

NEW MEXICO HISTORIC BUILDING INVENTORY - SANTA FE RESURVEY 1995

IDENTIFICATION	ADDRESS: <u>224 E. Palace</u> <u>(previously surveyed as 200)</u>	ID NUMBER: <u>0516 10355</u>	
	UTM REFERENCE EASTING NORTHING	LEGAL DESCRIPTION:	BUILDING NAME: <u>Marian Hall</u>
	ZONE <u>12 13</u>	TNSP <u>17</u> (N) S RANGE <u>9</u> (E) W SEC <u>24</u> SE 1/4 NW 1/4	SANTA FE ID NUMBER: <u>H2859</u>
	FIELD MAP <u>Santa Fe Historic Structures Survey, 1983-85/1992</u>		
DATE OF CONSTRUCTION: <u>1910</u> ESTIMATE ^{by} <u>1930</u> ACTUAL			
SOURCE(S) <u>newspaper</u> / <u>Sanborn</u>			
ARCHITECTURAL STYLE: <u>Craftsman</u>			
BUILDING DATA	USE: HISTORIC: <u>residential</u> OTHER <u>Sanitorium/convent</u> PRESENT: <u>residential</u> OTHER <u>state offices</u>		
	SURROUNDINGS: <u>commercial/religious</u>		
	RELATIONSHIP TO HISTORIC SURROUNDINGS: <input checked="" type="checkbox"/> SIMILAR <input type="checkbox"/> NOT SIMILAR		
	ASSOCIATED BUILDINGS ON SITE: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO WHAT TYPE? <u>attached by walkway to 820 Paseo de Peralta</u> IF INVENTORIED, LIST ID NUMBER(S)		
	DEGREE OF REMODELING: <input type="checkbox"/> MINOR <input checked="" type="checkbox"/> MODERATE <input type="checkbox"/> MAJOR <u>new doors,</u> EXPLAIN: <u>door hidden by walkway,</u> <u>porches removed 2nd & 3rd floors</u>		
SIGNIFICANCE	OVERALL CONDITION: <input type="checkbox"/> EXCELLENT <input type="checkbox"/> GOOD <input checked="" type="checkbox"/> FAIR <input type="checkbox"/> DETERIORATED	LISTED ON NATIONAL REGISTER OF HISTORIC PLACES? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> ELIGIBLE <input checked="" type="checkbox"/> CONTRIBUTING <input type="checkbox"/> NON-CONTRIBUTING	
	BUILDING THREATENED? <u>needs maintenance</u> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <u>preservation</u>	LISTED ON STATE REGISTER OF CULTURAL PROPERTIES? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> ELIGIBLE LOCAL DESIGNATION: <u>Downtown & Eastside</u> HISTORIC DISTRICT	
		<input checked="" type="checkbox"/> SIGNIFICANT <input type="checkbox"/> CONTRIBUTING <input type="checkbox"/> NON-CONTRIBUTING	
		LOCAL LANDMARK <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	

SURVEYED 7/95 BY DB

NEGATIVES WITH NMHPD ROLL # 0811 NEG # 10 ~~12~~ 14
DB11 # 34 & 35

ARCHITECTURAL FEATURES: STYLE, MATERIALS, AND CONDITION	ROOFS & DRAINS	hipped asphalt shingle w/ wide overhang, shaped rafters (orig. roof was tile)
	BUILDING WALLS	painted brick - peeling - uncertain when brick was first painted
	FOUNDATIONS	not visible
	DOORS	N - heavy wood prairie door with 5-light sidelights & 5-light segmental transom, recessed in brick surround; others large light wood (modern) with sidelights & clear transom, oversize wood french with wide muntins
	WINDOWS	2/2 & 1/1 wood DHWs with hanging screens, concrete sills; prairie DHWs in trios & bay; prairie casement paired with 4-light transoms; fixed with flanking casements & fanlight
	PORCHES OR PORTALES	S & W - flat roofed wood frame porch with wood/metal fascia, square posts, small corbels on low brick wall with concrete cap, concrete steps with brick banisters, pipe banisters, concrete floor (wood needs to be restored - peeling paint, wood damage)
	BALCONIES	
	COURTYARDS	Small patio on E surrounded by walkways and building at 820 Paseo de Peralta - obscures E side of this building.
	FENCES/WALLS FENCES	Removal of N walkway would correct this problem. wrought iron fence along N
	ARCH. DETAILS	N - windows grouped in pairs, groups - some set in oriels w/ small balconies on brackets, one group recessed with lintel, one segmental
OTHER	N door has round hood on brackets - hood extends to tiny arched windows on each side; E - tower with mixtilinear parapet with cap	
COMMENTS		Renovated in 1984 (plague) - the building retains overall historic appearance and has a few very special windows and doors that should be preserved. The building needs maintenance, especially on wood porches.

Windows:



casement



DHWs



fixed w/csmnt

Building is architecturally and historically significant. Excellent Craftsman example with Mission touches on previous chapel. Survivor of healthseeker era in New Mexico. Building was renovated in 1950s in the "year of the Marian" and so renamed.

ADDITIONAL PHOTOGRAPHS



#34
northeast (walkway in foreground)

NEW MEXICO HISTORIC BUILDING INVENTORY - SANTA FE RESURVEY 1995 (concluded)

