



Historic Landmark Nomination Proposal General Information

OVERVIEW:

Historic zoning is a zoning overlay which is added to the base zoning of a specific tract of land (for example (HR-1). This zoning overlay can apply to local historic preservation zones (HPZs) and historic landmarks (HLs).

Designating an HL is a two part process. First, the proposed HL is subject to a historical designation review process. The **Steps to Establish or Amend a Historic Preservation Zone or Historic Landmark** (Article 5.8.4 UDC) are as follows:

- 1.) **Nomination Proposal Package** prepared by applicant and submitted to City of Tucson Historic Preservation Office. (Requirements regarding Nomination Proposal can be found in SUBMITTAL CHECKIST p.3)
- 2.) Applicant attends a **Historical Commission Nomination Review** and presents the Nomination Proposal and any other evidence of historical significance and integrity in a public meeting.
- 3.) **The Mayor and Council review** the project and the recommendations and decide whether to initiate the designation process.
- 4.) Rezoning Process

WHERE TO APPLY:

City of Tucson Historic Preservation Office:

Jonathan Mabry, PhD – Historic Preservation Officer - jonathan.mabry@tucsonaz.gov • Phone: (520) 837-6965

Jennifer Levstik, M.A. – Preservation Lead Planner - jennifer.levstik@tucsonaz.gov • Phone: (520) 837-6961

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<http://cms3.tucsonaz.gov/preservation>

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Website: www.tucsonaz.gov/pds
EMAIL: DSD_ZONING_ADMINISTRATION@TUCSONAZ.GOV

SUBMITTAL REQUIREMENTS:

Refer Submittal Checklist. Complete Application Forms, and supplemental materials.

THE FOLLOWING CRITERIA ARE CONSIDERED WHEN REVIEWING A CITY HISTORIC NOMINATION APPLICATION:

Historic Landmark:

An HL shall include historic sites, buildings, and structures, as defined in Section 11.4.9, and which are individually listed or individually eligible for listing in the National Register of Historic Places at the local, state, or national level of significance. Properties that meet the aforementioned criteria may be proposed for designation as an HPZ Contributing Property or Historic Landmark.

Historic Landmark

A historic site or structure of the highest historic, cultural, architectural, or archaeological importance to Tucson that if demolished or significantly altered would constitute an irreplaceable loss to the quality and character of Tucson. A Historic Landmark is an outstanding or unique example of architectural style; is associated with a major historic event, activity, or person; or has unique visual quality and identification. A Historic Landmark may be located within the boundaries of or outside a historic district.

Historic Site or Historic Structure

A building, structure, object, or site, including vegetation or signs located on the premises, that:

- Dates from a particular significant period in Tucson's history, i.e., prehistoric, native indigenous, Pre-Colonial (before 1775), Spanish Frontier (Colonial) (1775-1821), Mexican Frontier (1821-1853), Territorial (1854-1912), Post-Territorial (1912-1920), or Post-World War I Development (1920-1945), or relates to events, personages, or architectural styles that are at least 50 years old; however, outstanding examples less than 50 years old should be evaluated on their own merits; and
- Is associated with the lives of outstanding historic personages; or
- Is associated with significant historic events or occurrences; or
- Exemplifies the architectural period in which it was built and has distinguishing characteristics of an architectural style or method of construction or is the notable work of a master builder, designer, or architect whose individual genius influenced his/her age; or
- Contributes information of archaeological, historic, cultural, or social importance relating to the heritage of the community; or
- Relates positively to buildings in its immediate vicinity in terms of scale, size, massing, etc., such that its removal would be an irreparable loss to the setting.

For Zoning and Subdivision review, the Unified Development Code (UDC) applies to this application. If you feel the Land Use Code (LUC) should apply, please consult with Zoning review staff. Applicable timeframes can be provided at your request or found in Administrative Manual Sec. 3-02 or found on our website at <http://cms3.tucsonaz.gov/pdsd>. For information about applications or applicable policies and ordinance, please contact Frank Dillon at 837-6957.

