

UNITED STATES DEPARTMENT OF THE INTERIOR
 NATIONAL PARK SERVICE
 NATIONAL REGISTER OF HISTORIC PLACES
 REGISTRATION FORM

OMB NO. 1024-0018, NPS FORM

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in Guidelines for Completing National Register Forms (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets. Type all entries.

1. Name of Property

historic name The Hill Cottage
 other names/site number _____

2. Location

street & number 36 Franklin Avenue | | not for publication
 city, town Saranac Lake (town of Harrietstown) | | vicinity
 state New York code NY county Franklin code 033 zip code 12983

3. Classification

Ownership of property	Category	Number of resources within property	
		Contributing	Noncontributing
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	<u>1</u>	<u>1</u> buildings
<input type="checkbox"/> public-local	<input type="checkbox"/> district	_____	_____ sites
<input type="checkbox"/> public-State	<input type="checkbox"/> site	_____	_____ structures
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	_____	_____ objects
	<input type="checkbox"/> object	<u>1</u>	<u>1</u> Total

Name of related multiple property listings: Village of Saranac Lake
Multiple Documentation Form

Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, this property meets does not meet the National Register criteria. See continuation sheet.

Julia S. Stehly
 Signature of certifying official
 Deputy Commissioner for Historic Preservation
 State or Federal agency and bureau

4/9/92
 Date

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

Signature of commenting or other official _____ Date _____
 State or federal agency and bureau _____

5. National Park Service Certification

I hereby certify that this property is:
 entered in the National Register.
 See continuation sheet.
 determined eligible for the National Register. see continuation sheet.
 determined not eligible for the National Register.
 removed from the National Register.
 other, (explain:)

Signature of keeper _____ Date of Action _____

6. Function or Use

Historic Function
(enter categories from instructions)
Domestic/multiple dwelling

Current Functions
(enter categories from instructions)
Domestic/multiple dwelling

7. Description

Architectural Classification
(enter categories from instructions)

Materials(enter categories from instructions)

foundation Fieldstone
walls Wood/shingle

roof Asphalt
other _____

Describe present and historic physical appearance.

The building at 36 Franklin Avenue is located on a steeply sloping lot of less than one acre within the incorporated limits of the village of Saranac Lake, Essex County. The wood frame residence faces west onto Franklin Avenue and is shaded by deciduous trees. The lot slopes dramatically away from the street and downhill to gardens and lawn at the eastern edge of the the property bordering on Clinton Avenue. A small non-contributing shed/garage at the rear of the house may have been contemporary with the residence but is much altered and in bad repair. The residence is built into the hillside, resulting in a two-story facade on Franklin Avenue and a full four story facade to the rear. The neighborhood is residential in character, primarily wooden single family dwellings built in the early Twentieth century. Many display characteristics of previous curing functions.

Built ca.1913, the house has a stone foundation, wooden shingle siding, and an asphalt shingles jerkin-head gable roof. Shallow hipped dormers at the cornice line rest on triangular wooden braces to shelter several windows along the northern facade. The eaves on all the roofs have a deep overhang with exposed rafters.

A second-story cure porch across the Franklin Avenue facade rests on an open first-floor porch which extends beyond the edge of the building on both sides. The influence of Craftsman-style design is evident in the prominent roof overhangs, as well as in the simple trim, massive cobblestone exterior chimney, sturdy triangular knee braces, and square porch posts with exaggerated wooden joinery. Fenestration throughout the house is regular, primarily containing six-over-one sash. A south-facing bay window is located on the first floor just behind the front porch.

[X] see continuation sheet

United States Department of the Interior
National Park Service

The Hill Cottage
36 Franklin Avenue
Saranac Lake, Franklin County, NY

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section number 7 Page 2

The open first floor porch has hipped roofs fanning out from the base of the second story porch and glazed panels at both ends. The cure porch above is enclosed with sliding three-by-three and five-by-three glass panels. A two-story porch, now enclosed, extends from the center of the southern facade of the building with paired six-over-one sash. This appears to have been large enough to turn a bed. The full four stories on the rear facade of the building are devoted to cure porches, with two porches per floor, connected to bedrooms. Four porches are enclosed with sliding glass panels, while another three have paired six-over-one sash for ventilation. An eighth porch has a picture window. A hipped-roof cure porch in the northeastern corner of the top floor is fully glazed with sliding glass panels.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties: nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations A B C D E F G

