



**City of Santa Fe**  
Land Use Department  
200 Lincoln Ave.  
Santa Fe, New Mexico 87504-0909

**PROJECT** 2024-009207-HDRB, 710 Canyon Rd., Downtown & Eastside Historic District, Contributing,  
**DESC:** Conron & Woods Architects, agent for Anna Marie Hamilton, owner, requests a historic status review with primary facade(s) designation, if applicable, for a residential structure.

**CASE NUMBER:** 2024-009207--HDRB

**PROJECT TYPE:** Historic Status Review

**LOCATION:** 710 CANYON RD  
Santa Fe, NM 87501

**CONTACTS:** Applicant

CONRON AND WOODS 1222 LUISA ST STE A  
ARCHITECTS SANTA FE, NM 87505

Property Owner

Anna M Hamilton

## BOARD ACTION

This is to certify that the Historic Districts Review Board (HDRB) acted on your request at their hearing on Oct 22, 2024. The decision of the Board was to retain the status as contributing to the Downtown and Eastside Historic District and to designate the north elevation or facade 1 as the primary facade.

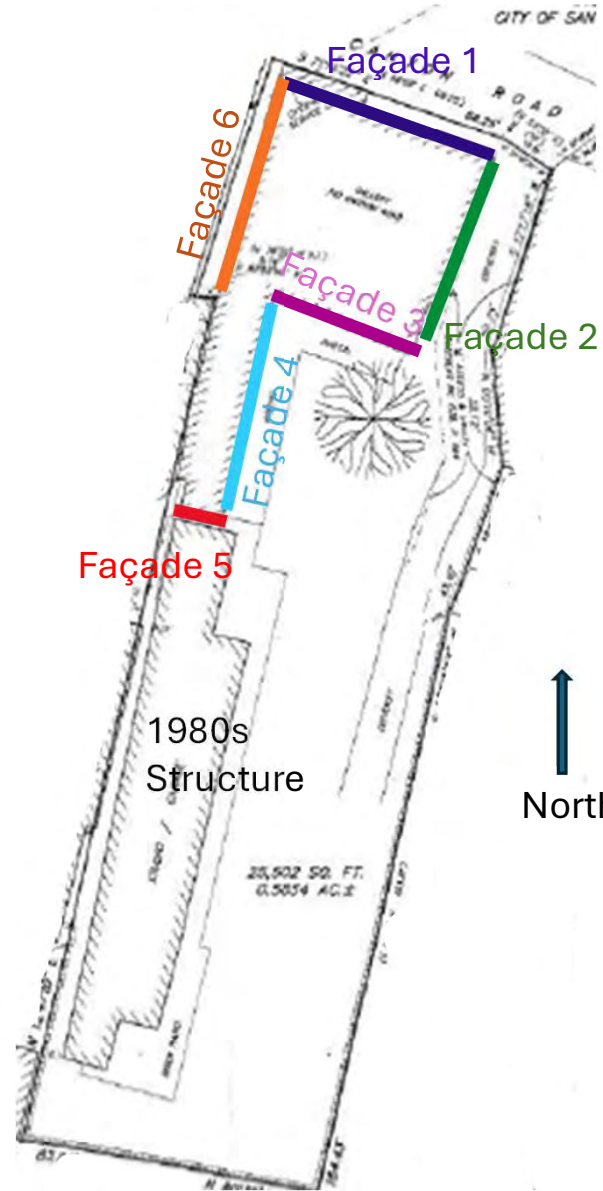
For further information please call 505-955-6605.

Sincerely,

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Lani McCulley

**NOTE:** Applicant can use this action letter to apply for construction permit, but the permit shall not be released until the end of the appeal period which starts on the date of filing of the Findings and Conclusions in the City Clerk's office (SFCC 14-3.17(D)). Your permit will be denied if any changes on plans that were not approved by the HDRB or if conditions of approval are not met. **Please attach copies of this letter to all sets when submitting for construction permits.**





Recommended  
Primary  
Façade:  
North or  
Façade 1

↑  
North

# Historic Cultural Properties Inventory (HCPI) Base Form (FORM 1)

*Historic Preservation Division, New Mexico Department of Cultural Affairs*

**Date of Form: September 20, 2024; Revised September 23, 2024**

For HPD Office use only: HCPI No. _____ District No. _____ NRHP <input type="checkbox"/> SRCP <input type="checkbox"/> Criteria <u>  </u> A <u>  </u> B <u>  </u> C <u>  </u> D		
1. Name of property:  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	2. Location:  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	3. Local Reference Number: Santa Fe ID: N/A  4. County: Santa Fe Parcel # 12554880
5. Property Type: <input checked="" type="checkbox"/> Buildings: 1 house/gallery & wing <input type="checkbox"/> Structures: <input type="checkbox"/> Site <input type="checkbox"/> Object		
6. Date of Survey: August 26, 2024		
7. Previous Survey Date(s): <input type="checkbox"/> Yes: <input type="checkbox"/> No: No previous survey located		
8. Name of Project: HDRB Status Evaluation		
9. Lat/Long: 35.6807268,-105.9284561		
10. Photo Information: Giulia Caporuscio, photographer. Photo 1: View of north (Canyon Road) elevation. Camera facing south.		
11. Brief Description of the Property:  <p>The property consists of a rectangular 0.6-acre parcel running from north to south. It includes the Front Building, a former house, and a separate structure, the back building, built in the 1980s which contains an apartment, a laundry room, and a six-car garage. This survey only covers the front building and its wing.</p> <p><b>Continued on Page 5.</b></p>		
12. Who uses the property? Private gallery		
13. Construction Date: Date: Before 1912 <input checked="" type="checkbox"/> Known <input type="checkbox"/> Estimated Source: <b>1912 King's map</b>		
14. Setting: <input checked="" type="checkbox"/> Suburban <input type="checkbox"/> Rural <input type="checkbox"/> Village <input type="checkbox"/> Urban If Urban: <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Residential <input type="checkbox"/> Public		
15. Relationship to Surroundings: <input type="checkbox"/> Similar <input checked="" type="checkbox"/> Dissimilar – Gable-front form Comments: N/A		



# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

Historic Preservation Division, New Mexico Department of Cultural Affairs

For HPD Office use only: Please complete HCPI FORM 1 before completing FORM 2  
 HCPI No. \_\_\_\_\_ District No. \_\_\_\_\_ NRHP \_\_\_\_\_ SRCP \_\_\_\_\_ Criteria    A    B    C    D

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**ARCHITECTURAL AND CONSTRUCTION DETAILS:**