By state law, we cannot initiate a discussion with you about your rights and options, but we are happy to answer any questions you might have.

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Historic Landmark Nomination Proposal Application

Date Submitted: Resubmitted October 30, 2015

PROPERTY LOCATION INFORMATION

Project Name: Voorhees-Pattison House
Property Address: 3488 E. Via Golondrina
Architect/Designer: Roy Place
Builder: W. L. Moody/Echols
Plat Name: Colonia Solana Block: n/a Lot: 47
Pima County Parcel Number/s: 126-21-0480 Parcel Use: 0151

APPLICANT INFORMATION

APPLICANT NAME: Tucson Historic Preservation Foundation
ADDRESS: PO Box 40008, Tucson, Arizona, 85717
PHONE: 520-247-8969
EMAIL: info@preservetucson.org
PROPERTY OWNER NAME: Estate of Frances H. Pattison, Attn: Ann Pattison
333 South Eastbourne Avenue; Tucson, Arizona 85716
PHONE: (520) 321 - 4011 FAX: () _____ - _____

SIGNATURE OF OWNER _____
Date

SIGNATURE OF APPLICANT (if not owner) _____
Date

AREA TO BE REZONED

ACRES: .9095

Existing Zoning: R-1 Proposed Zoning: HLR-1

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CHECKLIST FOR HISTORIC LANDMARK NOMINATION PROPOSAL

- Fee \$330.00 (Base Fee) + Variable Fees**
- A completed Historic Nomination Proposal Application (a blank form is attached to this document).** Completely fill in all fields on the nomination application form. The Assessor's No. and the complete Legal Description can be found by contacting the Pima County Recorder's Office (<http://www.asr.pima.gov/>)
- A completed National Register of Historic Places form or nomination or a State of Arizona Historic Property Inventory Form**
- Pima County Assessor's Maps showing properties within 500' of the designation request**
- Pima County Assessor's Record**
- Color labeled photographs showing full exterior views, including all elevations, setting, outbuildings, and details of structural and landscape features**
- Reproductions (high quality photocopies acceptable) of historical photographs**
- A dimensioned, scaled site plan or survey of the site and the location/placement of all buildings/structures on the site.**
- A scaled map of the site outlining the geographic boundaries of the proposed area**

*All plans, maps and other figures should be clearly identified. All figures, including drawings, plans and maps, (excluding photographs, see above requirements) should be of a standard size (8.5"by 11", or 11" by 17").
- A list of proposed Neighborhood Advisory Board Members (If nominating a Historic Preservation Zone)**

WRITTEN REPORT

- Property Description**
 - Present and original (if known) physical appearance and characteristics.
 - A complete, detailed architectural description of all elevations of the exterior of the building and a complete description of all the site elements
 - A description of the interior features should also be included.
 - a brief description of the surrounding neighborhood or natural environment and its development, including relevant features such as neighboring buildings, natural features, topography, major roadway, etc.
 - A complete description of the alterations to the exterior of the building must be included as well.
- Statement of Significance and Integrity**
 - A chronological list of prior owners
 - Chronology of past uses
 - Information on historically significant events which occurred at the location
 - Information on architect, landscape architect, builder, contractor and any craftsmen who worked on the on the site
 - The project's historic context, and explain how the building fits into the history of the city and the neighborhood.
- Complete Bibliography**

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Property Description:

Setting

The Voorhees-Pattison home located in central Tucson at 3488 E. Via Golondrina. Sited on the eastern edge of the Colonia Solana Residential National Register of Historic Places District (1928-1941) the home is located on the southwest corner of Via Golondrina and Randolph Way oriented on an east-west access with the front elevation facing north. The property is to the west of and directly across the street from the Municipal Randolph Golf Course and one block south the City of Tucson Historic Landmark El Con Water Tower. The Colonia Solana historic district (listed in 1989 and amended in 2000 and 2003) is made up of 111 distinctive single family residences which are excellent examples of Period Revival and Contemporary styles within a unique and outstanding subdivision plan. The informal, non-geometric plat is one of the first in Arizona to incorporate a non-symmetrical, curvilinear layout. The plat designed by American Architect and Landscape architect Steven Child (1866-1936) includes a natural arroyo which runs diagonally across the southern portion and is an integral part of the district. The subdivision is clearly defined by rectilinear boundary avenues which contain the gently arcing small-scale streets. Native desert plant materials are used in an unusual, naturalistic fashion to unify the district and provide an open desert atmosphere within the city. The implementation of early deed restrictions and architectural review controlled construction, prevented non-conforming uses, and helped insure a constant use of land throughout the area. The community plan, landscaping character, and architecturally significant residential structures combine to create a precise, cohesive historic district and visible sense of time and place. Development within the district generally has been uniform since 1929, with pauses in construction during the Depression and during WWII.

Main Residence

The Voorhees-Pattison home at 3488 E. Via Golondrina was designed by Roy Place and built in 1929. It was one of the first houses constructed in Colonia Solana and served as a model home intended to entice clients to build within the subdivision. The long, rambling and elegant, rectangular, two-story house is constructed of brick and stucco and has undergone virtually no exterior renovations or updates since its original construction. The home's exterior stylistic features were tailored to the market; the design an architectural sophisticated and outstanding example of Spanish Colonial revival. The home also features many unique decorative characteristics including: wrought iron grillwork, hand made revival tile, balconettes with hooded windows, a second-story room and well proportioned rooms, fireplace details, an octagonal master bathroom, and a detached three-car garage with second-story sleeping porch.

Detached Garage / Sleeping Porch

The property features a detached three-car garage with screened sleeping porch. The garage and sleeping porch are currently in poor condition. The garage is unique to this property; similar features are not found anywhere else in the neighborhood. A room above the garage was designed as a screened sleeping porch.

North Elevation

The long rectangular massing is broken up by a central tower and second story, which extends above the entryway. The asymmetrical façade features a deeply recessed arched entry. An arc of decorative tile frames the doorway. Four ground-level balconies with wood casement windows, hoods, and wrought iron detailing are defining elements of the façade. Two smaller steel casement windows are located to the west of the recessed entry and one punctuates the second story tower. Decorative tile vents are present above the entryway. Combinations of low gable, shed and hipped roofs lend visual interest to the roofline and are covered in red Spanish tile. Virtually no modifications have been made to the original design of the front façade.

East Elevation

At some point a shed roof constructed of wood and terra cotta tile was added, extending to the east, creating a covered area. Two decorative terra-cotta vents are the only decorative elements on the east façade.

South Elevation

The home's rear, South Elevation is characterized by low, horizontal rectangular massing. There is considerably less ornamentation and decoration than the north façade. Steel casement and double-hung wood frame windows line the walls. A back door leads out from the kitchen, just to the west of the tower and French doors open up onto a south-facing porch that extends from the roofline of the eastern half of the house. Slight variations in gable pitch lend visual interest to the roofline. French doors open up from the house to a back porch, which extends from the roofline on the east side, supported by squared wooden beams. The porch was originally screened.

West Elevation

The west elevation features two casement windows, a decorative terra cotta vent, and a low-pitched gabled roof.

Interior Features

The City of Tucson Historic Landmark designation does not regulate the interior of privately owned property. However, the Voorhees-Pattison interior retains an exceptionally high degree of historic integrity that should be noted. The impressive interior features maintain almost all the original design elements. The home contains massive oak wood flooring and African mahogany doors and arched doorways. The staircase leading to the upstairs bedroom is accented with original decorative tile. The upstairs bedroom is equipped with a corner fireplace, an unusual feature for a second story at that time. The first-floor rooms and hallway feature coved ceilings and numerous original built-in bookshelves, coves, and niches. Many original light fixtures remain, designed in an ornate Spanish Colonial style. The highlight of the interior is the original octagonal master bathroom with green and lavender ceramic tile floors and walls; all original fixtures and a central, raised tub.