IDENTIFICATION

ADDRESS

224 E. Palace

ID NUMBER: 0516 10355

SANTA FE ID NUMBER: H 2859

SURVEYED/RESEARCHED

DATE 7/95 BY DB

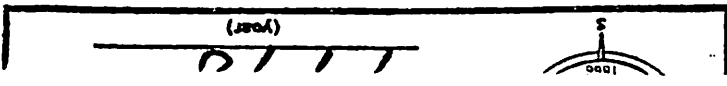
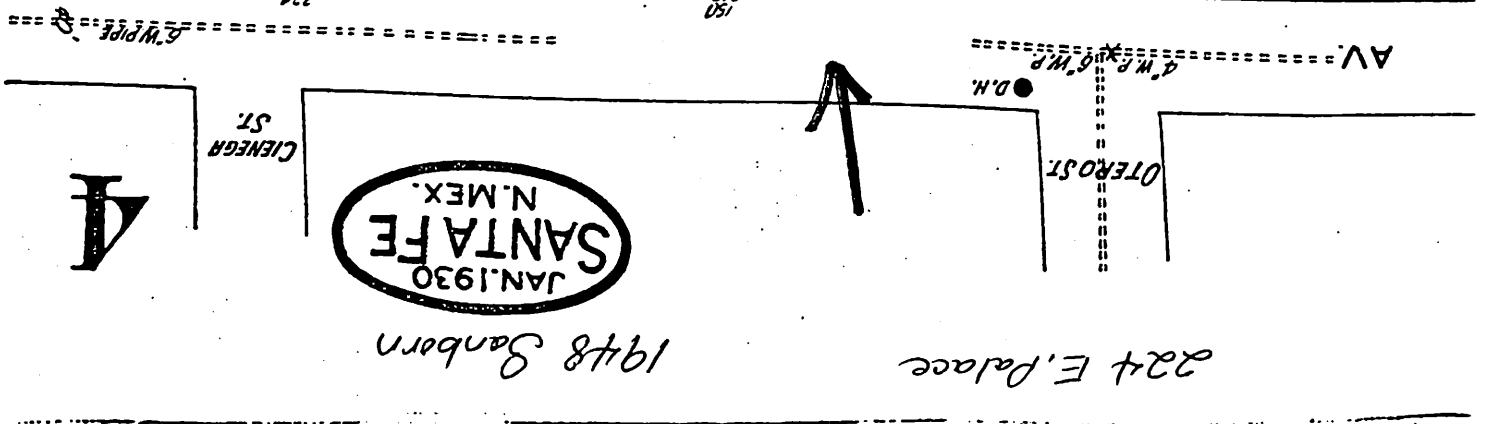
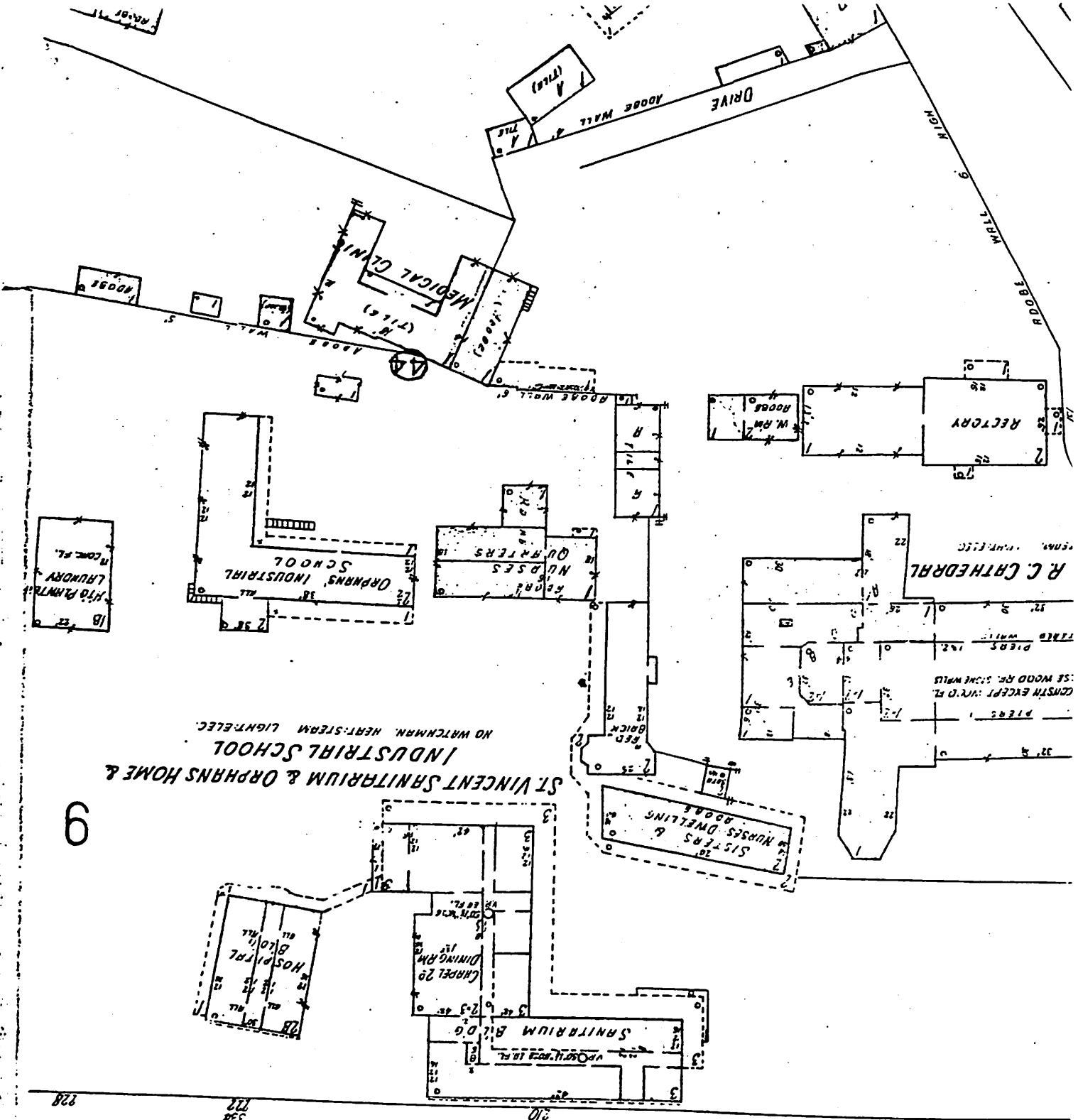


#10 south elevation, E end



#35
west elevation,
N end

#12 south elevation, W end



By DENISE KESSLER

The New Mexican Staff

Marian Hall isn't what it's cracked up to be.

The former sanitarium, standing silently boarded up on Palace Avenue, is headed for certain demolition. But the building doesn't contain historical artifacts it's supposed to house, and no one seems to know where the vanishing valuables are.

Some say the Sisters of Charity, who built the original hospital on the site where Marian Hall now stands, sold the artifacts before vacating the building in 1977. Others say the stained glass, pews and handcarved wooden doors were incorporated in the new St. Vincent hospital chapel. Still others point to vandals, who apparently entered the empty building and carried off the goods.

Whatever the explanation, historical artifacts listed in a resolution recently adopted by the city council do not exist in Marian Hall. The resolution, which states, "it would be in the traditional heritage of Santa Fe to promote the preservation of these items," counts hand wrought woodwork, the inlaid marble flooring and the unique stained glass decorating this building" among items suitable for preservation.

A thorough inspection of the building failed to turn up the marble floor or stained glass that councilors want preserved. The only remembrance of stained glass that now decorates the building is a glass door covered with colored paper that leads from the kitchen to an outdoor patio. Rather than inlaid marble, the floor of the old dining room is covered with a majestic-looking tile mosaic. While the hand-carved doors seem to have slipped off their hinges, elegantly designed wooden handrails and banisters still line several staircases.

When asked about the artifacts supposedly housed in the building, Tom Chavez, curator of collections at the state Museum's History Division said, "there's no historical value in Marian Hall."

Chavez, who also sits on the city's Historical Styles Committee, said the building's value lies in its architectural style. Marian Hall

152 Where are Marian Hall's Valuables? NM 3/26/1981

extolls Marian Hall as a 19th century structure, the building was constructed in 1910, and was remodeled as late as 1954.

Construction of the original hospital, erected on the site of Marian Hall, began in 1878 by the Sisters of Charity, who had arrived in Santa Fe in 1865 with the intent of opening the first hospital in northern New Mexico.

In 1896, the first hospital was destroyed by fire, although other structures had been erected to house patients. In 1908, another building was begun on the site of the original hospital, and two years later, the new sanitarium opened its doors.

According to "The Hospital at the End of the Santa Fe Trail" by Clark Kimball and Marcus J. Smith, a pamphlet of the day boasted of the structure that later was to become Marian Hall. "Porches for outdoor living," electric lights, steam heat, running cold and hot water, a sanitary kitchen and milk from Jersey cows were announced. No mention was made of marble floors or stained glass.

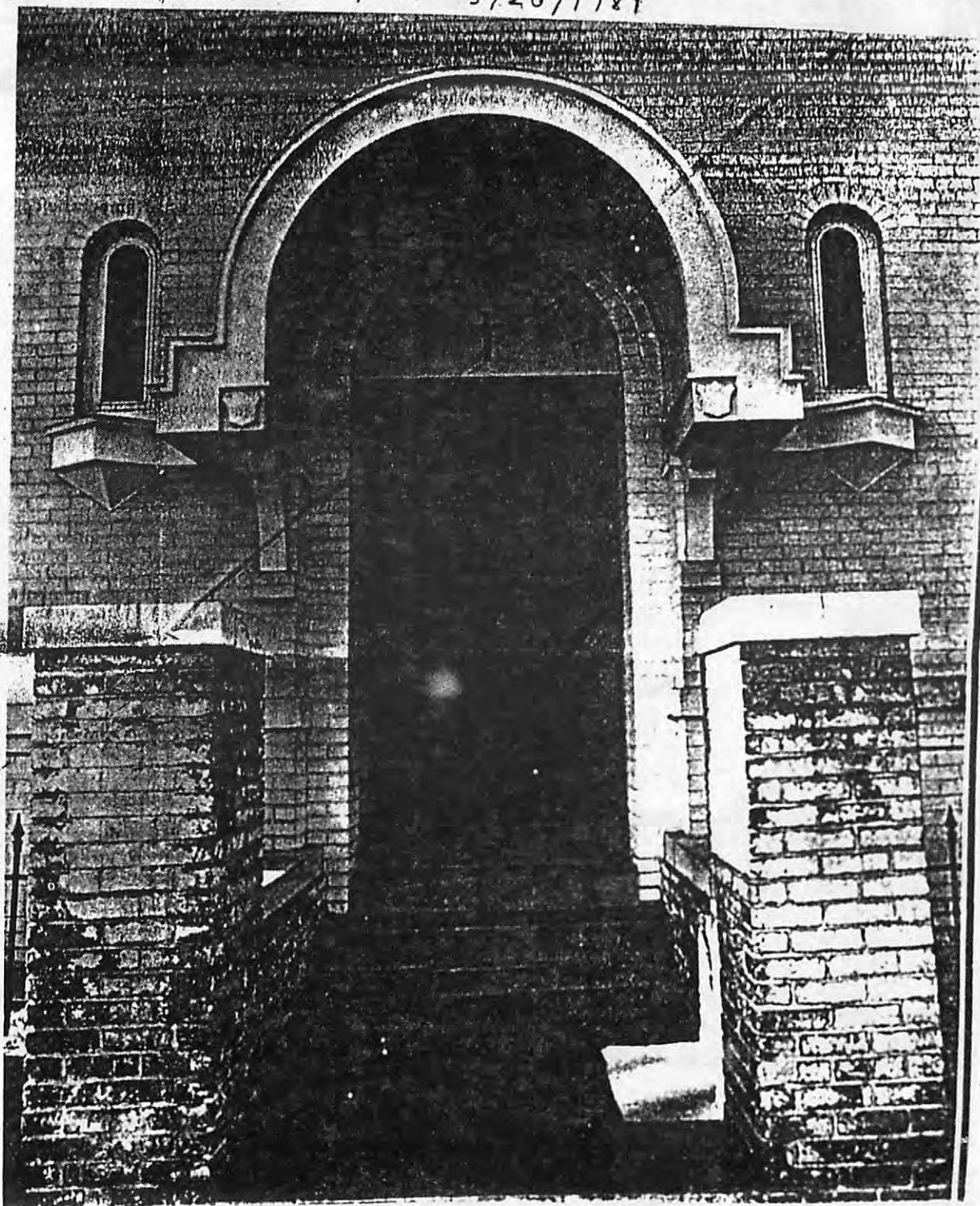
Rooms were rented for \$100-160 per month, including food and medical care. In addition to patients, the hospital let rooms to guests, including legislators who came to Santa Fe on business.