6. Visible Construction Material:  <input checked="" type="checkbox"/> Adobe <input type="checkbox"/> Brick <input type="checkbox"/> Composition <input type="checkbox"/> Concrete: Block  <input type="checkbox"/> Concrete: Cast Stone <input type="checkbox"/> Concrete: Poured <input type="checkbox"/> Earth Plaster <input type="checkbox"/> Masonry: Simulated  <input type="checkbox"/> Metal: Corrugated <input type="checkbox"/> Metal: Structural Siding <input type="checkbox"/> Metal: V-Crimp <input type="checkbox"/> Stone: Random Ashlar  <input type="checkbox"/> Stone: Random Coursed <input type="checkbox"/> Stone: River Rock <input type="checkbox"/> Stone: Rusticated <input type="checkbox"/> Stone: Tabular  <input checked="" type="checkbox"/> Stucco: <input type="checkbox"/> Tile: Clay <input type="checkbox"/> Vinyl Siding <input type="checkbox"/> Wood: Board and Batten  <input type="checkbox"/> Wood: Horizontal Siding <input type="checkbox"/> Wood: Jacal <input type="checkbox"/> Wood: Log <input checked="" type="checkbox"/> Wood: Shingle: gable face  <input type="checkbox"/> Wood: Tongue and Groove <input type="checkbox"/> Other:	7. Number of Stories: <u>  </u> N/A Number: <u>  </u> 1 <input checked="" type="checkbox"/> <u>  </u> 1 1/2 <input type="checkbox"/> <u>  </u> 2 <input type="checkbox"/> <u>  </u> 2 1/2 <input type="checkbox"/> Other: _____  8. Foundation: <u>  </u> N/A <input checked="" type="checkbox"/> Not visible <input type="checkbox"/> None <input type="checkbox"/> At Grade <input checked="" type="checkbox"/> Raised: East elevation Materials: <input checked="" type="checkbox"/> Concrete: <u>  </u> Stone Other: Notes  9. Roof: <u>  </u> N/A  Shape: <input checked="" type="checkbox"/> Flat: Wing <input type="checkbox"/> Gabled: Front Building <input type="checkbox"/> Hipped <input type="checkbox"/> Pyramidal <input type="checkbox"/> Shed <input type="checkbox"/> Other: Pitch: <input type="checkbox"/> None <input type="checkbox"/> Low <input checked="" type="checkbox"/> Medium <input type="checkbox"/> Steep Features: <input checked="" type="checkbox"/> Eave: <input type="checkbox"/> Parapets Materials: <input checked="" type="checkbox"/> Asphalt <input type="checkbox"/> Earth <input type="checkbox"/> Composition shingle <input type="checkbox"/> Metal: Pressed <input type="checkbox"/> Composition Roll <input type="checkbox"/> Metal: Corrugated <input type="checkbox"/> Metal: Standing Seam <input type="checkbox"/> Metal: Standing Seam <input type="checkbox"/> Tile: Terra Cotta <input type="checkbox"/> Wood: Shingle Other: Metal
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10. Window Types <table border="1" style="width: 100%; border-collapse: collapse; margin-top: 10px;"> <thead> <tr> <th>Operation</th> <th>Material</th> <th>Glazing</th> <th>Number</th> </tr> </thead> <tbody> <tr><td>Casement</td><td>Wood</td><td>1</td><td>1</td></tr> <tr><td>Casement (grouped)</td><td>Wood</td><td>1</td><td>2</td></tr> <tr><td>Casement (grouped)</td><td>Wood</td><td>6/1</td><td>1</td></tr> <tr><td>Casement (grouped)</td><td>Wood</td><td>6</td><td>1</td></tr> <tr><td>Casement (grouped)</td><td>Wood</td><td>8</td><td>1</td></tr> <tr><td>West elev.? (grouped)</td><td>Wood</td><td>2/1 ?</td><td>1</td></tr> <tr><td>Hung Sash</td><td>Wood</td><td>1/1</td><td>1</td></tr> <tr><td>South elev. Attic (grouped)</td><td>Wood</td><td>1</td><td>1</td></tr> </tbody> </table>	Operation	Material	Glazing	Number	Casement	Wood	1	1	Casement (grouped)	Wood	1	2	Casement (grouped)	Wood	6/1	1	Casement (grouped)	Wood	6	1	Casement (grouped)	Wood	8	1	West elev.? (grouped)	Wood	2/1 ?	1	Hung Sash	Wood	1/1	1	South elev. Attic (grouped)	Wood	1	1	11. Door Types <table border="1" style="width: 100%; border-collapse: collapse; margin-top: 10px;"> <thead> <tr> <th>Type</th> <th>Style</th> <th>Material</th> <th>Number</th> </tr> </thead> <tbody> <tr> <td>Single-Leaf</td> <td>Full Light</td> <td>Wood</td> <td>3</td> </tr> </tbody> </table> <p style="margin-top: 10px;">Based on visibility and access during survey.</p>	Type	Style	Material	Number	Single-Leaf	Full Light	Wood	3
Operation	Material	Glazing	Number																																										
Casement	Wood	1	1																																										
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Single-Leaf	Full Light	Wood	3																																										

12. Chimneys <input checked="" type="checkbox"/> N/A	13. Porches <u>  </u> N/A Type: <input type="checkbox"/> Entry <input type="checkbox"/> Partial-Width <input type="checkbox"/> Full-Width <input checked="" type="checkbox"/> Wrap: L-Shape
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14. Other Significant Features N/A

15. Modifications:     No known modifications

1. Various modifications of façade details and window heads: post-1913: historic photograph
2. East elevation ground level addition c.1967: aerial photographs
3. Modification of wing: starting in c.1967 and continuing into 1990s: aerial photographs, architectural drawings, and material and visual evidence
4. Removal of west door of front façade and filling in of opening: 1983 photograph

16. Primary Architectural Style  Not Applicable

- Art Deco/Streamline Moderne     Gothic Revival     Mission Revival     Pueblo     Spanish-Pueblo Revival
- Bungalow/Craftsman     International     Neo-Classical     Queen Anne     Territorial
- Colonial Revival     Italianate     Northern NM     Ranch     Territorial Revival
- Folk Victorian     Mediterranean     Prairie     Spanish-Colonial     Tudor Revival

Notes:  Other: Vernacular with Craftsman gabled roof

17. Documents Available and Their Locations

Historic Preservation Division  
 Land Use Department  
 City of Santa Fe  
 200 Lincoln Avenue  
 Santa Fe, NM 87504  
 (505) 955-6605  
<https://www.santafenm.gov/land-use/historic-preservation>

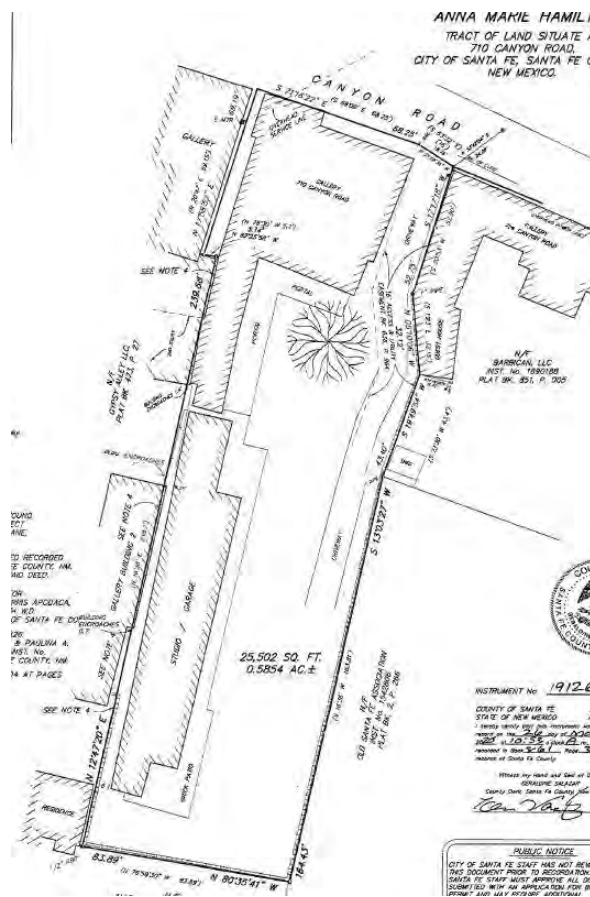
Archaeological Records Management Section  
 Laboratory of Anthropology  
 708 Camino Lejo  
 Santa Fe, NM 87501  
 (505) 476-1320  
<https://nmhistoricpreservation.org/arms.html>

SITE:

18. Attached or Associated Properties: 1980s back building

Are associated properties eligible for listing:

19. Site Plan: Portion of 2020 survey plat. Courtesy of Del Rio Surveys, Inc..



# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

*Historic Preservation Division, New Mexico Department of Cultural Affairs*

For HPD Office use only: HCPI No. _____ District No. _____		<i>Please complete HCPI FORM 1 before completing FORM 2</i>		
		NRHP	SRCP	Criteria
		A B C D		
1. Name of property:  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	2. Location:  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	3. Local Reference Number: Santa Fe ID: N/A		
		4. County: Santa Fe		
		5. Date of Survey: August 26, 2024		

## **Architectural Description Continued**

### **Front Building**

The main building facing Canyon Road is a thick adobe-walled square with a pitched roof, which was likely added after the original construction. Attached to it is a long section, the wing, that historically contained separate rooms. The front building was probably built in the early 20th century, but its back has been modified in recent decades. There have also been changes to its facade, mainly involving the removal of a door and architectural details. It contains a gallery, a kitchen, and two restrooms. None of the original residential spaces remain. The wing has been more modified with new walls, a roof, and a non-historic entryway

### **North (Façade) Elevation**

The front of the building overlooks Canyon Road and features a wide, medium-pitched gable roof with a Craftsman influence (Photos 1 & 2). This style is characterized by unpainted patterned shingles, knee braces, and grouped 6/1 narrow wood windows in the attic. The ground-level portion of the house is quite different in style. It has thick adobe walls with a few openings containing pedimented windows and one door. At the east end of the building, there is an inset porch lined with stout square posts.

The opening at the west end holds three 8-light wood sash set deeply into the wall (Photo 3). The windows have a narrow muntin pattern; it is unclear if they are original. A historic photograph of the building from around 1913 shows what appears to be a narrower opening at this location, without a pedimented head (Figs. 2 & 3). Adjacent to the window stood a door that has since been removed, with its opening filled (Fig. 11). The portal has a door and window set near the east end. These comprise a full-light door and a 1/1 hung sash window. Both are surmounted by pedimented heads (Photos 5 & 6).

Looking again at the 1913 photo shows that the porch posts have been simplified and given a stocky, late Pueblo style look. This alteration also removed or stuccoed over of wood trim (Fig. 3).

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### **East Elevation**

The building's east side is situated along a gravel driveway and has simple fenestration with only one window opening. This window consists of three six-light sash (Photo 7). The east wall is supported by a raised concrete foundation, indicating that it was reconstructed due to adobe failure.<sup>1</sup>

### **South Elevation**

The ground level of the south elevation features an addition that, based on aerial photographs, was constructed between 1966 and 1973 (Photo 8). Most of this addition is obstructed by a large Sequoia tree which was planted by the previous owner, Oliver Seth, in 1966.<sup>2</sup>

The flat roof and frame addition has a single opening near the west end containing a glazed door. A new portal traces its edge and continues along the wing. The upper level of the old house maintains the Craftsman-like feel but without the shingled siding. Paired single-light windows pierce the center of the gable.

### **West Elevation**

Sitting close to a neighboring property, the west elevation has a single window at the bathroom (Photo 9).

### **Wing**

The long and narrow wing is a combination of older and more recent construction with a mix of adobe and concrete masonry unit walls (Photo 10, Fig. 12). A modern portal shelters its east facade, which is broken by several openings holding recent windows and a door (Photo 11). The windows are single-light, crank-out casement, and the door is fully glazed (Photo 12). The west side of the wing abuts a neighboring wall and has no openings.

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<sup>1</sup> Anna Marie Hamilton, telephone conversation with John W. Murphey, August 13, 2024.

<sup>2</sup> Anna Marie Hamilton, email communication to John W. Murphey, September 17, 2024.

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A 1966 aerial photograph shows the wing composed of three separately roofed structures (Fig. 6). These spaces may have had a utilitarian use before the property was first converted into a gallery. By 1973, they had been unified with one roof and a portal (Fig. 7).

## Historical Overview

In the late 1980s, Juan Hamilton — the former assistant and confidant of Georgia O’Keeffe and an artist in his own right — took on an adobe home on Canyon Road. He changed its interior radically, transforming the space into a “1980s, New York City-style” art gallery.<sup>3</sup> The building was the former home of Seferino and Paulina Alarid. It had been moved out of domestic use in 1967 when it became the Canyon Road Gallery. Hamilton later named his creation Tantalus and has used it as a private gallery to display his sculpture since 1985.

## The Alarids

The famed arts district of Canyon Road began as a trail along the Santa Fe River, leading from Puebloan settlements in the valley to the mountains. It followed a river bench, providing a level grade conducive to movement. In colonial times it gained the name of “El Camino del Cañon” and served as a resource route to the mountains along with providing local access to agricultural plots along the river. These long, narrow lots began to fill in with adobe homes fronting the road in the late 19th century.

Seferino Alarid acquired the lot where the gallery now stands in 1906 from the Sena family.<sup>4</sup> By 1912, as shown on the King’s map, the front lot was occupied by the subject building, which consisted of a square mass facing Canyon Road with a wing behind it (Fig. 1). The age of the house likely predated the map by so many decades. With some evident hyperbole, a newspaper account from the 1960s called it “one of the oldest in the city.”<sup>5</sup> But tracing Spanish language deeds before statehood is another pursuit. The

<sup>3</sup> Hamilton, telephone conversation, August 13, 2024.

<sup>4</sup> Documento Gorantiazado, Cresencia G. de Sena and others to Seferino Alarid and Paulina G. de Alarid, recorded August 20, 1906, Book O1/Page 307, Instrument # 1912000273, Santa Fe County, New Mexico.

<sup>5</sup> “Mrs. Seth’s Gallery is Opening Today,” *Santa Fe New Mexican*, June 11, 1967, D-3.

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second lot owned by Alarid to the south was left undeveloped. He would deed this piece to his son Benjamin Alarid. Benjamin would build a house on the property, addressed 777 Acequia Madre, along with a blacksmith shop.<sup>6</sup>

The federal population census from two years prior showed Seferino and Paulina living on Canyon Road, although no specific address was provided.<sup>7</sup> The household consisted of six children ranging in age from two to 27. At the time, 54-year-old Seferino worked as a blacksmith and was listed as the owner of his business. Subsequent city directories confirm that the Alarid family resided at a house addressed 710 Canyon Road.

By 1930, as recorded in the census of that year, Seferino and Paulina were living alone on the property.<sup>8</sup> At 74, Seferino had retired. Paulina Gonzales y Alarid died early on the morning of January 12, 1937, of influenza. She was 87. Following tradition, her body lay in state at home before the funeral mass.<sup>9</sup>

Seferino continued to live in the house on Canyon Road, and he opened it up as a polling place and a bus stop. He passed away in the house on the night of March 28, 1949. He was survived by only two children, his daughters Maria and Lucille.

His granddaughter, Paulina, and her husband, Carlos Spiess, later occupied the property. A roofer, Carlos, announced the opening of Spiess Roofing Service, located at 710 Canyon Road (Fig. 8) in 1958. It can be assumed that the house served as his office and the property as a storage yard. The business was short-lived, as Spiess was implicated in a shooting on Cerrillos Road in 1961.<sup>10</sup> City directories indicate that other Alarid family members lived on the property during this time, and that Maria Alarid was the property owner.

<sup>6</sup> “777 Acequia Madre, Benjamin B. and Josefita P. Alarid House and Blacksmith Shed, Santa Fe, Santa Fe County, New Mexico,” *New Mexico Historic Cultural Properties Inventory 1 & 2*. Prepared for City of Santa Fe, Historic Districts Review Board, September 24, 2013.