1. Location. When built, the property was located on the suburban edge of Tucson a few blocks south of the El Conquistador Hotel (built 1928, demolished 1968). In 1929 the home stood virtually alone. Subsequent planned development has changed the suburban desert flavor but the landscape of Colonia Solana has retained the sense of a desert place. The original boundaries of the property remain intact.

2. Design. The home has remained relatively unaltered. Continual occupancy and maintenance has kept the resources in stable and fair condition and has retained its original artistic integrity and key features and details.

3. Setting. Surrounding development has reduced the original desert suburban character, yet the original boundaries remained intact and the setting and desert feel within the subdivision remains generally unaltered.

4. Materials. The materials remain the same from the period of significance. Limited alterations have remained true to the original material palette.

5. Workmanship. The quality of workmanship is intact; the original craftsmanship with which the house was built is still present, details such as wrought iron ornamentation and fixtures, carved doors and hand painted tiles are still present and in good condition.

6. Feeling. The sense of place persists, including the rural feel of the parks-inspired vegetation of the surrounding subdivision.

7. Association. The historic associations of the property have remained intact; very few modifications have been made to the original design.

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Statement of Significance and Integrity

The Voorhees-Pattison House is an outstanding and intact example of Spanish Revival residential architecture in Tucson and is one of the exceptional historic homes in the Colonia Solana Historic District. The first owner of the home was Anson Voorhees and his two sons. Voorhees was born in Brooklyn in 1862 and ran a successful dry goods business. In 1923 his wife Anna passed away. Following her death, Voorhees retired from his business and with his two sons, J.E. and A. Willard, moved to Tucson. The home has a high degree of integrity and exemplifies architectural trends popular in Tucson in the late 1920s. The home is believed to be individually eligible for listing in the National Register of Historic Places as the work of a recognized architectural master, designed by important early twentieth century architect Roy Place. The property is listed in the National Register of Historic Places as a contributor to the Colonia Solana District.

Notable Architects and Craftsmen

Roy Place (1887 – 1950) designed the Voorhees-Pattison House in 1929 as a model home for the Colonia Solana development. Place was one of Tucson’s most prolific architects of the period and was responsible for a number of Southern Arizona’s most iconic and prominent public landmark buildings. A San Diego native, Place’s work was heavily influenced by the Spanish Colonial and Renaissance styles typical of the period. Place’s most notable work in Tucson includes the Pima County Courthouse downtown, the recently restored Montgomery Ward Building on the south east corner of Stone and Pennington, the Pioneer Hotel, numerous schools and a number of the distinctive buildings comprising the University of Arizona campus, for which he served as the chief architect for a number of years.

Roy Place was also responsible for the most prominent feature of Colonia Solana: the El Con Water Tower. Designated as a City of Tucson Historic Landmark, the El Con Water Tower was built in 1928 by Martin Schwerin to serve the then new subdivision of Colonia Solana. In 1932, Roy Place designed the ornate tower building enclosing the metal frame, masking the 50,000 gallon tank, and highlighting the area’s elegant housing development.

Stephen Child (1866-1936), the landscape architect for the Colonia Solana subdivision, was strongly influenced by the Parks traditions and the American Beautiful movement. The rural feel of Colonia Solana is a result of Child’s use and enhancement of the natural landscape and its features. Child saw the desert landscape and arroyos as assets to the development rather than obstacles. Instead of filling the washes, as was typically done, he emphasized them and incorporated them into the design. He stressed the importance of creating “Arroyo Chico Parque” with parallel roads and footpaths planted with native desert plants, which have remained features that continue to define the feel of the neighborhood.