In 1954, the structure was remodeled for use as a convent and school for nurses. At that time, the building was christened Marian Hall.

Since St. Vincent Hospital moved to St. Michael's Drive, Marian Hall has remained vacant. A lone guard walks the empty floors with a frisky black puppy, the building's only resident.

Until recently, the building was destined to be razed to make way for an Indian Arts Museum. But during this year's Legislative session, the museum's request for funds to construct the Indian museum on the site was given a thumbs down.

Jim Snead, president of the museum Board of Regents, said he is "very disappointed the Legislature didn't see fit to fund" the proposal. He believes legislators now want the Indian museum built on Camino Lejo, near the Laboratory of Anthropology and the Wheelwright



ents the style of architecture of
t period.
To preserve and document the
chitectural style, the museum's
story Division has photographed
interior and exterior of the
ilding. Chavez also plans to
ng segments of the tile floor into
e collections so that architects
d other interested persons can
ew and re-create the remarkable
nstruction.

Although the city council passed
e resolution to alert the Museum
d the governor of the need to pre-
erve the valuables, Chavez said
reservation of Marian Hall arti-
cts was initiated soon after the
ilding was vacated, and muse-
d plans call for the work to con-
ue before the building is gutted.
e attributed the council's resolu-
on to a lack of information about
ork underway. "They didn't
ow about this."

Chavez said he does not believe
arble floors ever existed in Mari-
n Hall, but he acknowledged that
me of the artifacts disappeared
efore the museum could lay its
nds on them. He speculated
me valuables were moved to the
ew hospital.

Father Edward O'Byrne, direc-
or of St. Vincent's pastoral care,
onfirmed that the hospital's new
apel contains some valuables
om the old Marian Hall chapel.

O'Byrne, who lived in Marian
all and helped the hospital
rough the moving transition,
aid one of the old building's
ained glass windows is in the new
apel. He also said some of the
ews and small altars from Mari-
n Hall now decorate the hospital
apel, and Mass vestments from
he old days are used in services in
he new building.

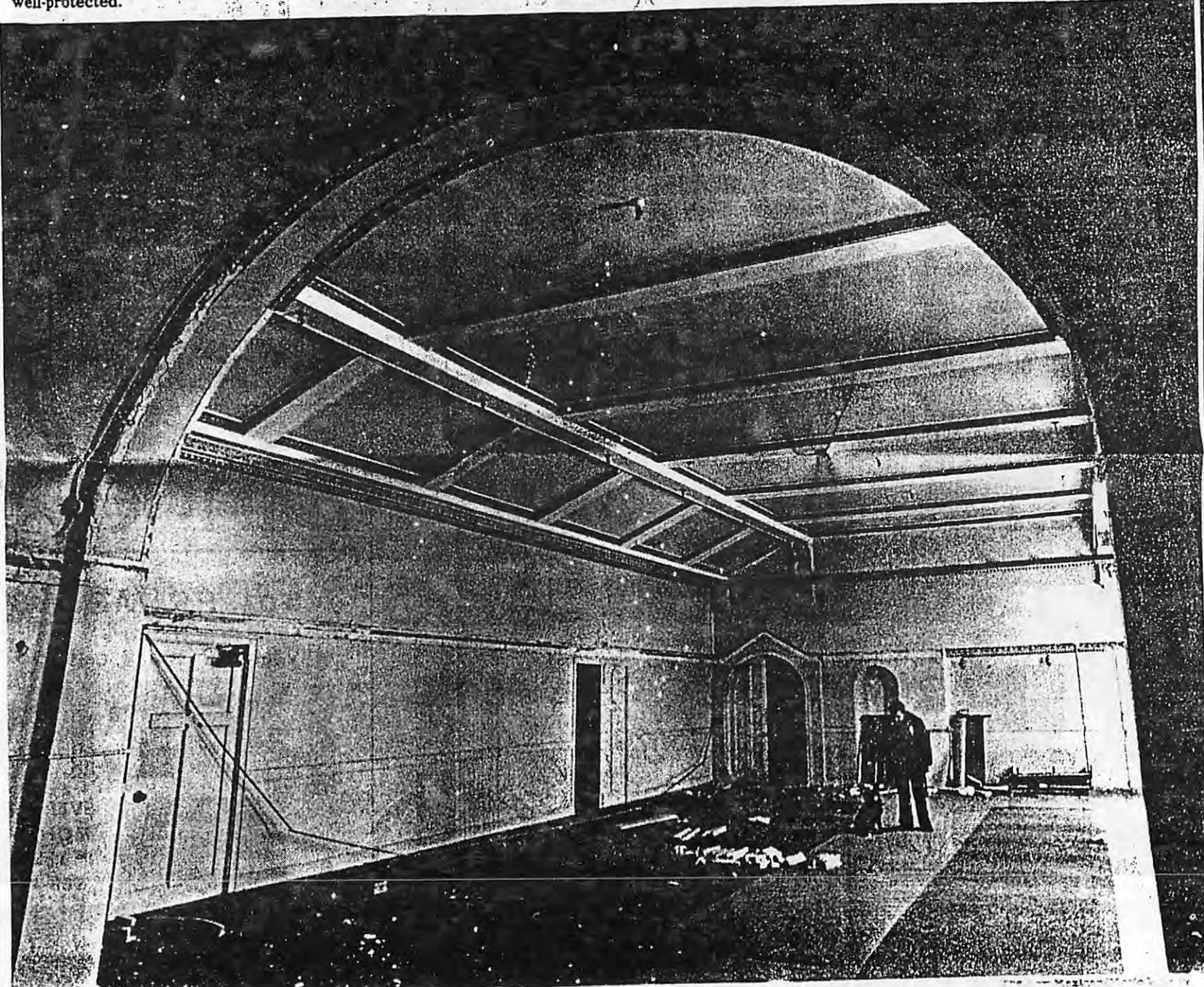
The pastoral director said the
arge main altar from Marian Hall
as given to St. Catherine Indian
chool, and many items, including
tations of the cross, were sold by
he nuns during a sale to benefit
he new hospital.