<sup>7</sup> U.S. Census Bureau, 1910; Census Place: Santa Fe Ward 1, Santa Fe, New Mexico; Roll: T624\_918; Page: 11a; Enumeration District: 0223; FHL microfilm: 1374931.

<sup>8</sup> *Ibid*, Year: 1930; Census Place: Santa Fe, Santa Fe, New Mexico; Page: 3A; Enumeration District: 0003; FHL microfilm: 2341134.

<sup>9</sup> “Mrs. Alarid Passes Away,” *Santa Fe New Mexican*, January 27, 1937, 3.

<sup>10</sup> “Police Hold Spiess for Café Shooting,” *Santa Fe New Mexican*, October 22, 1961, 9. Spiess was later found not guilty.

# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

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The property was surveyed for the family in 1965. The resulting plat map showed the same house captured in the King’s map 53 years earlier but with a different dimension to the back wing (Fig. 9). Nothing further was added to the property aside from a small shed which may have been associated with Spiess’s former business. Two years later, Seferino and Paulino’s daughter, Lucille Alarid, and granddaughter, Paulina Spiess, sold it to Oliver and Jean Seth, who would use it as an art gallery.<sup>11</sup>

### **Jean Seth’s Canyon Road Art Gallery**

In 1967, at the age of 45, Jean Seth — who was not an artist — opened an ambitious gallery in the old Alarid-Spiess House. Jean MacGillivray was born in 1922 in Las Animas Valley, Colorado. Her father, Allen MacGillivray, immigrated with three brothers from Scotland to the New Mexico Territory to raise sheep.<sup>12</sup> He died before Jean was born, leaving her mother, Della Comer Grandella MacGillivray, to raise Jean and her two brothers on the family ranch. The work was likely difficult, and the family relocated to Santa Fe when Jean was six.<sup>13</sup>

Jean attended public schools in Santa Fe, leaving in 1940 to enter Mills College in Oakland, California. The college at the time was a prestigious liberal arts school with a strong emphasis on music, dance, and painting. It attracted many European Jewish emigres who were escaping the Nazis. Its roster during Seth’s time included modernist French composer Darius Milhaud. It was likely in this fertile setting that Seth was exposed to art.

After graduating from college, she moved to New York City and began working for the FBI as a paymaster.<sup>14</sup> A few years later, she returned to Santa Fe. She initially worked as a salesperson at Old Mexico Shop and later as a stenographer at First National Bank. In Santa Fe, she reconnected with Oliver Seth, a former schoolmate. Seth, from a prominent New Mexico family, was a Yale-educated attorney and a partner at the Seth

<sup>11</sup> Warranty Deed, Paulina A. Alarid Spiess and Lucille [Luz] Alarid to Oliver and Jean M. Seth, recorded April 10, 1967, Book 248/Page 219, Instrument # 1299526, Santa Fe County, New Mexico.

<sup>12</sup> Robin Martin, “Jean Seth: 1922-2013,” *Santa Fe New Mexican*, C-1.

<sup>13</sup> *Ibid.*

<sup>14</sup> *Ibid.*

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and Montgomery law firm. His father, O. C. Seth, had been Georgia O’Keeffe’s attorney.<sup>15</sup> Jean and Oliver got married in 1946.

When they acquired the old Alarid property on Canyon Road, Oliver was serving as a federal judge in the 10th Circuit Court of Appeals — a position he had been appointed to by President Kennedy.<sup>16</sup> Jean spent the spring and early summer of 1967 converting the old house into a gallery. A newspaper account described it as "completely restored and remodeled exposing old vigas and refinishing old floors."<sup>17</sup>

The Canyon Road Art Gallery opened on the afternoon of June 11, 1967, with Georgia O’Keeffe in attendance. It had twelve rooms, each devoted to a different style of art including traditional, modern, and Southwestern. Later that year, it showed the works of Bernique Longley, a painter and associate of Alexander Girard. The gallery displayed a variety of artwork, from the cowboy paintings of Charles Marion Russell to Marilyn Thuma, an unknown artist that O’Keeffe persuaded Seth to exhibit.<sup>18</sup>

The gallery had a significant impact in promoting local artists and initially two rooms were dedicated to showcasing their work. Jean's obituary mentions her role in advancing the careers of Ramon Kelley, Ben Ortega, Valerie Graves, and other local talents.<sup>19</sup>

The business soon took on the name Jean Seth’s Canyon Road Art Gallery and Jean managed it for 15 years. In 1982, she turned it over to her daughter, Laurel Seth. Laurel ran the gallery for two more years, until the family closed its doors on March 30, 1984 citing changes in the art world. That same year, the property was purchased by Juan Hamilton, Inc.

<sup>15</sup> Roxana Robinson, *Georgia O’Keeffe: A Life* (New: Harper & Row, 1989), 542.

<sup>16</sup> Scott Sandlin, “Judge Oliver Seth Dies,” *Albuquerque Journal*, March 29, 1996, D-3.

<sup>17</sup> “Mrs. Seth’s Gallery is Opening Today.”

<sup>18</sup> The artist was Marilyn Thuma (AKA Mym Tuma) who contacted O’Keeffe with a fan letter when she was student at Stanford University. Seth’s Gallery is Opening Today; “O’Keeffe & Me, Abstracts of Our Letters, Part Two: Our Visits,” <http://www.okeeffeandme.com/visit.ihtml.html>, accessed September 17, 2024; Calla Hay, “Paso Por Acqui,” *Santa Fe New Mexican*, August 4, 1971, 5.

<sup>19</sup> Martin, Jean Seth: 1922-2013,” C-1 and C-3.

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## Tantalus

The often-told story of Juan Hamilton — a 26-year-old potter knocking on the back door of Georgia’s O’Keeffe’s Ghost Ranch home looking for work — is mostly accurate. Hamilton, who was employed at nearby Ghost Ranch Presbyterian Center as a handyman, wanted to meet the famous artist. He had attempted this before and got nowhere. This time, he came alone. O’Keeffe initially rejected him but later reflected that Hamilton “came just the moment I needed him” (Fig. 10).<sup>20</sup>

John Bruce Hamilton was born in Dallas on December 22, 1945, where his father, Alan H. Hamilton, was completing a doctorate from the Dallas Theological Seminary. His father had traveled widely through Latin America, where he worked in child evangelism.<sup>21</sup> Juan moved to South America with his parents when he was six.<sup>22</sup> Growing up in Colombia, Ecuador, and Venezuela, Spanish became his primary language. O’Keeffe would later appreciate his command of Spanish, as it helped it with her staff. After twelve years of missionary work, the family returned to the United States after his father became the secretary of the Commission on Ecumenical Mission and Relations of the Presbyterian Church.<sup>23</sup>

Juan attended Hastings College in Nebraska, graduating with a double major in American literature and fine art.<sup>24</sup> As the Vietnam War escalated, he was classified as 4-F, missing the conflict.<sup>25</sup> He enrolled in New York University and spent six months in Japan, living with the family of a Japanese fisherman.

In 1969, he left for California and enrolled in Claremont Graduate School (Claremont Graduate University), where he studied sculpture under Henry Takemoto. While there, he met Victoria Weber, a fellow artist from Vermont. After attending only one semester,

<sup>20</sup> Quoted in Laurie Lisle, *Portrait of an Artist: A Biography of Georgia O’Keeffe*, New York: Washington Square Press, 1986, 403.

<sup>21</sup> “Alan H. Hamilton Gets Doctor Degree,” *The News-Herald* (Franklin, Penn.), September 6, 1946, 3.

<sup>22</sup> Anna Marie Hamilton, telephone conversation with John W. Murphey, September 21, 2024.