Historic Context

The Voorhees-Pattison House is one of the important pre-WWII revival residences constructed in the Colonia Solana Subdivision. The subdivision plat for Colonia Solana was approved by the City of Tucson and by Pima County in 1928. At that time, the planned subdivision was located in the desert east of the Tucson city limits and a little southwest of the El Conquistador Resort Hotel construction site. The hotel was opened in 1928 but was razed in the 1960’s to make way for a shopping center. Tucson has since grown around and far beyond the neighborhood. Arterial streets on two sides and two streets adjacent to Reid Park on the other two sides define the district boundaries. El Encanto Estates and the El Con Shopping Center to the north and Reid park to the east and south provide a strong permanent buffer. Neighborhood development exists only to the west. Due to the stability of the surrounding area, strength of community plan and subdivision layout, retention of original desert landscaping and deed restrictions, Colonia Solana retains a distinct sense of privacy and place.

Directly north of Colonia Solana is the City Beautiful-inspired El Encanto National Register Historic District. In the mid-1920s, both El Encanto and Colonia Solana served as exclusive residential neighborhoods catering to wealthy winter visitors; bookmarking the eastern edge of Tucson and

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serving as architectural compliments to the adjacent and newly-built El Conquistador Resort Hotel (1926). In 1989, the subdivision was listed in the National Register of Historic Places and amended in 2000 and 2003 to include architect-designed, midcentury modern homes.

The district's residential architecture is reflective of the local popularity of revival-styles between World War I and World War II, and later by a postwar boom in midcentury residential construction. As a result, Spanish Colonial Revival and Ranch-style homes are the dominant architectural styles within Colonia Solana. Although the majority of residences were constructed after World War II, many of these buildings utilized revival-style features and details, helping to further the feeling and appearance of a mid-20th century neighborhood. Moreover, the collection of large, custom-built residences reinforces the exclusivity of the district, as does the subdivision plan of large lots, deep setbacks, lush vegetation, and deed restrictions.

The Voorhees-Pattison House like many of the homes were designed by popular, local architects with expansive portfolios and whose architectural imprint is not only visible within Colonia Solana, but throughout Tucson. Some of those architects include: Roy Place, Merritt Starkweather and Josias Joesler who all utilized revival-style architecture to design many of the district's first homes and helped shaped Tucson's revivalist vernacular during the mid-to-late 20th century. Later residences in the district were designed by modernist architect including: Anne Rysdale, Arthur Brown, and Tom Gist.

Additionally, Colonia Solana is significant for being an unusual development, influenced by the Park tradition which in which nature and the rural landscape were seen as positive values which would enrich human life. This tradition encouraged the use of natural landforms and the preservation of native vegetation and wildlife. Road systems and other man-made improvements were to be introduced with sensitivity to provide functional solutions without violating nature. Any added landscaping should be native plant material or carefully selected vegetation harmonious with the natural setting. This planning tradition was influenced by the works of the 19th Century Romantic Periods such as the writings of Viollet-le-Duc and John Ruskin, the Gothic Revival, and the architecture of H.H. Richardson and Louis Sullivan. Between 1875 and 1881, the crafts proponent William Morris and the architect Norman Shaw created the first commuter suburb outside of London: the picturesque Bedford Park.

Antecedents of Colonia Solana which were strongly in the Park tradition were: the early suburban communities of Riverside, Illinois of 1869; Roland Park, Baltimore of 1891; and Forest Hills Gardens, New York of 1909; all designed by the Olmsted firm. All three have curvilinear streets. Roland Park and Forest Hills Gardens have diagonal boulevards converging to a corner. Forest Hills Gardens has a community square as a center focal point. Riverside is the most naturalistic with its park along the Des Plaines River, landscaped parkways, and triangular parks at street intersections. Its gently curving streets from tear drop shaped blocks and non-parallel lots and the entire community plan resembles a beautifully shaped organism. The influence of these communities on the design of Colonia Solana is obvious and some of the same devices can be seen in the Colonia Solana plan. Stephen Child was a sensitive and sophisticated designer familiar with a broad range of planning work but undoubtedly sympathetic to the Parks traditions. Colonia Solana, too, has non-parallel lots, curvilinear streets, triangular parks, and a lineal parkway which converges to a corner focus. However, the primary determinant of Colonia Solana is the natural landscape and its features while the planning details mentioned are elements that developed appropriately from this natural form and are not imposed arbitrarily.

