

Moreno Cottage
221 East Zaragoza Street
Pensacola
Escambia County
Florida

HABS No. FLA-204

HABS
FLA
17-PENSA
17-

PHOTOGRAPHS
WRITTEN HISTORICAL AND DESCRIPTIVE DATA

Historic American Buildings Survey
Office of Archeology and Historic Preservation
National Park Service
Department of the Interior
Washington, D.C. 20240

HISTORIC AMERICAN BUILDINGS SURVEY

HABS No. FLA-204

MORENO COTTAGE

Location: 221 East Zaragoza Street, Pensacola, Escambia County, Florida. This structure, which originally faced north on Zaragoza Street near Adams Street, has been moved to the back of its lot.

Present Owner: Historic Pensacola Preservation Board of Trustees

Present Occupant: J. & A. Gallery

Present Use: Antique shop

Statement of Significance: This small, two room cottage with its jig-saw cut ornament is the sole surviving structure of the Moreno House complex built on the site of the Tivoli Dance Hall adjacent to the Tivoli House.

PART I. HISTORICAL INFORMATION

A. Physical History:

1. Original and subsequent owners: Block 349, known as the "Tivoli Lots," was acquired by Juan Baptise Casenave, Pedro Bardenave, and Rene Chamdiveneau, which had been granted by Governor Folch, December 12, 1804. In 1805 they built the Tivoli house and the adjacent Tivoli Dance Hall. By 1818 John Baptise Francisqui had acquired the lots when he sold them for \$4000 to Joseph Noriega, who sold the lots for \$4500 to John de la Rua in 1820. Noriega re-acquired the lots from de la Rua in 1821 for \$6221.50. The Land Commissioners confirmed Juan Casenave's claim to the lots and his heirs and the Noriega heirs settled the title by April 10, 1841, when the lot on which the dance hall was located was sold to Francisco Moreno for \$2000. Moreno then purchased the adjoining corner lot, on which the Tivoli House was located, in 1846 for \$1100.

Francisco Moreno's will, which was probated December 13, 1883, left the property to fifteen of his children. Mentoria J. Moreno acquired the title to the lots which she willed in 1920 to surviving Moreno family members and her Fordham grandchildren, who all contested the title which was finally settled in 1939 when the heirs were awarded various sections of the lots. The Moreno heirs sold the tract which contained the Moreno Cottage to Gaberonne Interiors, Inc. in 1965. In 1969 the Historic

Pensacola Preservation Board, then the Pensacola Historical Restoration and Preservation Commission, purchased the Moreno Cottage and lot.

HABS
FLA
17-PENSA
17-

2. Date of erection: 1879
3. Architect: Unknown
4. Original plans and construction information: None known
5. Alterations and additions: The cottage was moved in 1967 and reoriented on its lot. Originally the gabled front facade faced north onto Zaragoza Street. Now the house, which faces east, is situated at the back of the lot. At an earlier date it appears that the rear porch was enclosed to form the rear wing.
6. Important old views: None known

B. Historical Events and Persons Connected with the Structure:

It is traditionally considered that Don Francisco Moreno (1792-1882), who was a local entrepreneur and patriarch of twenty-seven children, built the Moreno Cottage adjacent to his own house as a honeymoon cottage for his daughter Laperle, who married Octavius Smith in 1879. The cottage does not have a kitchen because, according to local tradition, Laperle and Octavius ate their meals at the Moreno House which, along with the Tivoli House, was demolished in the late 1930's.

C. Sources of Information:

1. Primary and unpublished sources: Court House Records, Spanish Land Records; Proceedings of the American Land Commissioners, Clerk of Courts Office, Escambia County Court House, Pensacola, Florida.
2. Secondary and published sources: "Free Walking Tour of Seville Square," Pensacola: 1970.