Areas of significance	Period of Significance	Significant Dates
<u>Health/Medicine</u>	<u>1913-ca.1940</u>	<u>ca.1913</u>
_____	_____	_____
_____	_____	_____

_____	Cultural Affiliation
_____	<u>n/a</u>
_____	_____
_____	_____

Significant Person	Architect/Builder
<u>n/a</u>	<u>n/a</u>
_____	_____
_____	_____

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

36 Franklin Avenue is both architecturally and historically significant as an intact example of Craftsman-styled residential construction in Saranac Lake, designed for the specific needs of curing tuberculous patients. The prominent cure porches original to the building and the intact architectural detail reflect the building's long use for curing functions. The first owner of record is George Perry in 1915. In that same year a Canadian nurse, Constant E. Thorpe, was operating the house as a private sanatorium. The cure porches on the southern facade were added between 1916 and 1931.

By 1923 the building was registered with the TB Society as a private sanatorium operated as a boarding cottage by Mrs. E.N. Natter. From 1929 to 1935 (and possibly later), Mrs. Hill operated it as a boarding cottage. In 1935, the facility could accommodate twelve patients, who paid \$20-25.00 per week.

The cure cottages of Saranac Lake were predominantly built between the years of 1870 and 1930 and represent almost every housing type popular in the late nineteenth and early twentieth century. They represent vernacular expressions of architectural styles which include Italianate, Queen Anne, Colonial Revival, Tudor Revival, and bungalow stylistic features. The majority of the cottages that remain were built between 1890 and 1930.

[X] see continuation sheet

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The Hill Cottage
36 Franklin Avenue
Saranac Lake, Franklin County, NY

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CONTINUATION SHEET

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The most common cure cottages are vernacular expressions of the Queen Anne and Colonial Revival styles, with multiple gables, balloon frame construction, decorative wooden architectural detail, multiple windows of various sizes and shapes, and associated porches or verandas. Glass-enclosed porches, used for the curing of tuberculosis patients, are the most salient feature of the cure cottage. They can be found on local structures built long after porches had gone out of fashion elsewhere.

Cure cottages are structures which can be commercial, residential or institutional in scale and expression. Many were built specifically to function as private commercial sanatoria, multiple unit dwellings, boarding houses, or private homes. Equally large numbers of cure cottages were adapted for that use from vernacular single family dwellings. All cure cottages display certain architectural features which were necessary for specific functions in the process of curing tuberculosis outdoors. Whether added at a later date or incorporated into the original building design, these features can include multiple-storied cure porches, sliding glass panels, call bells and wider-than-usual doorways without sills.

The four-story bank of cure porches to the rear and the later south-facing cure porches are fine examples of the high degree of architectural integrity which 36 Franklin Avenue retains from its original construction and subsequent use as a private commercial sanatorium. It retains equally high levels of integrity of setting, location, materials, design, and association.

9. Major Bibliographical References

Ames, Forrest B. Health Survey, 1917
Gallos, Philip L. Cure Cottages of Saranac Lake: Architecture and History of a Pioneer Health Resort, Saranac Lake, NY: Historic Saranac lake, 1985
NYS Census of 1915
TB Society blue card
TB Society white cards

Previous documentation on file (NPS):
 preliminary determination of individual listing (36 CFR 67) has been requested
 previously listed in the National Register
 previously determined eligible by the National Register
 designated a National Historic Landmark
 recorded by Historic American Buildings Survey # _____
 recorded by Historic American Engineering Record # _____

See continuation sheet

Primary location of additional data:
 State historic preservation office
 Other State agency
 Federal agency
 Local government
 University
 Other

Specify repository: _____

10. Geographical Data

Acreege of property Less than one acre

UTM References

A	1 8	5 6 9 7 2 0	4 9 0 8 3 1 0	B	_ _	_ _ _ _	_ _ _ _
	Zone	Easting	Northing		Zone	Easting	Northing
C	_ _	_ _ _ _	_ _ _ _	D	_ _	_ _ _ _	_ _ _ _
	Zone	Easting	Northing		Zone	Easting	Northing

See continuation sheet

Verbal Boundary Description

The boundary of the Hill Cottage is shown as the heavy black outline on the accompanying map entitled "Hill Cottage, Saranac Lake, Franklin County, NY."