In 1928 the land underlying the Colonia Solana subdivision was owned by Country Club Realty Co. The first house constructed was a grand spec house built by George B. Echols. In 1929, construction in this area was active with five houses being built, and between 1930 and 1931, six more homes were completed. The Depression, however, drastically slowed development and only two houses were built between 1931 and 1932. Construction picked up again after 1935.

During the historic period, the Spanish Colonial Revival style was the dominant style in Colonia Solana. Of the 32 homes constructed during this era, all but seven were of the Spanish Colonial Revival style.

Colonia Solana exists today in much the same form as it was designed with a few exceptions. An early design sketch suggested some street median strips which were not incorporated as well as a formal circle with a flag pole memorial at the southeast corner of the site. In a published article, Stephen Childs described the main features of Colonia Solana. He explained that the site was rather typical desert country with a gentle slope and containing one important arroyo or "wash" and two minor ones. Rather than filling the washes, as was typically done, he wished to emphasize them and use them in the design. He stressed the importance of creating "Arroyo Chico Parque" with parallel roads and footpaths planted with native desert plants.

The desert location of Colonia Solana contained no vegetation of any importance. Child had the arroyo planted with a variety of desert plants, mostly taken from the open desert, grouped and planted closer together than they naturally occur. The mini-parks at the street intersections were to be similarly landscaped. Child thought this sampling of native desert within the subdivision would be an unusual and welcome amenity. As properties were developed, most homeowners added natural landscaping similar to that found in the parks, adding a sense of cohesiveness to the entire neighborhood. The Voorhees-Pattison house magnificently reflects the characteristics that were imbedded into the Colonia Solana concept.

Architectural Description

The Voorhees-Pattison home, was a model and epitomizes the characteristics and qualities developed in Colonia Solana before WWII. This property like many early homes in the Colonia Solana district reflect the construction practices used in the larger city. Materials generally were not local, but shipped from Phoenix, Los Angeles, the East or were imported from Mexico. Some elements were fabricated locally, however, such as doors, millwork, and wrought iron.

Since there is a narrow range of styles used in Colonia Solana, there is also a limited pallet of materials. All houses are of masonry construction with little wood frame, except for roof construction. Walls are either thick adobe brick or mud adobe, conventional face brick or stucco on rough masonry. The masonry walls are furred and plastered on the inside. Roof surfaces are tile, wood shingle, and asphalt shingle. Roof tile is noted on the survey forms as Spanish Tile.

Composition built-up roofs are used for flat roofs. Windows are constructed of wood or steel and doors are of carved wood. There is clay tile and wrought iron grillwork and some flat tile work, too. There is little use of exposed wood millwork. Inside, many houses have fine millwork and paneling, much of it African mahogany.

Since a number of houses were built before air conditioning was in common use, the need for natural cooling was a design consideration. Houses inspired by Sonoran precedent used traditional elements- thick masonry walls, well-insulated roofs, small window openings, and high ceilings. The houses with later Spanish Colonial precedent utilized larger window openings for ventilation. As they became available, evaporative cooling and air conditioning were added to the houses. Arcades, ramadas, shady patios, and fountains provided exterior shading and natural cooling which made outdoor living a pleasant experience, even in hot weather.

The architectural styles found in Colonia Solana and epitomized by the Voorhees-Pattison home generally reflect the prevailing styles in Tucson during the same period. A strong California influence can be seen, but with local variations. Between 1928 and 1941 there were 26 Spanish Colonial Revival style houses, one Monterey style house, two Pueblo Revival style houses, and four Ranch style houses in the neighborhood. During the twenties and thirties, period architecture prevailed, but after the War, contemporary styles predominated. In total, thirty-three houses were built before the

war, and seventy-seven after. Consequently, Ranch style and Spanish Colonial Revival Style are the two most prevalent styles found in Colonia Solana.