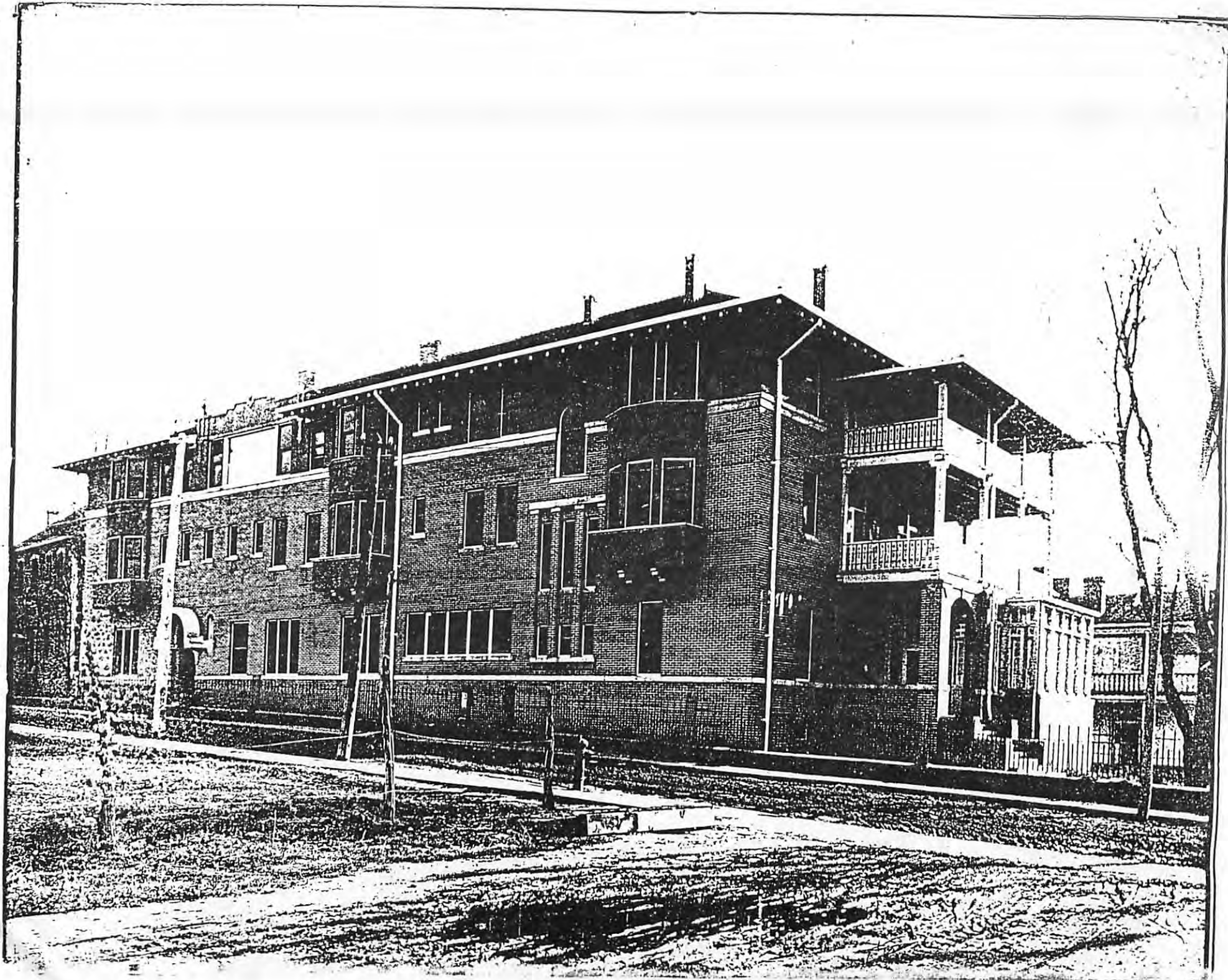
O'Byrne has no idea what hap-
pened to the carved wooden doors
n the old building. "They were
here when we left." He said he has
heard that vandals entered the
uilding, a rumor that was con-
firmed by a guard hired to watch
Marian Hall and the old hospital
next door.

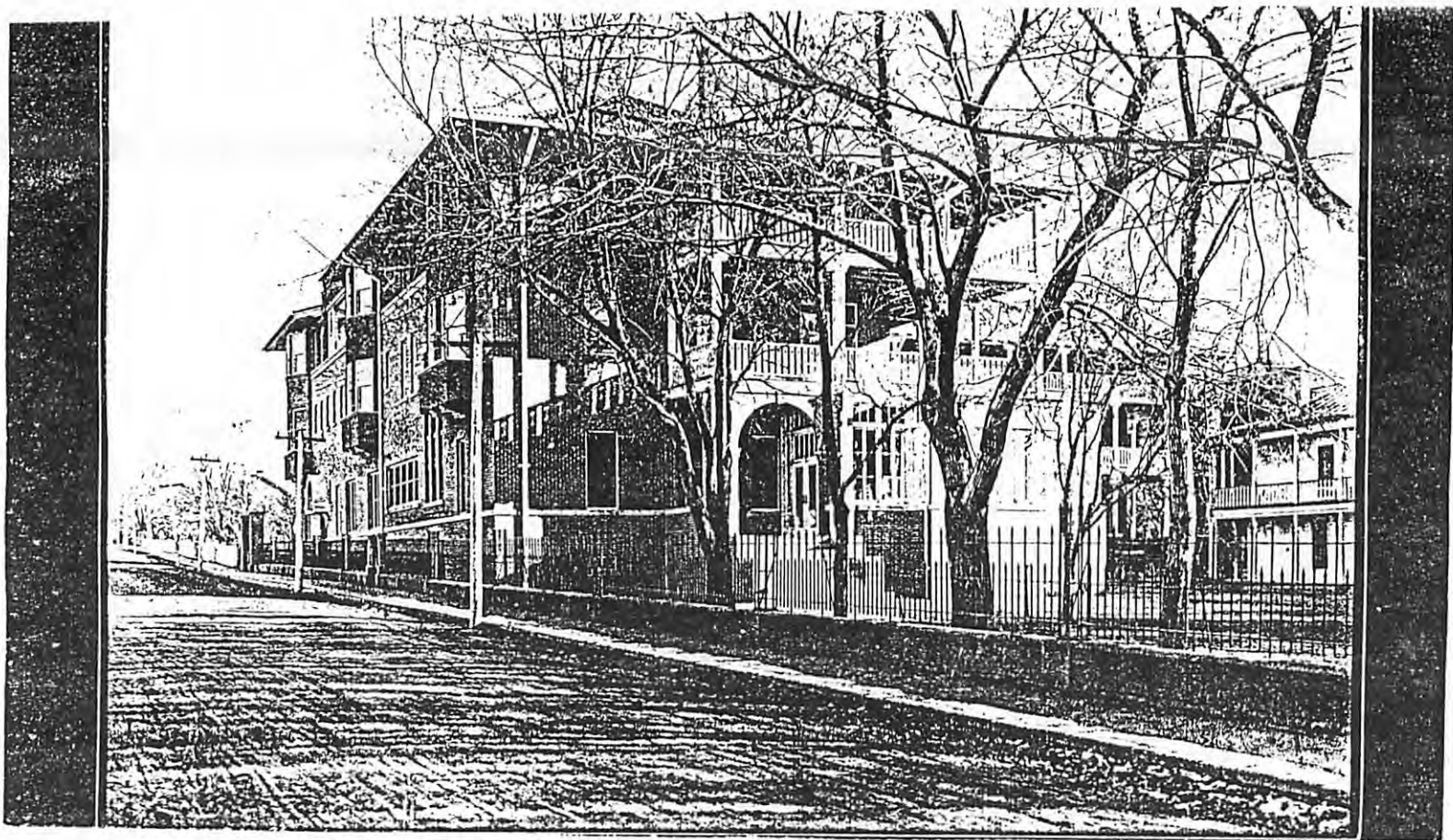
Although the council's resolution

The museum board is expected
to discuss location of the Indian
museum at its April meeting. In
the meantime, the fate of Marian
Hall hangs in the lurch, although
Santa Feans can rest assured what
remains of its artifacts will be
well-protected.

LOST ANTIQUITIES - Marian Hall stands si- former sanitarium and convent. Valuables
lently boarded up, above, while a lone guard, listed in a city council resolution have disap-
Julín Lopez, and his pup, Blackie, patrol the peared from the building.