<sup>23</sup> “Alan Hamilton Named to Council Post for Presbyterian Missions,” *The News-Herald*, October 13, 1960, 2.

<sup>24</sup> Hunter Drohojowska-Philp, *Full Bloom: The Art of Georgia O’Keeffe*, New York: W. W. Norton & Company, 2004, 512.

<sup>25</sup> Hamilton, telephone conversation, September 21, 2024.

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Hamilton and Weber left Claremont and moved to Vermont, where they got married in November 1970.<sup>26</sup>

Reflecting the back-to-the-land movement of the time, Juan and Victoria "homesteaded" on a wooded lot in Brattleboro, where Juan built a log cabin warmed by a wood-burning stove.<sup>27</sup> They made pottery and grew organic vegetables, living the Vermont hippie lifestyle. However, their time in the woods didn't last long, as the couple divorced two years later.

Dejectedly, Hamilton moved back into his parents' home in New Jersey. Using their church connections, his parents got Juan a job at the Ghost Ranch Presbyterian Center, about a mile from O'Keeffe's home and studio. They wanted to keep their son on the straight and narrow path.<sup>28</sup>

O'Keeffe was startled by Hamilton's appearance at her screen door and sent him packing. She didn't have any work for him.<sup>29</sup> But thinking quickly of her situation, she stepped outside and called to Hamilton who had by then worked his way down her driveway: "Do you know how to pack a painting?"<sup>30</sup> Thus began a nearly 15-year relationship, with Juan serving first as a helper, moving to art assistant and traveling companion, and eventually becoming her manager and the executor of her estate.

He was much maligned in later years, being accused of undue influence over the artist's life and finances. However, following the contentious 1987 final settlement of her estate, the view of their relationship has become more nuanced.<sup>31</sup> They were both strong-willed artists who needed each other.

For his part, Hamilton brought new inspiration to O'Keeffe, teaching her how to sculpt with clay, giving her an artistic lifeline as her eyesight continued to deteriorate.<sup>32</sup> She

<sup>26</sup> Vermont State Archives and Records Administration; Montpelier, Vermont; accessed via Ancestry.com.

<sup>27</sup> Drohojowska-Philp, *Full Bloom*, 512.

<sup>28</sup> Hamilton, telephone conversation, September 21, 2024.

<sup>29</sup> Anna Marie Hamilton has heard the story that during this pause, O'Keeffe asked her cook whether Hamilton was handsome. When she heard affirmative, she changed her mind and called him back. Ibid.

<sup>30</sup> Robinson, *Georgia O'Keeffe*, 525.

<sup>31</sup> Ibid.

<sup>32</sup> Ibid., 530.

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could no longer paint, and clay became her medium. He elevated her stature, managing the production of her influential monograph, *Georgia O’Keeffe (1972)*, and worked to raise the price of her paintings. O’Keeffe served as Hamilton’s mentor, encouraging his art and giving him confidence. She bought him a kiln and installed it at Ghost Ranch. With her influence and connections, Hamilton was introduced to important art dealers, leading to his first show at the Robert Miller Gallery in New York.<sup>33</sup>

In 1984, Hamilton acquired the Art Gallery on Canyon Road through his connection with the Seths.<sup>34</sup> Initially, the work involved renovating the interior of the old Alarid house. Where Jean Seth exposed and polished vigas, he hid them. He attempted to incorporate other existing materials such as wood flooring, but when they proved to be too worn he introduced new materials to match.<sup>35</sup> The renovated gallery, was completed around 1985. It was later named Tantalus after the Greek mythological figure and Mount Tantalus, the volcanic cinder cone in Oahu.<sup>36</sup>

The settling of O’Keeffe’s estate and its attendant lawsuits consumed Hamilton’s time. Attempting to maintain his other house on Old Santa Fe Trail overextended him. Working with realtor Margo Cutler, he put the Canyon Road property up for sale in 1986. A real estate ad from that year described it as an “[i]ncredible contemporary space with multiple commercial possibilities. Glowing pale oak floors, clean lines, plenty of parking.”<sup>37</sup>

Hamilton eventually pulled the listing and moved into the house around 1987 with his wife, Anna Marie, and their two children.<sup>38</sup> They lived on the property on a part-time basis until 1994. The front building was a showcase for his sculptures. The property did not include a studio or kiln; Hamilton did most of his creative work at his residence in Abiquiu.

<sup>33</sup> Hamilton, telephone conversation, September 21, 2024.

<sup>34</sup> Hamilton, email communication, September 17, 2024.

<sup>35</sup> Ibid.

<sup>36</sup> Ibid.

<sup>37</sup> Margo Cutler [advertisement], *Santa Fe New Mexican*, May 4, 1986, D-9.

<sup>38</sup> Hamilton, email communication, September 10, 2024.

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During this period, Hamilton built the back house and made other improvements. These were all reviewed by the Historic Design Review Board and permitted by the City of Santa Fe. Juan and Anna Marie moved back into the house about five years ago.

The old building now sits quietly along the street, with no signage and only a rusty bell hanging from the front gable that Juan found many years ago in an antique store.<sup>39</sup>

### **Evaluation of Historical Status**

Constructed before 1912, the front building has interest for its hybrid vernacular form and Craftsman style. While its façade has experienced some fenestration alteration and a simplification of detail, it is being recommended as the primary façade. The rear elevation and wing have experienced too many changes, which have affected the historic integrity aspects of design, materials, and workmanship.

While artist Juan Hamilton owns the building, and lived in it for a time, other properties better convey his biography and period of creative work.

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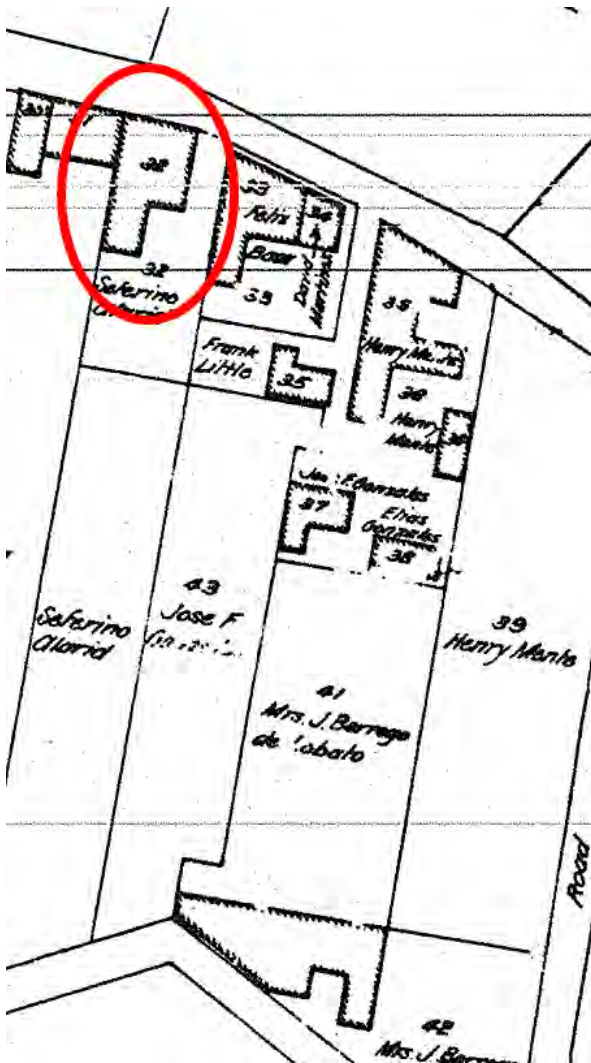
<sup>39</sup> Hamilton, email communication, September 17, 2024.

