SO14453	1857, 1861 23rd St	Masonry Vernacular	1958	Contributing
SO14454	1865, 1869 23rd St	Masonry Vernacular	1958	Contributing
SO14455	1866, 1870 24th St	Masonry Vernacular	1958	Contributing
SO14456	1858, 1862 24th St	Masonry Vernacular	1958	Contributing
SO14457	1850, 1854 24th St	Masonry Vernacular	1958	Contributing
SO14458	1842,1846 24th St	Masonry Vernacular	1958	Contributing
SO14459	1834, 1838 24th St	Masonry Vernacular	1958	Contributing
SO14461	1821 20th St	Masonry Vernacular	1967	Contributing
SO14462	1825 20th St	Masonry Vernacular	1966	Contributing
SO14463	1841 20th St	Masonry Vernacular	1966	Contributing
SO14464	1847 20th St	Masonry Vernacular	1968	Contributing
SO14465	1849 20th St	Masonry Vernacular	1969	Contributing
SO14466	1853 20th St	Masonry Vernacular	1969	Contributing
SO14467	1863 20th St	Masonry Vernacular	1971	Contributing
SO14468	1885 20th St	Masonry Vernacular	1958	Contributing
SO14469	1875-1879 19th St, Bldg 1	Masonry Vernacular	1970	Contributing
SO14470	1869-1873 19th St, Bldg 2	Masonry Vernacular	1970	Contributing
SO14471	1863-1867 19th St, Bldg 3	Masonry Vernacular	1970	Contributing
SO14472	1857-1861 19th St, Bldg 4	Masonry Vernacular	1970	Contributing
SO14473	1851-1855 19th St, Bldg 5	Masonry Vernacular	1970	Contributing
SO14474	1845-1849 19th St, Bldg 6	Masonry Vernacular	1970	Contributing
SO14475	1839-1843 19th St, Bldg 7	Masonry Vernacular	1970	Contributing

FMSF Site ID	Address	Architectural Style	Year Built	District Eligibility
SO14476	1833-1837 19th St, Bldg 8	Masonry Vernacular	1970	Contributing
SO14477	1827-1831 19th St, Bldg 9	Masonry Vernacular	1970	Contributing
SO14478	1821-1825 19th St, Bldg 10	Masonry Vernacular	1970	Contributing
SO14479	1815-1819 19th St, Bldg 11	Masonry Vernacular	1970	Contributing
SO14480	1809-1813 19th St, Bldg 12	Masonry Vernacular	1970	Contributing
SO14481	1874-1878 19th St, Bldg 13	Masonry Vernacular	1969	Contributing
SO14482	1868-1872 19th St, Bldg 14	Masonry Vernacular	1969	Contributing
SO14483	1862-1866 19th St, Bldg 15	Masonry Vernacular	1969	Contributing
SO14484	1856-1860 19th St, Bldg 16	Masonry Vernacular	1969	Contributing
SO14485	1850-1854 19th St, Bldg 17	Masonry Vernacular	1969	Contributing
SO14486	1844-1848 19th St, Bldg 18	Masonry Vernacular	1969	Contributing
SO14487	1840-1842 19th St, Bldg 19	Masonry Vernacular	1969	Contributing
SO14489	1901, 1903 19th St	Masonry Vernacular	1968	Contributing
SO14490	1585, 1587 19th St	Masonry Vernacular	1968	Contributing
SO14491	1581,1583 19th St	Masonry Vernacular	1968	Contributing
SO14493	1554 20th St	No Style	1925	Non-Contributing
SO14494	1560 20th St	Masonry Vernacular	1960	Contributing
SO14495	1583 20th St	Masonry Vernacular	1963	Contributing
SO14496	2304 Maple Ave	Masonry Vernacular	1944	Contributing
SO14497	1946 32nd St	Masonry Vernacular	1967	Contributing
SO14498	1585 22nd ST	Ranch	1963	Contributing

Appendix C

List of Demolished Resources

Historic Resources Survey | Newtown

City of Sarasota, Florida

July 2024 | Terracon Report No. EQ217036



FMSF Site ID.	Address	Year Built
S003443	1585 21 st Street	c1948
S003481	1650 23rd Street	1933
S003524	2518 Links Avenue	1944
S003736	2500 Pershing Avenue	c1935
S003736	2717 Dixie Avenue	1925
S008626	1954 32 nd Street	1920
S010556	2419 Pershing Avenue	1959
	1626 22 nd Street	1925
	2727 Washington Court	1928
	1741 Dr. Martin Luther King Jr. Way	1955
	1621 36 th Street	
	1755 36 th Street	
	1948 34 th Street/John Rivers Street	
	1658 36 th Street	
	1768 35 th Street	
	1851 33 rd Street	
	3308 N Osprey Avenue	
	3214 N Osprey Avenue	
	3228 Gillespie Avenue	
	3130 Gillespie Avenue	
	1729 32 nd Street	
	1735 32 nd Street	
	1830 32 nd Street	
	3035 Leon Avenue	
	1728 32 nd Street	
	2065 30 th Street	
	2739 N Links Avenue	
	1625 24 th Street	
	1786 24 th Street	
	2500 N Osprey Avenue	