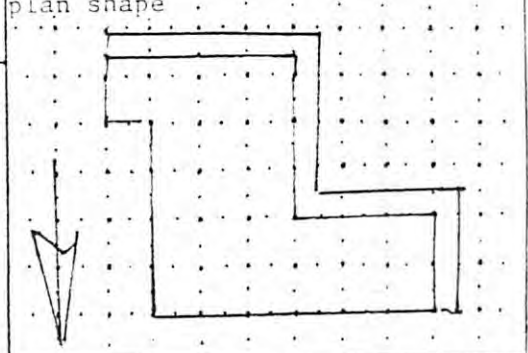






61371 st Unit 5m (Main Hall) 1911
Nusbaum

building threatened? yes	surveyed date 11/85 by HMW	county SANTA FE	ID no. 051610355
field map SFHD #1	number 355	UTM reference zone 12 13	easting northing
location description 224 300 (?) E. PALACE		city/town SANTA FE	
building name MARION HALL		legal description tnsp N S range E W sec	
film roll by HMW no. SFHD 17	negative nos. 10	loc. of neg. HPB	plan shape



date of construction
estimate 1912 actual
source C. SIMPSON

use
present residential
other STATE OFFICES.
historic residential
other SANATORIUM / CONVERT.

condition
 excellent good
 fair deteriorating

degree of remodeling
 minor moderate major
describe:

ARTS & CRAFTS.
CONC.
wall material/surface
BRK / PAINTED BRK & STUCCO

architectural features
HIPPED / GABLE ROOF - NO PLANS NOT DISCERNIBLE, OPEN
EAVE BROKEN ON N W
EAVE W/ EXP'D DECOR. RAFTER ENDS, RAISED SILL PARAPET.
1/1 D.H. WD WINDS, SOLS, TAND / TRAP W/ CONC (?) LUG
SILLS.
3 ORNLS W/ ROOF STUCCO CHANGED ON 2 HEAVY WD CORNERS.
SILL CORNERS (CONC?) @ 1ST & 3RD FLR WINDS.
1 STRA 2/1 D.H. WDW GROUP N SIDE.
comments PALACE PORCH W / S SIDE HAS OVERSICKEO DENTELS.
PARCH IN SIDE ENTRY. RECES'D SOL UP ARE DOOR W/ STEPS
IN ACCESS, OPENING COVERED W/ SEMI-CIRC ANCHRD HOOD
ON BARRTS.
E SIDE: 2ND FLR HAS 3 SEMI-CIRC ANCHRD WINDS W/
INDIVIDUAL CABLED PARAPET (CTR ONE W/ CROSS), CONC COPING,
& CONC UNDER SOLS TYING INTO STRONG COURSE.

surroundings
COMMERCIAL / RELIGIOUS
relationship to surroundings
 similar not similar

district potential
 yes no

significance
 eligible of none
if eligible, interest
why? PRIMARY: SILL, ARCHT
INTRO.

associated buildings? yes
what type?

if inventoried, list ID nos.

see back? yes

COMMENTS: RAPP / RAPP, ARCHTS.

HATION ISHIL SERVED AS A T.O. SEMINARIUM / LATER AS A CONVENT.

IT ORIG. HAD A 3 STORY GAZEO WITH ARCHED PORCH ON W / S SIDES

(WHERE CURRENT PORCH RUNS) AS SLEEPING PORCHES / COLONNAD FOR PATIENTS.

DATE OF DEMOLITION UNK.

IT RESEMBLES OTHER WORK BY RAPP / RAPP FOR THE SISTERS IN LAS VEGAS.

A GOOD ARTS / CRAFTS / CRAFTSMAN BLDG W/ MISSION REV. OVER TIME

IN THE PARADES.

THE CURRENT WINDOWS ARE REPRODUCTION REPLACEMENTS OF ORIGINALS INSTALLED

BY ARCHTS TO STATE OFFICES 1984-85.

ADDRESS: 200 E. Palace

HIST. SURVEY #: 355

(OD = Out of District; M = Moved
DEM = Demolished; N/A = not a building)

NAME: Marion Hall

CITY SURVEY

Area #: 1 Signif. Status: S

(S = Significant; C = Contributing; NC = Noncontributing)

REGISTER STATUS (Individual Nominations)

National: N State: N State #: N/A

HSFF: N HABS: N

(OSFT = To be in forthcoming 4th edition of Old Santa Fe Today.
Not covered by a more detailed Bulletin article.)

DOCUMENTATION

SFHS Inventory: Y

NR Nomination: N/A SR Nomination: N/A

HSFF Bulletin: N/A HABS Data: N/A

Historic Photos: Y Museum: 2 Archives:

Modern Photos: MNM: SRC:

Surveys: Floor Plans: Elevations:

Other: NM 3/26/1981 possible dem. Misc. newspaper articles on
1984 renovations.

Bibliography:

Comments:

DEC 21 1983

New Mexico Press Clipping Bureau
Albuquerque, N. M.

Building ¹⁵² renovations

SANTA FE (AP) — The state Board of Finance has agreed to support legislation to finance renovations of a state office building for the Public Service Commission.

The board voted Tuesday to support legislation in lieu of issuing a \$1.6 million loan requested by the state Property Control Division for the renovation.

Division director Mike Trujillo said a loan would allow the project to begin soon with an expected completion date of November 1984, but that waiting for the Legislature to appropriate the funds would delay the project only a couple of months.

After some discussion, the board decided to support a request to the Legislature for a direct appropriation to renovate the former convent in Santa Fe because the loan would have had to be repaid into the Capitol Buildings Repair Fund by legislation anyway.

Gov. Toney Anaya agreed with the decision, saying the PSC has to be moved into more spacious quarters in any event.

"The only question is, if it's an emergency we allocate the money as a loan, or let the Legislature do it directly," Anaya said.

The loan was sought last month after the state fire marshal found overcrowding and other fire code violations in the Bataan Memorial Building, which houses the PSC, the Economic Development and Tourism Department and other smaller agencies.

Marian Hall is located west of the newest state office building, La Villa Rivera, which is the former St. Vincent Hospital. La Villa Rivera now houses the Office of Indian Affairs and some divisions of the Office of Cultural Affairs.

Trujillo told the board some of the smaller agencies now located in the Bataan Memorial Building will have to be moved out in any case because of the overcrowded conditions cited by the fire marshal. He said he would seek from \$126,000 to \$155,000 from the board next month for moving and rental costs in other buildings for those agencies.

The Economic Development and Tourism Department and the Regulation and Licensing Department are slated to move into the new state office building under construction and scheduled for completion in mid-1986.

DEC 13 1983
New Mexico Press Clipping Bureau
Albuquerque, N. M.

Marian Hall fix-up OK'd

Marian Hall will be getting a new roof, new paint and new landscaping in preparation for its new role as the home of the state Public Service Commission. ¹⁵²

The city Historic Design Review Board on Monday approved the remodeling plans presented by Steven Day, an architect for the state.

Day said Marian Hall, built in 1910 as a hospital at Otero and Palace Avenue, was remodeled in the early 1950s by architect John Gaw Meem for use as a convent and for classrooms. At that time, balconies on the west side were removed and its clay tile roof replaced with shingles.

He said few changes are planned for the building's exterior, although no decision has been made on whether to keep the pink color.

The first-floor dining room and second-floor chapel will be remodeled for PSC hearing rooms, while the third-floor dormitories will be used for staff offices, he said. Parking spaces will be added on the building's south side, along with an entry ramp for the handicapped, he said.

1953?

rehab was done in
"year of the Marion"
a special type of
devotion = so structure
renamed to reflect
that devotion
from StauHordes TS
7-16-85

Southern News 8/4/07

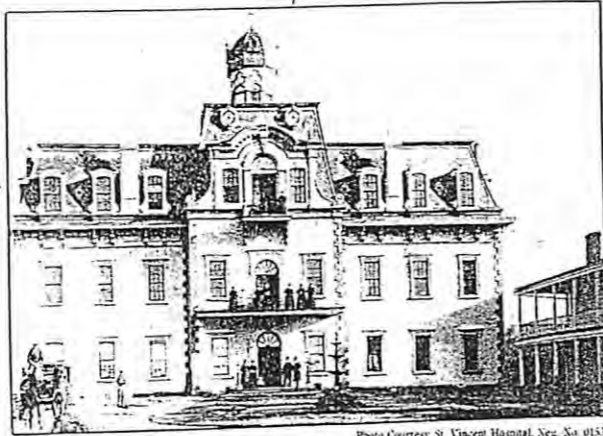


Photo Courtesy St. Vincent Hospital, Neg. No. 0153

Original St. Vincent Sanatorium in 1885

Old Sanatorium Being Nursed To Recovery

By JOHN SHERMAN
Journal Correspondent

MARIAN Hall, a landmark Santa Fe building on East Palace Avenue, is slowly being nursed back to good health.

Built in 1910 by the Sisters of Charity as St. Vincent Sanatorium, it's being renovated to open next January as the new office of the state Public Service Commission.

The tile floors with their colorful designs, the dark woodwork on the walls and ceilings and the brick fireplace in the visitors room will be retained, according to contractor Robert L. Doose of Albuquerque.