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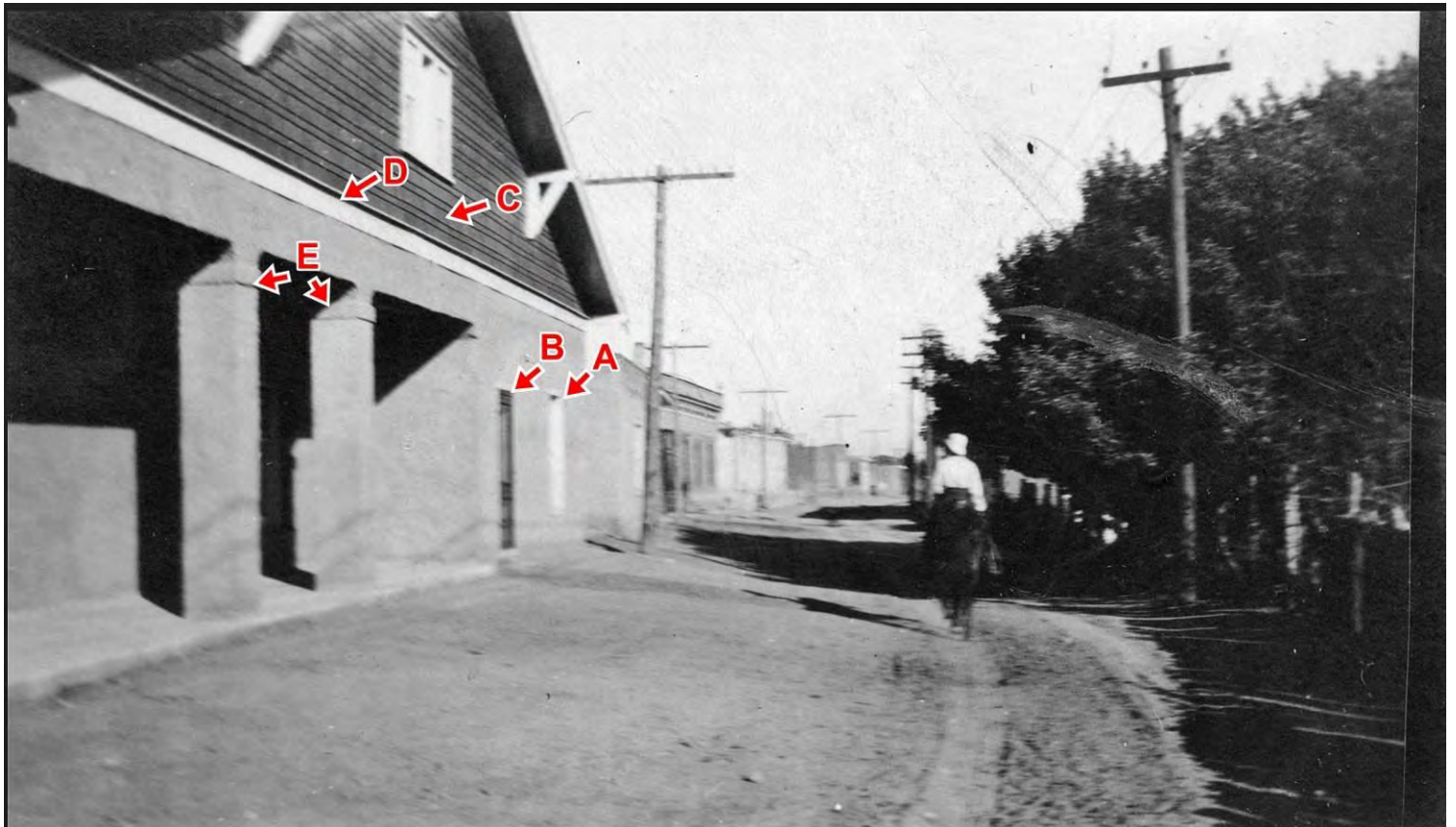
## Illustrations



**Figure 1: N. L. King, "Official Map of the City of Santa Fe," 1912. Subject building circled.**

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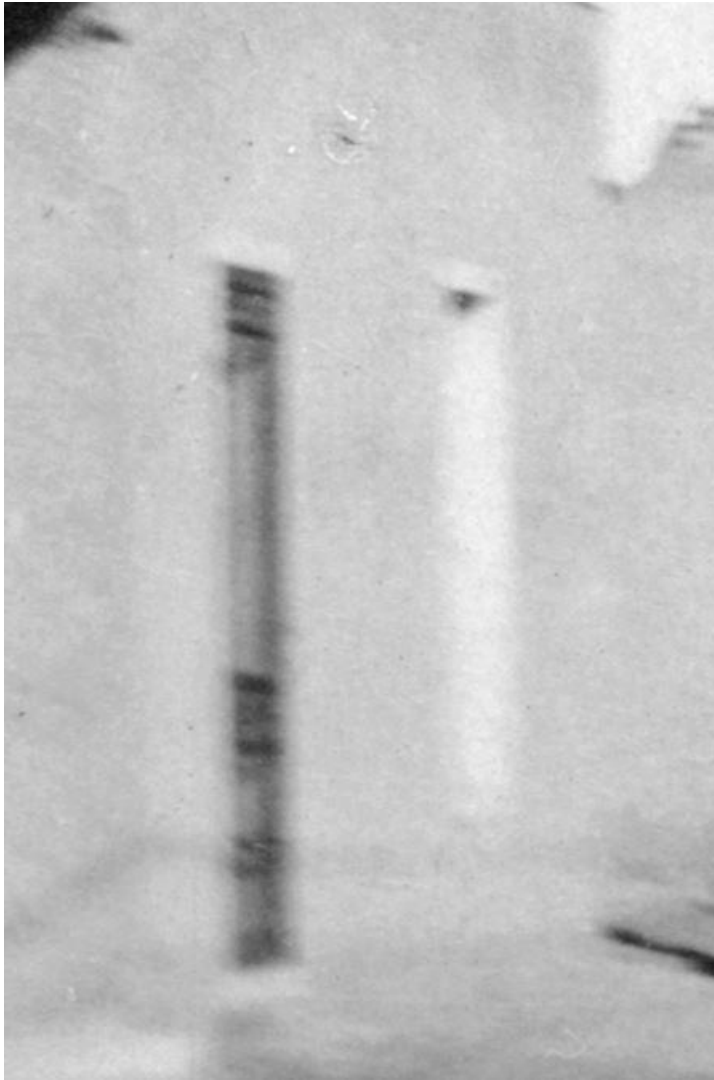
**Figure 2: Façade, c.1913. A. West window appears to be narrower and does not have pedimented head; B. presence of door; C. different type of gable cladding; D. presence of wood trim or frieze; E. capital on porch supports.**

Title: Coming home on Canyon Road early in the morning, Santa Fe, New Mexico  
 Date: 1913?. Negative Number: 042882. Courtesy of the Palace of the Governors Photo Archives (NMHM/DCA). Study copy only; not for reproduction.