Spanish Colonial Revival Style

The Voorhees-Pattison house is an outstanding example of Spanish Colonial Revival Style. Residential buildings of Spanish Influence built in the United States before 1920 are generally adaptations of the Mission Style, or are direct descendants of Spanish Colonial architecture or Sonoran style buildings found throughout the southwest. After the 1915 Panama-California Exposition, designed by Bertram Goodhue, which had publicized more elaborate Spanish Colonial prototypes found throughout Latin America, fashionable architects began to develop the Spanish Colonial Revival style. They also looked to Spain itself for inspiration. During the 1920's and early 1930's the style reached it's apex but fell from favor during the 1940's. Spanish Colonial Revival is most common in the Southwest and Florida.

The style is characterized by: a low pitched roof, usually with little or no eave overhang; a red tile roof surface; one or more arches placed above door or main window, or along a porch; wall surfaces usually of stucco; and a main façade. Many variations use gabled or hipped roofs, as well as flat roofs with parapets, sometimes with shed roofs above porches or projecting windows. The style uses decorative details borrowed from the entire history of Spanish architecture, and these may be of Moorish, Byzantine, Gothic or Renaissance inspiration. Two types of roof tile are used: Mission tile, which are shaped like half-cylinders, and Spanish tile, which are "S" curved in shape. Highly carved or multi-paneled doors are typical and sometimes adjacent spiral columns, carved stonework, or patterned tiles are used. Secondary doors often are glazed. Decorative window grilles and balustrades, decorated chimney tops, brick or tile vents, fountains, arcaded walkways and round or square towers are also characteristic of the style. Tucson, like Santa Barbara, California, built so many Spanish Colonial Revival style buildings during this time period that the city developed a distinct character.

Resident History

The current and longest owners of the property are the Pattison Family. The Pattisons have been exceptional stewards of the historic property, maintaining its historic integrity for decades. Recounts from family members substantiate the attention paid to historic detail and conscientious maintenance of the property. Ann, daughter of the Pattisons, recalls her mother re-stuccoing the exterior with a "hand-tinted stucco" that was "intended to resemble the original salmon color." Her mother also carefully restored and repainted all of the original wooden casement windows and her father made improvements to the septic system, creating a network of leach fields. He also made additions to the landscaping, planting a dense oleander hedge as well as "hundreds of trees designed to get their nourishment from the leach fields." Aside from repainting the interior a more neutral palette, a departure from it's original "salmon and grey" color scheme, adding the eastern porch roof, and raising the roof of the room above the detached garage in order to accommodate a cooling system with its necessary duct work, modifications to the property during the Pattison family's ownership were minimal and consistent with its period.

Complete Bibliography

Child, Steven. Colonia Solana: A subdivision on the Arizona Desert. Landscape Architecture. Unknown publisher, October 1928.

Comey, Ralph. Colonia Solana Residential Historic District. National Register of Historic Places Nomination Form. Tucson: Ralph Comey Architects, 1988.

Comey, Ralph. Arizona State Historic Property Inventory Form, Voorhees Home, 1988.

Nequette, Anne M. and R. Brooks Jeffery. A Guide to Tucson Architecture. Tucson: University of Arizona Press, 2002.

Tucson Magazine. Colonia Solana – Colony of the Sun. Tucson Magazine, 1937.

Photographs

Historic Photographs

001 Photo of exterior north elevation circa 1930. Arizona State Historical Society.

002 Photo depicting interior arched doorways circa 1930. Arizona State Historical Society.

Contemporary Photographs

All Contemporary Photographs by Jude Ignacio and Gerardine Vargas, September 2014.

003 View of the north elevation, facing southeast.

004 View of north elevation facing southwest.

005 Detail of second-story tower.

006 Detail of recessed arched entry and tile decoration.

007 View of back porch, facing northwest.

008 View of south elevation, facing northeast.

009 View of west elevation, facing southeast.

010 View of interior arched doorway woodwork, original painted tile detailing on stairs, hallway.

011 Octagonal bathroom with original tile and fixtures, raised central bath.