Only about 25 percent of the decorative plaster-of-paris trim remained in the second-floor Sacred Heart Chapel when reconstruction began, Doose said. The workers were instructed to pick up, wrap and box all that could be

her house. According to Clark Kimball and Dr. Marcus J. Smith, authors of "The Hospital at the End of the Santa Fe Trail," a pictorial history of St. Vincent, the 1910 sanatorium contained an elevator, hot and cold running water, electric lights and modern surgical facilities on the third floor.

Monthly rates, payable in advance, were \$100 to \$160 for private rooms and suites. This included "food, nursing, and medical care, pneumothorax, and fluoroscopy."

There was a "certain air of elegance" about the place, said Mrs. Claffey. Patients were served with silverplated water pitchers and coffee pots. A look at the old photographs of the patient's rooms shows attractive fixtures, wicker rocking chairs and colorful rugs.

The elevator did not work for many years, according to Kimball and Smith, and a surgeon, Dr. LeGrand Ward, and a nurse had to

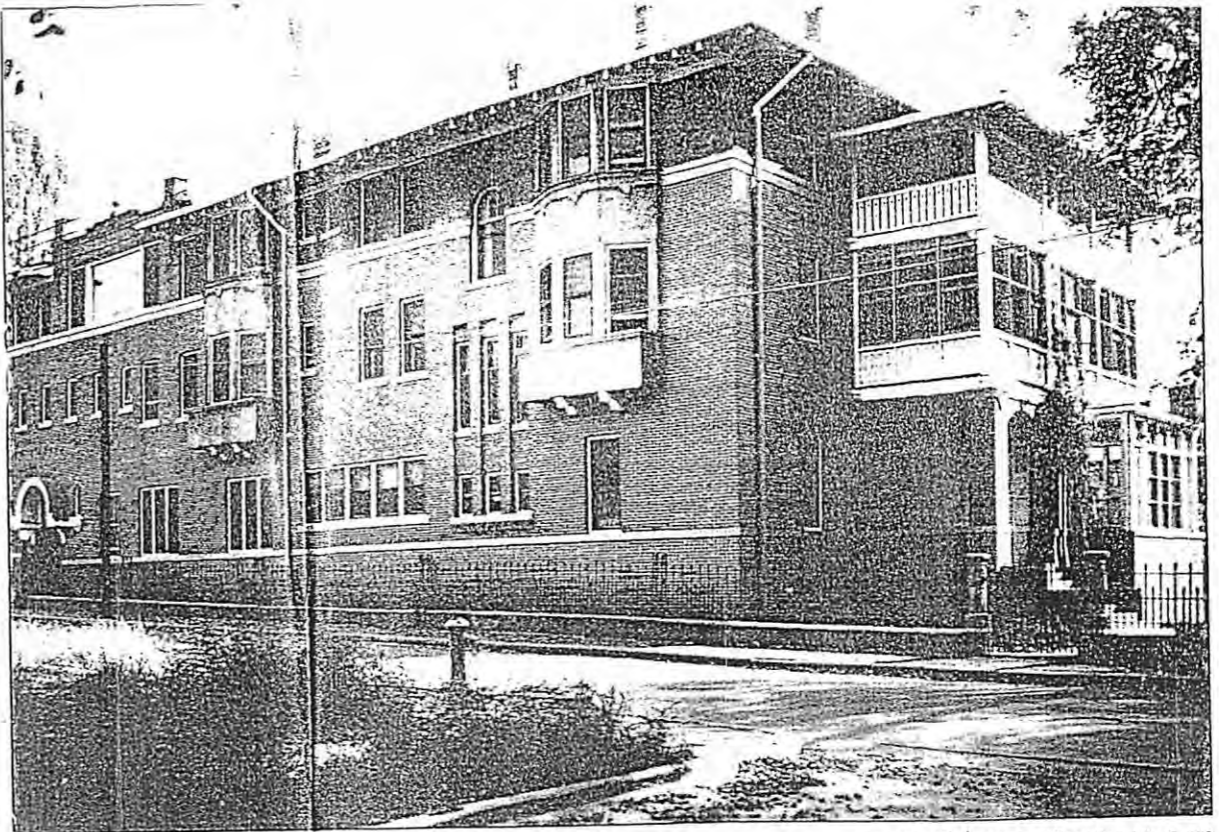
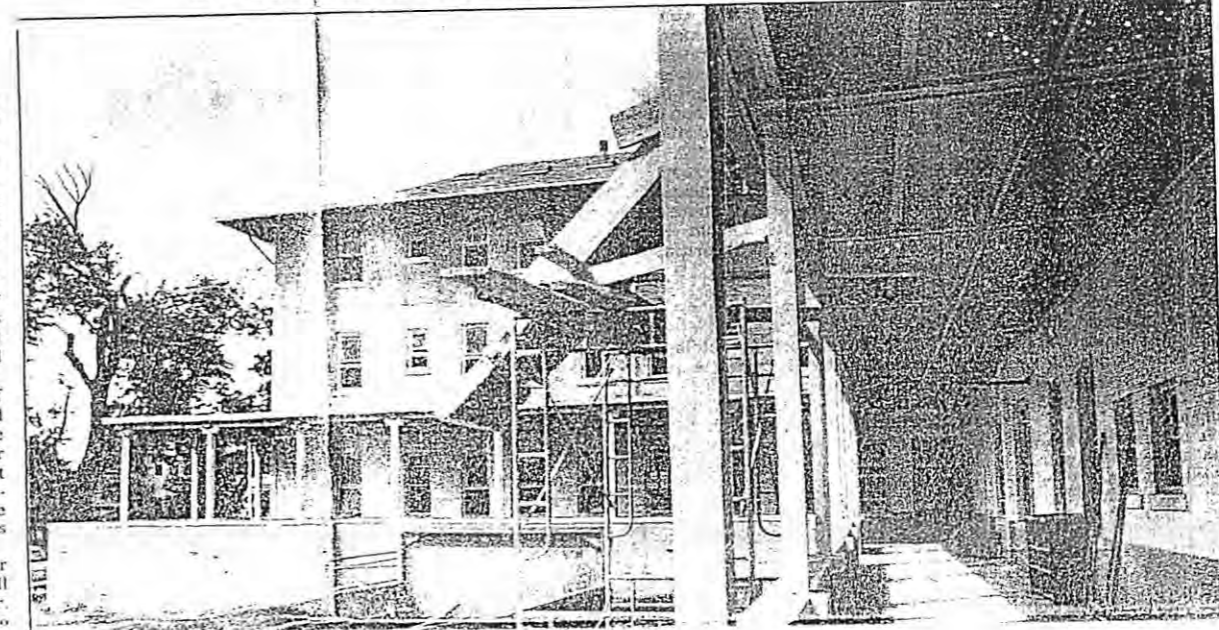


Photo by Jesse Nashburn Courtesy St. Vincent Hospital, Neg. No. 0015

East Palace Avenue View of St. Vincent Sanatorium as It Appeared Earlier This Century



up, wrap and box all that could be found in order to restore it to the walls of the room where daily mass was said for many years.

Marian Hall has been vacant since St. Vincent Hospital moved in 1977 from its next-door location to the present site on St. Michael's Drive.

In December 1910, the sanatorium was dedicated and the public had a chance to see the latest in medical apparatus, enjoy a "Spanish supper" and a military band for 50 cents, and purchase "fancy work," candy or ice cream from a booth, according to *New Mexican* reports of that week.

Amalia Sanchez, 91, is one of the few people around who attended the opening festivities. Not only does she recall the first days of the sanatorium, she also remembers when its predecessor, the first St. Vincent's Sanatorium, called "the old San" by some oldtimers, burned down in 1896.

"I was 4 years old," she said. "We climbed up on the roof of Sena Plaza (her family home) and watched the blaze" until adults in the family made her and the other children get down. She believes the fire started because the slate roof of the building got too hot.

That first sanatorium served the community from 1883 until the fire. Between its demise and the opening of the second, other buildings at the site were used for the patients.

Like its predecessor, the second sanatorium was used not only for medical purposes but as a hotel of sorts, as well. It was common practice for visitors to Santa Fe to board at the sanatorium, and poker-playing legislators frequented the rooms, including the billiard room off the lobby, when the Legislature was in session.

Marguerite Claffey, a longtime employee and volunteer at St. Vincent, remembers running up and down the tile floors with other children when her mother and grandmother took out rooms in the sanatorium during the legislative sessions.