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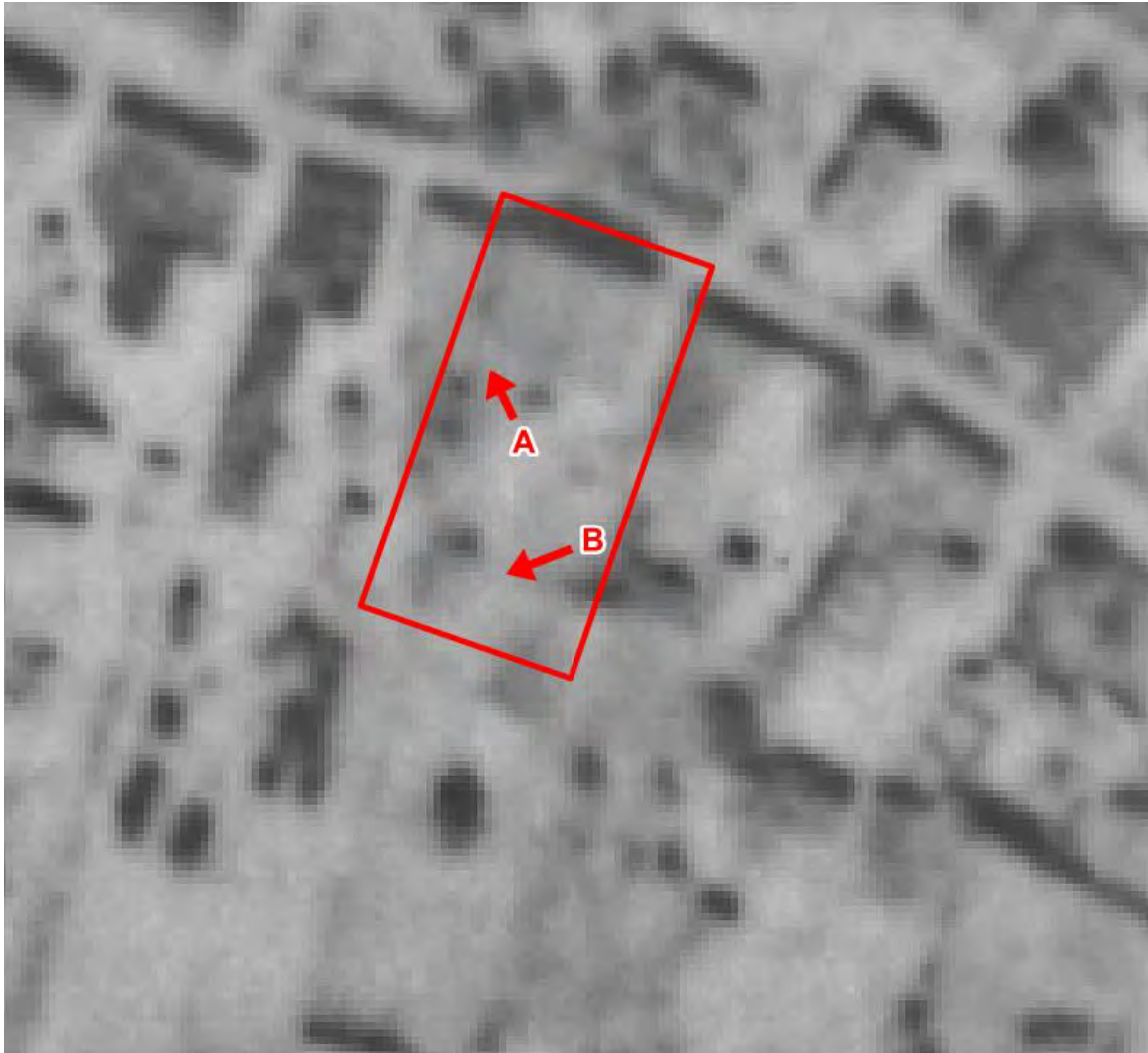


**Figure 3: Blowup of Figure 2 showing west door and window.**

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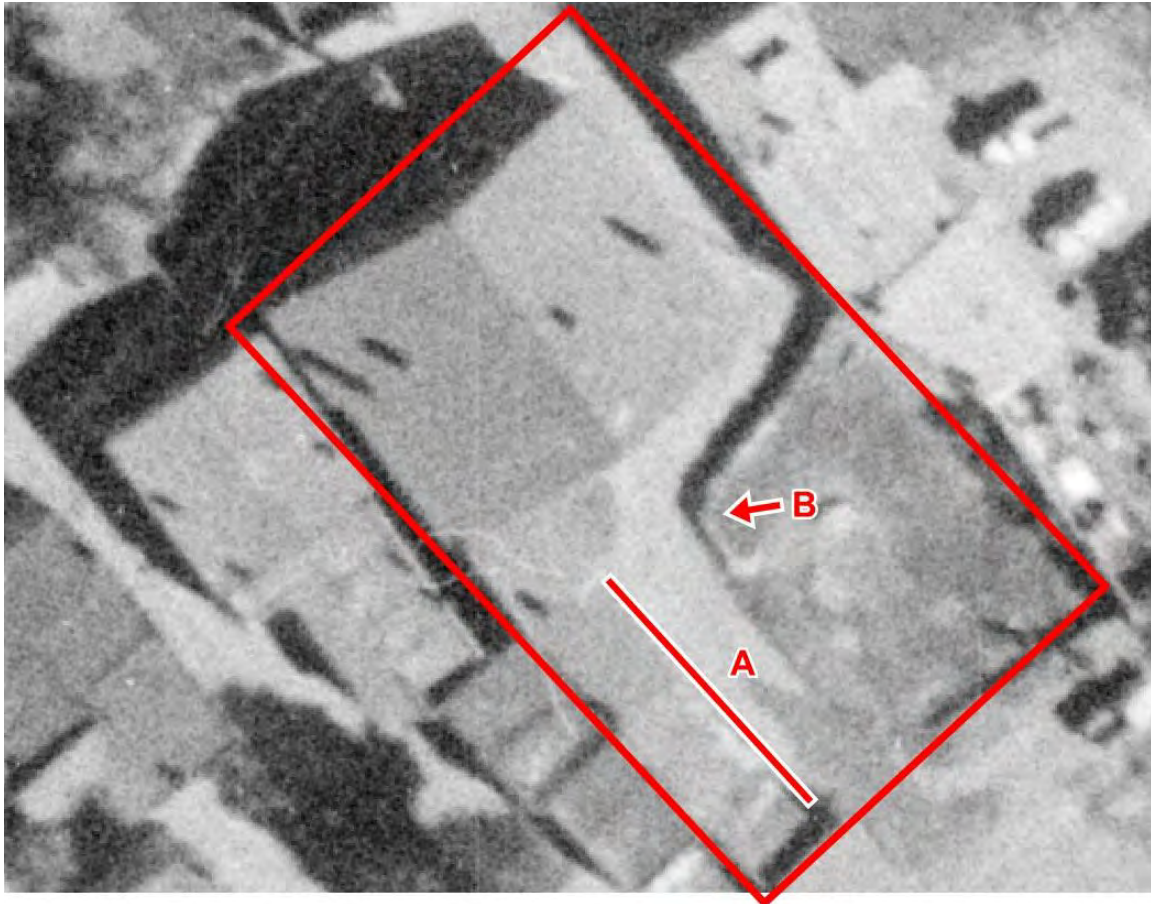


**Figure 4: October 25, 1948, aerial photograph. A. The wing does not appear to exist as a unified structure; B. potentially a separate dwelling or shed.**

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**Figure 5: November 10, 1958, aerial photograph. A. existence of wing; B. presence of wall (removed).**

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**Figure 6: May 2, 1966, aerial photograph. Wing consists of separately roofed structures with a short portal at corner (arrow).**

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**Figure 7: May 11, 1973, aerial photograph. A. ground-level addition; B. structures of wing unified under one roof; portal is present.**

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Figure 8: April 10, 1958, advertisement for Spiess Roofing Service. Courtesy of the *Santa Fe New Mexican*.