Prepared by Rodd L. Wheaton
Architect, HABS
1972

PART II. ARCHITECTURAL INFORMATION

- A. General Description: This building with its one-story gabled front facade is a small frame cottage on brick piers with two main interior spaces. The condition of the fabric is excellent.
- B. Description of Exterior:
1. Overall dimensions: The cottage is 19'-3" wide by 41'-7 3/4" long.
 2. Foundations: Brick piers support the structure.
 3. Wall construction, finish and color: The wood frame is weatherboarded with "drop siding" which is painted brown. The cornerboards, bargeboards, and eaveboards are painted a cream-yellow.
 4. Structural system: Not accessible
 5. Porches: The front, east porch roof is supported on three equally spaced square columns set directly onto the tongue and groove porch flooring. A brick paved pad, the width of the porch, extends to a brick paved walk which provides access to Zaragoza Street.
 6. Chimneys: None
 7. Openings:
 - a. Doorways and doors: The east entrance doorway has simple, plain board trim and a three light transom. The door has two semicircular arched and glazed openings over two panels. All are trimmed with bolection mouldings. The west doorway, with wooden steps, has similar trim under a hood supported on plain wood brackets. The door has four lights over three horizontal panels. At the north elevation there is a modern glazed and paneled door and brick steps.
 - b. Windows and shutters: The plain board trimmed east window has two-over-four light sash hung within an opening which extends from the porch floor to the porch ceiling. The sash has thin muntins, stiles and rails. Typically the other window openings, with similar trim and drip boards at the heads, have six-over-six light sash, though one opening has a pair of three light casement sash.

8. Roof:

- a. Shape and covering: The gable roof of the main structure, the half hip roofs of the east porch and the west wing and the hood have composition roofing.
- b. Cornice and eaves: The cornice of the structure consists of a cyma recta crown moulding and a small bed moulding which is below the boxed soffits of the eaves and rakes. The east rakes are ornamented with a jig-saw cut, open scroll vergeboard with a drop at the apex. The cornice of the porch has a cyma recta-cavetto crown moulding above fascia boarding jig-saw cut in a pendant pattern which overhangs the plain, boxed entablature. The wing has simply moulded eaves.

C. Description of Interior:

1. Floor plan: The entrance from the front porch opens into an ell-shaped room which extends around a room in the southwest corner of the main structure. The toilet room in the rear wing opens directly into the northwest space of the ell-shaped room. The vestibule room in the rear wing opens into a hallway extending behind the southwest room to the northwest space.
2. Stairway: None
3. Flooring: The cottage has pine flooring.
4. Wall and ceiling finish: The interiors are finished with wall board and flush siding.
5. Doorways and doors: Within the interior doorways, with simple trim, are two, four, and six panel doors. There is a fixed transom over the door between the southwest room and the southeast space.
6. Decorative features: Dividing the ell-shaped space, a decorative wooden screen is set near the ceiling and forms an archway between the east space and the northwest space. The screen is assembled from dowels, jig-saw cut ornament, slats and orbs which form fan sections set within openwork borders and a central spoked medallion. Moulded baseboard is used in the principal rooms.
7. Notable hardware: None of significance
8. Mechanical equipment: None of significance

- D. Site and Surroundings: This structure faces east and is located south of the "Dorothy Walton" House (HABS No. FLA-205) in the HABS vicinity of Seville Square (HABS No. FLA-208). The small site, FLA with cabbage palm trees at the northwest corner of the house, 17-PENSA is crowded toward a one-story concrete block structure to the 17- south and a chainlink fence to the west. The house, which has lost its original setting, now faces an alleyway and a two-story masonry building.

Prepared by F. Blair Reeves, AIA
HABS--Pensacola
September 6, 1968

PART III. PROJECT INFORMATION

This project, sponsored by the Pensacola Historical Restoration and Preservation Commission, now known as the Historic Pensacola Preservation Board of Trustees, in cooperation with the Historic American Buildings Survey, was recorded during the summer of 1968 in Pensacola under the direction of James C. Massey, Chief of HABS; Professor F. Blair Reeves, AIA (University of Florida), Project Supervisor; and Student Assistant Architects John O. Crosby (University of Florida), David L. Van de Ven, Jr. (Texas Technological College), and Edward Bondi, Jr. (University of Florida). The historical information was prepared by Professor Samuel Proctor (University of Florida), by Assistant Historian Linda V. Ellsworth (Historic Pensacola Preservation Board), and by Rodd L. Wheaton (Architect, HABS) who edited all the data in 1972.