Her grandfather, Thomas D. Burns, represented Rio Arriba county in the Legislature. He and the other men in the family stayed at the DeVargas Hotel, another gathering spot for legislators. The children made so much noise they were banished to the old seminary building, attached to St. Francis Cathedral, where, Mrs. Claffey recalled, most of the people were deaf.

She also remembered sending unexpected out-of-town guests to the sanatorium during Fiesta week in the late 1930s when too many other guests already filled

LeGrand Ward, and a stair used to carry anesthetized patients down the stairway after their operations.

One of the other doctors to work out of the sanatorium was a Sister of Charity, Sister Mary de Sales, who was granted her M.D. in 1901 by the state of New Mexico. She was believed to be the first woman doctor in the West. She had come to Santa Fe in 1880 in the last years of the Santa Fe Trail.

Some of the chapel's stained-glass windows have been preserved and are now in the chapel at the current St. Vincent. Prominent residents, such as the Luna family, donated the windows for the 1910 opening.

Looking around the room that was once the chapel, now filled with construction equipment and debris, Mrs. Sanchez said, shaking her head, "Oh, this was so beautiful." The former chapel, like the former dining room directly below it, will become a hearing room for the commission.

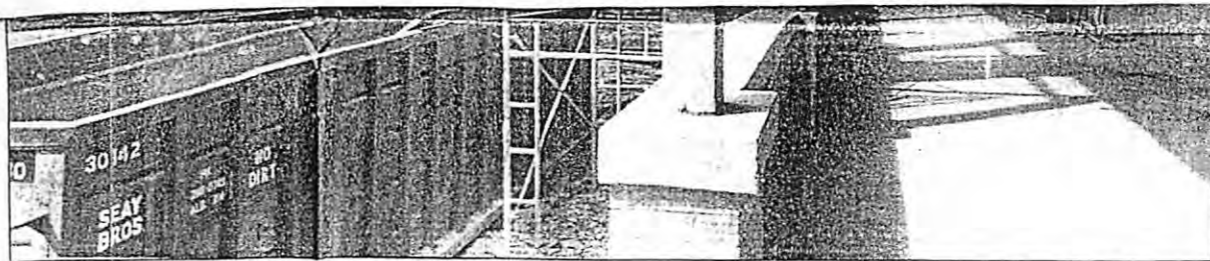
The white altar that was used for so many years for patients and visitors alike is still in use in a Catholic institution in Santa Fe, St. Catherine Indian School.

For 43 years, the second sanatorium served as Santa Fe's sole public hospital. After World War II, a growing community made a larger hospital necessary and, in 1953, St. Vincent's Hospital opened next to the sanatorium. That building is now called La Villa Rivera, and is known to many residents as "the old hospital."

The sanatorium was remodeled and renamed Marian Hall. According to Sr. Mary Joaquin Bitler, administrator of St. Vincent's from 1960 to 1976, who was in Santa Fe a few days ago for a brief visit, the sisters moved to the second floor (their old dormitory was razed). The Regina School of Nursing, a joint effort by St. Vincent and St. Joseph Hospital in Albuquerque, occupied the other two floors.

St. Vincent became a community-owned hospital in 1973, although Sister Mary Joaquin remained as administrator for three more years at the request of the board. Once the sisters moved out of Marian Hall and the other school of nursing was transferred to the College of Santa Fe, according to Mrs. Claffey, various departments of the hospital moved into the building.

Four years later, the building was vacated when the hospital moved to St. Michael's Drive. The state purchased the former hospital and Marian Hall.



Marian Hall undergoes Reconstruction for Its Reopening in January as State Offices

Journal Photo by Barbaraellen Koch



Journal Photo by Barbaraellen Koch

Dust Covers Dining Hall Floor Tiles

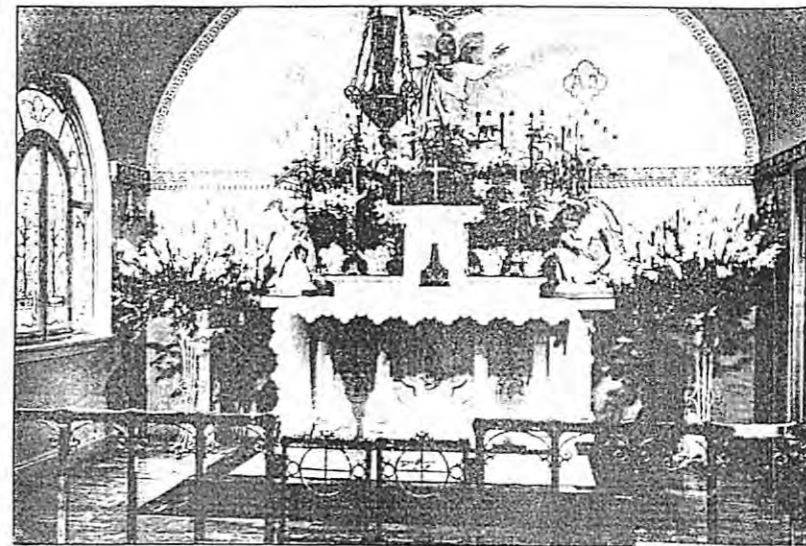
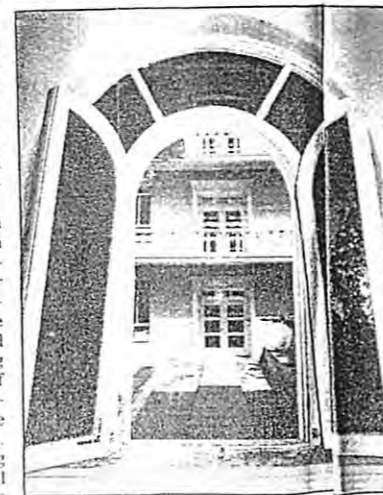


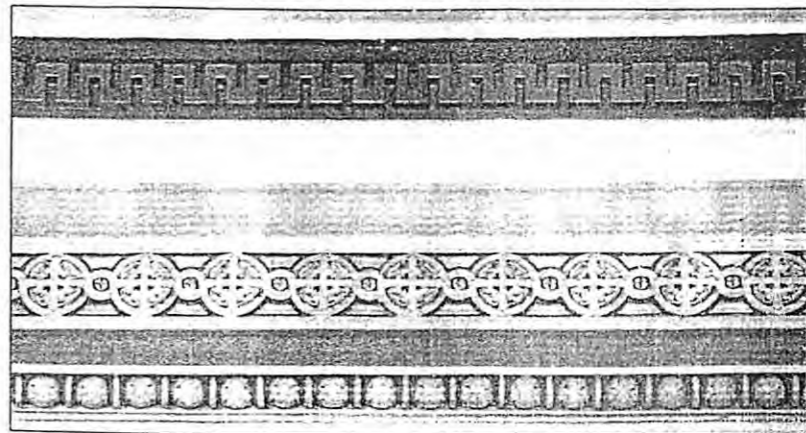
Photo Courtesy St. Vincent Hospital, Neg. No. 0018

Sacred Heart Chapel on Second Floor of Sanatorium



Journal Photo by Barbaraellen Koch

Chapel Windows Were Once Stained Glass



Journal Photo by Barbaraellen Koch

Plaster-of-Paris Decorations in Chapel

City of Santa Fe, New Mexico

memo

DATE: 28 July 1998
TO: Historic Design Review Board Members
VIA: Cyrus Samii, Acting Planning Division Team Leader *CS*
FROM: Heather L. Pierson, Historic Preservation Planner *HP*

ITEM & ISSUE:

Consideration of a "Contributing" Status

ADDRESS 228 East Palace Avenue

REFERENCE ATTACHMENTS (Sequentially):

CITY SUBMITTALS

- Case Synopsis
- District Standards
- State Historical Survey Sheet
- Minutes of _____
- Other _____

APPLICANT SUBMITTALS

- Proposal Letter
- Vicinity Map
- Site Plan/Floor Plan
- Elevations
- Photographs
- Other _____

STAFF RECOMMENDATION:

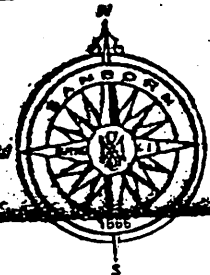
Staff acknowledges the requirements for a designation of "contributing" have been met. Staff recommends that the subject building be designated as "contributing."