See continuation sheet

Boundary Justification

The boundary of the nominated property include the parcel historically associated with the property.

See continuation sheet

11. Form Prepared By

name/title Rachel Bliven, Preservation Consultant, Troy, New York
John A. Bonafide, Program Assistant
organization N.Y.S. Office of Parks, Rec. & Historic Preservation date September 1991
street & number E.S.P, Agency Building 1 telephone 518-474-0479
city or town Albany state New York zip code 12238

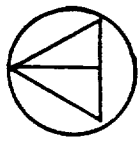
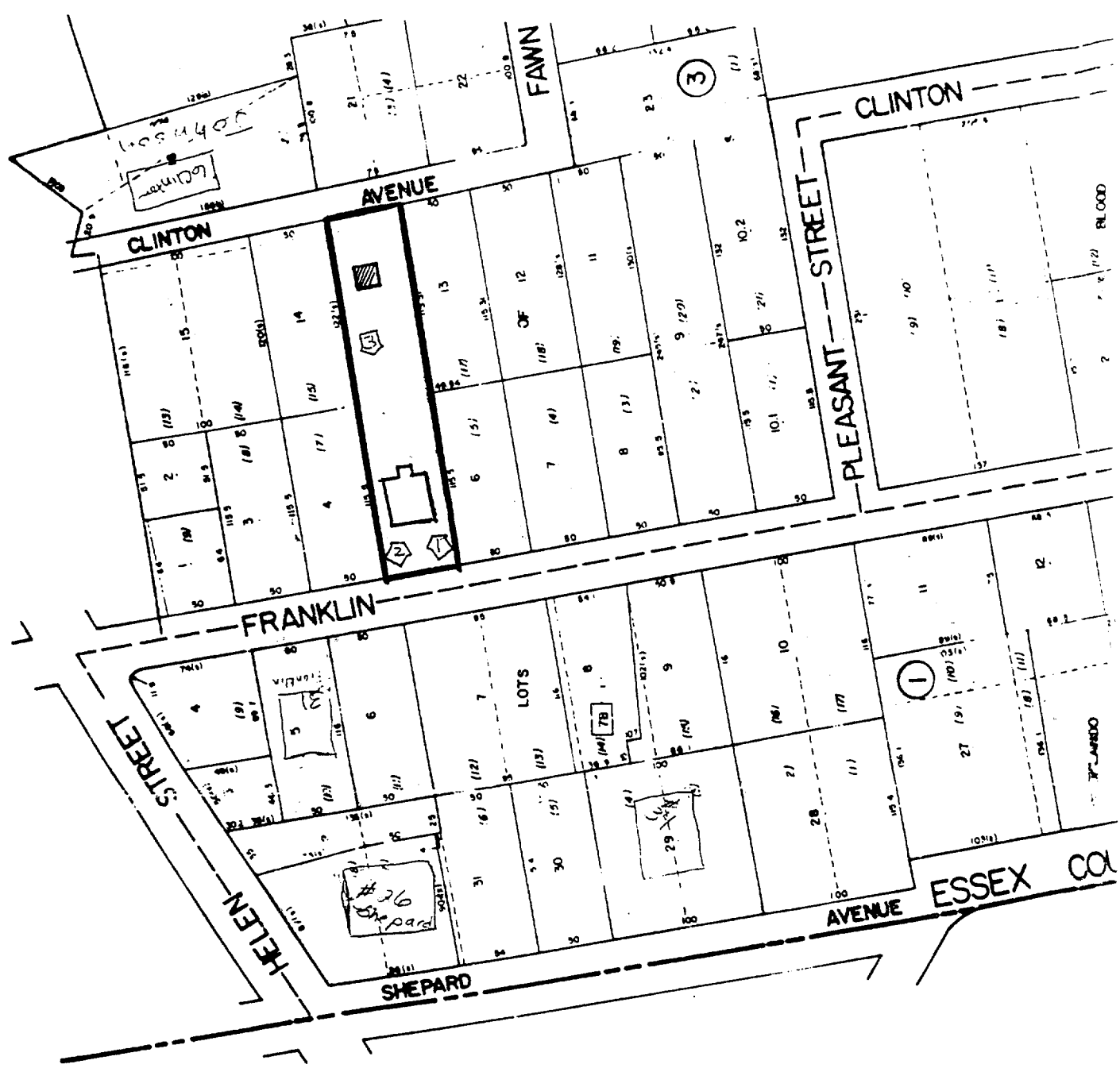
WENE-STRE