BACKGROUND & SUMMARY:

The subject building was constructed by 1952 as a hospital, and was designed by John Gaw Meem, a preeminent architect in 20th Century Santa Fe. The hospital is one of the few hospital buildings designed by Meem. Much of the architectural integrity has been retained.

It is the opinion of Staff that the building, under the provisions of Section 14-70.71 SFCC 1987 and Section 14-70.72 SFCC 1987 meet the requirements for a "contributing" status.

b:srhp\vililarivera.mem



THIS SANBORN MAP IS A CERTIFIED
 PRODUCT PRODUCED BY SANBORN FROM ITS ARCHIVAL
 INFORMATION ON THIS MAP IS DERIVED FROM
 SANBORN FIELD SURVEYS CONDUCTED IN

1948
 (year)

8

JAN. 1930
SANTA FE
 N. MEX.

OTERO ST.

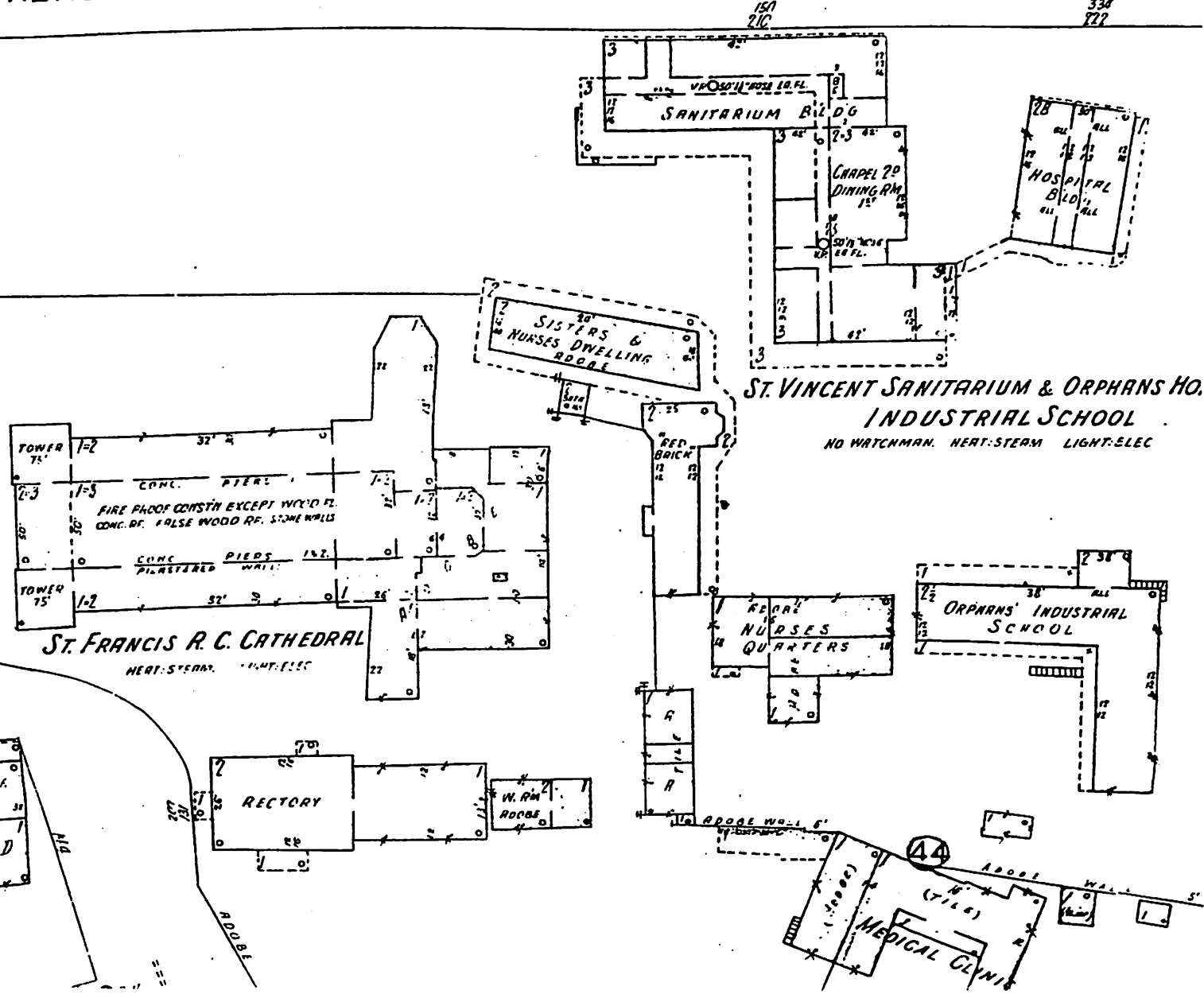
CIENEGA ST.

PALACE AV.

AV.

4" W.P. x 6" W.P.

D.H.

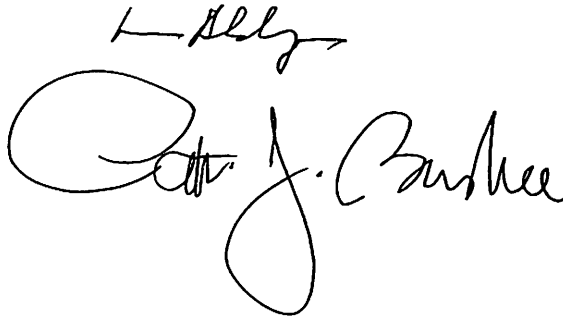


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CITY OF SANTA FE, NEW MEXICO

RESOLUTION NO. 2001- 16

INTRODUCED BY:



A RESOLUTION

CALLING FOR A JOINT MEMORIAL OF THE STATE LEGISLATURE DIRECTING THAT THE SALE OF THE MARIAN HALL BUILDING AND LA VILLA RIVERA BUILDING BE NEGOTIATED TO ENSURE THAT ANY REDEVELOPMENT OF THE PROPERTY IS IN THE PUBLIC INTEREST, CONSISTENT WITH THE HISTORIC CHARACTER OF THE BUILDING AND THE AREA IN WHICH THEY ARE LOCATED AND MAXIMIZES MIXED USE AND ECONOMIC DEVELOPMENT IN THE SANTA FE DOWNTOWN AREA.

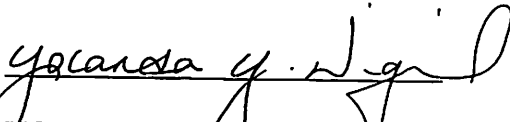
WHEREAS, it is in the public interest to encourage diversity of housing types and opportunities for small local business in the core urban areas of the City of Santa Fe; and

WHEREAS, the Marian Hall Building and La Villa Rivera Building, located on East Palace Avenue, and Paseo de Peralta, in Santa Fe, New Mexico, (also known as the old St. Vincent Hospital) are presently owned and utilized by the State of New Mexico; and

WHEREAS, the City of Santa Fe has designated Marian Hall a significant building and La Villa Rivera a contributing building to the Downtown and Eastside Historic District; and

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ATTEST:


YOLANDA Y VIGIL, CITY CLERK

APPROVED AS TO FORM:



PETER A. DWYER, CITY ATTORNEY



Prior to submitting a commercial building permit, applicants for commercial developments may request a preliminary zoning review. The CPZR is not required prior to submitting for building permit and does not grant zoning approval for a building permit. The final zoning approval will be performed at the time of building permit. Applicants must submit complete and accurate information for review. Incomplete submittals will not be processed. All CPZR requests must submitted to Current Planning via zoningcounter@santafenm.gov

PROJECT INFORMATION table with fields: Date, Property Owner of Record, Applicant/Agent Contact, Site Address, Suite or Space #, Subdivision Name, Lot #, Block #, Total Roofed Area (square feet), Lot Coverage %, Lot Size (square feet), Proposed Construction Description, Please include the following for review, Zoning District, Proposed Setbacks, Minimum Setbacks, Proposed Height.

ADDITIONAL SUBMITTALS table with fields: Y N Site Visibility Triangle, Y N Escarpment, Y N Flood Plain

This hereby certifies that the information provided for preliminary zoning review is accurate and will not be modified without consulting the Land Use Department staff prior to submittal for a building permit.

_____ Owner Applicant Agent

To Be Completed by Land Use Staff

PRELIMINARY REVIEW STATUS table with fields: Preliminarily Reviewed, Reviewed w/ conditions, Denied, Comments/Conditions, Preliminary Zoning Review completed by, Date, Preliminary Zoning Review #