STRE

36 Franklin
1-10

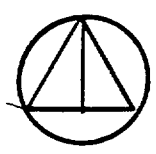
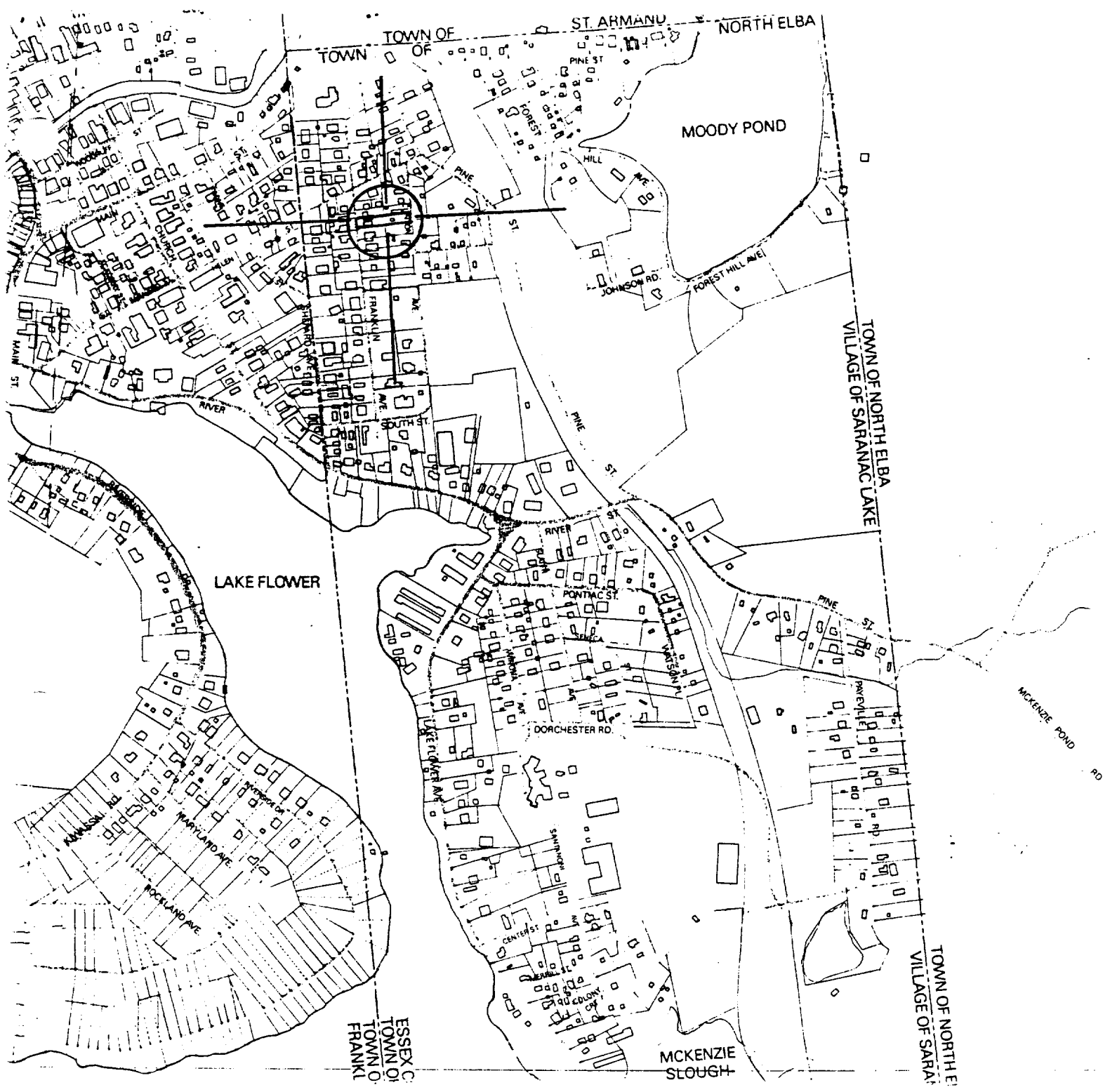
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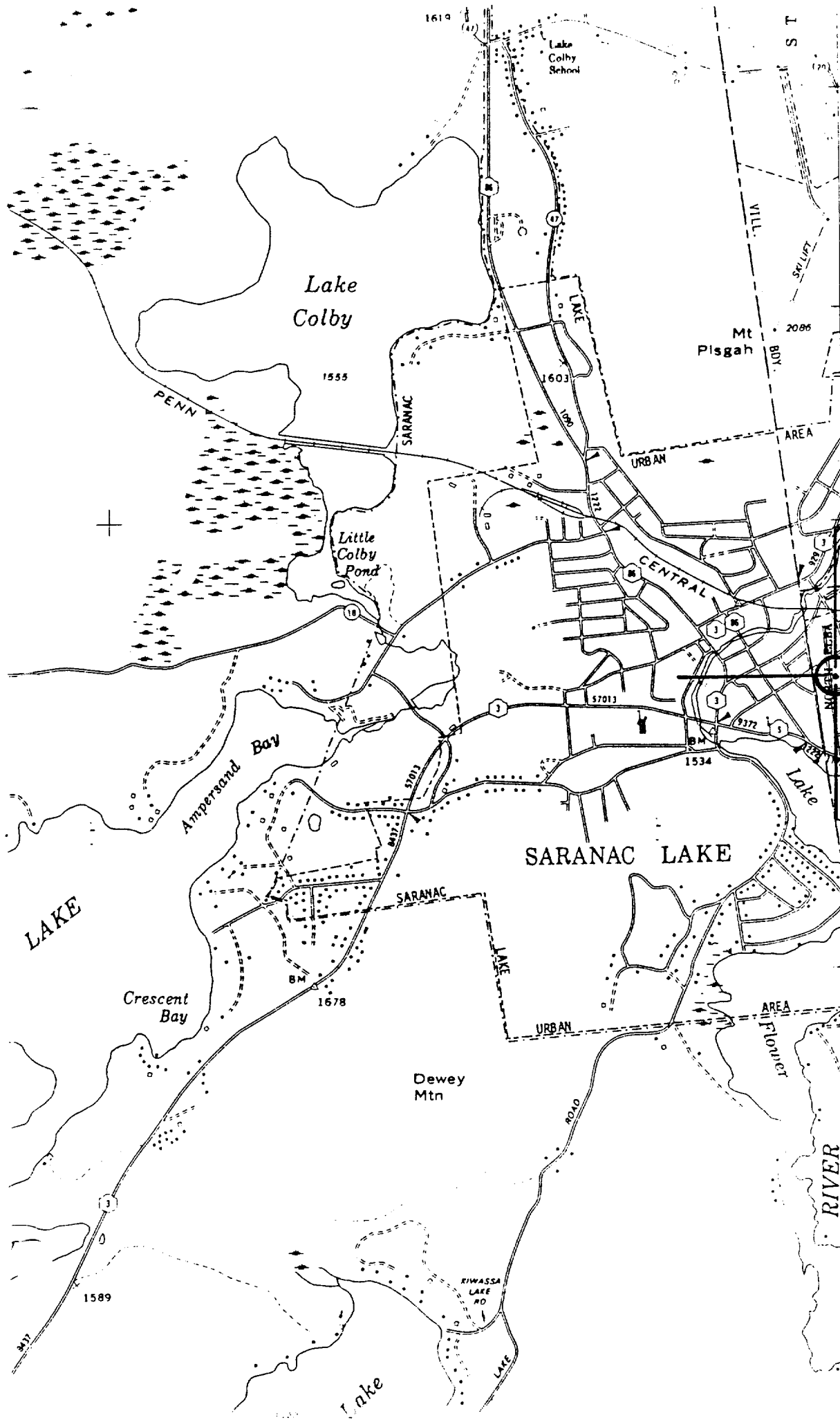
THE HILL COTTAGE, SARANAC LAKE, FRANKLIN COUNTY, NY.



KEY

- Boundary
- Photo Key
- Non-contributing feature
- Scale 1" = 100'





4910000m N.
 The Village of
 Saranac Lake
 M.P.D.F.

Saranac Lake, NY
 Zone 18
 Scale: 1:24,000

Easting 9720
 Northing 4908310

E 9720
 N 4908310

1570000

4905000m N.