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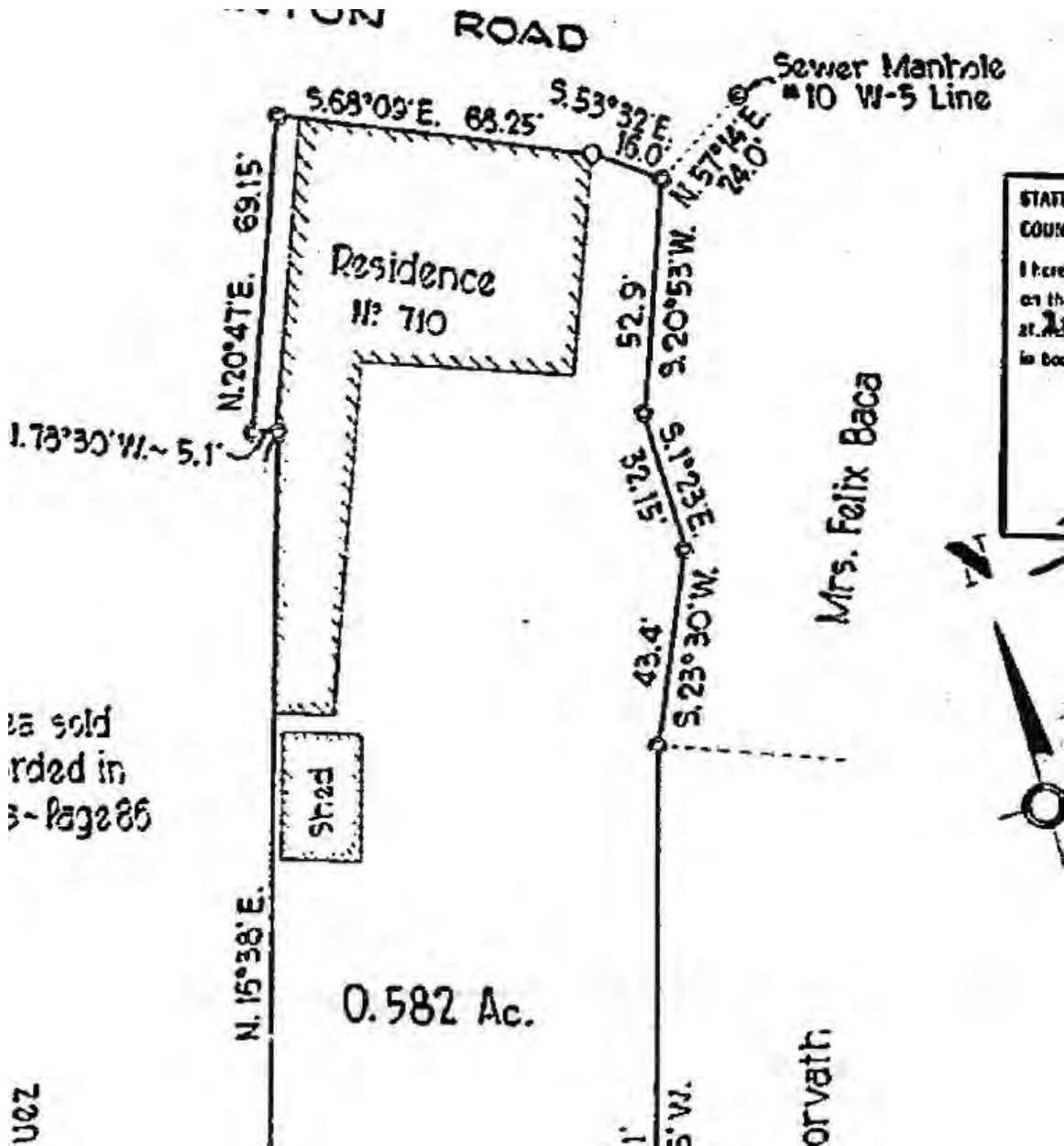
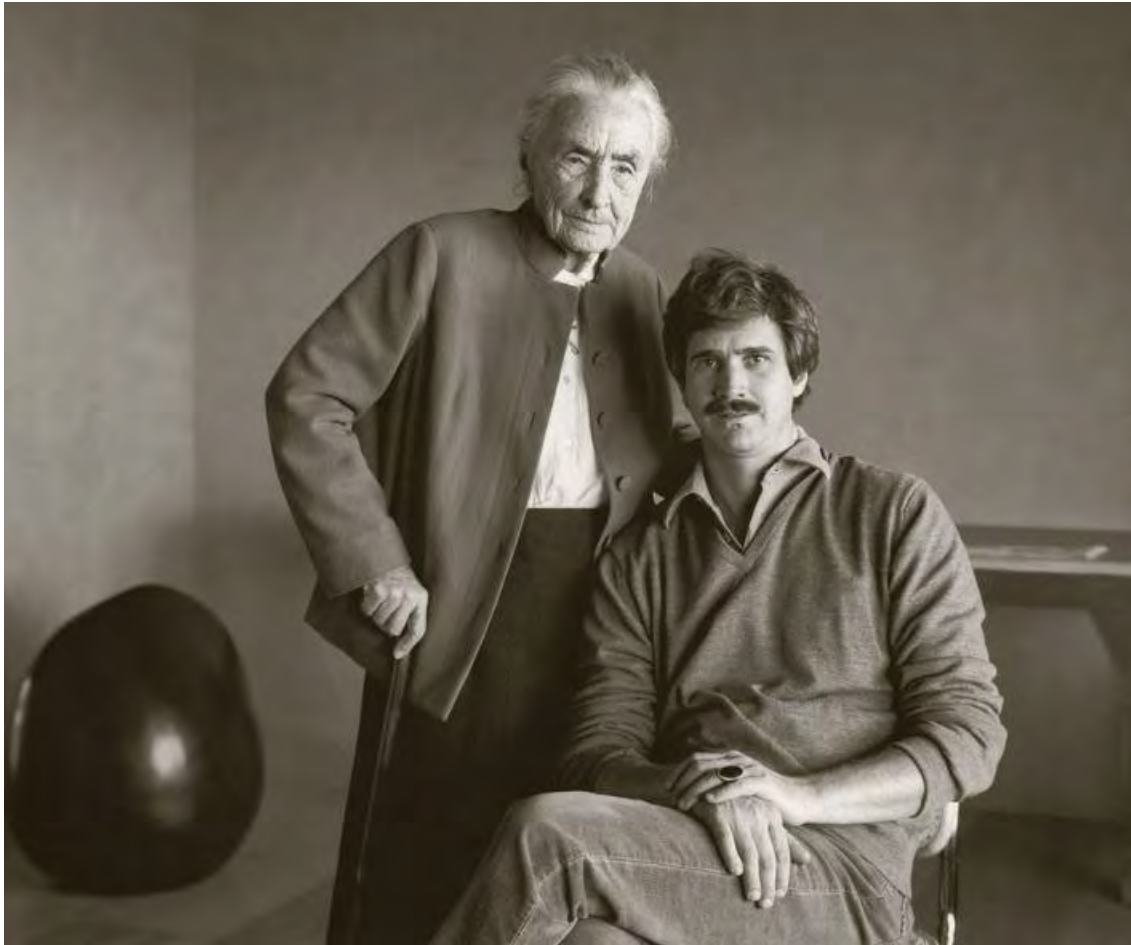


Figure 9: 1965 survey plat. The shed has been removed. Courtesy of the Santa Fe County Clerk.

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**Figure 10: 1983 photograph of Georgia O’Keeffe and Juan Hamilton. Will Craft, photographer. Courtesy of Harpersbizarre.com.**

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**Figure 11: Crop and blowup of 1983 photograph showing presence of west door or window (arrow).**

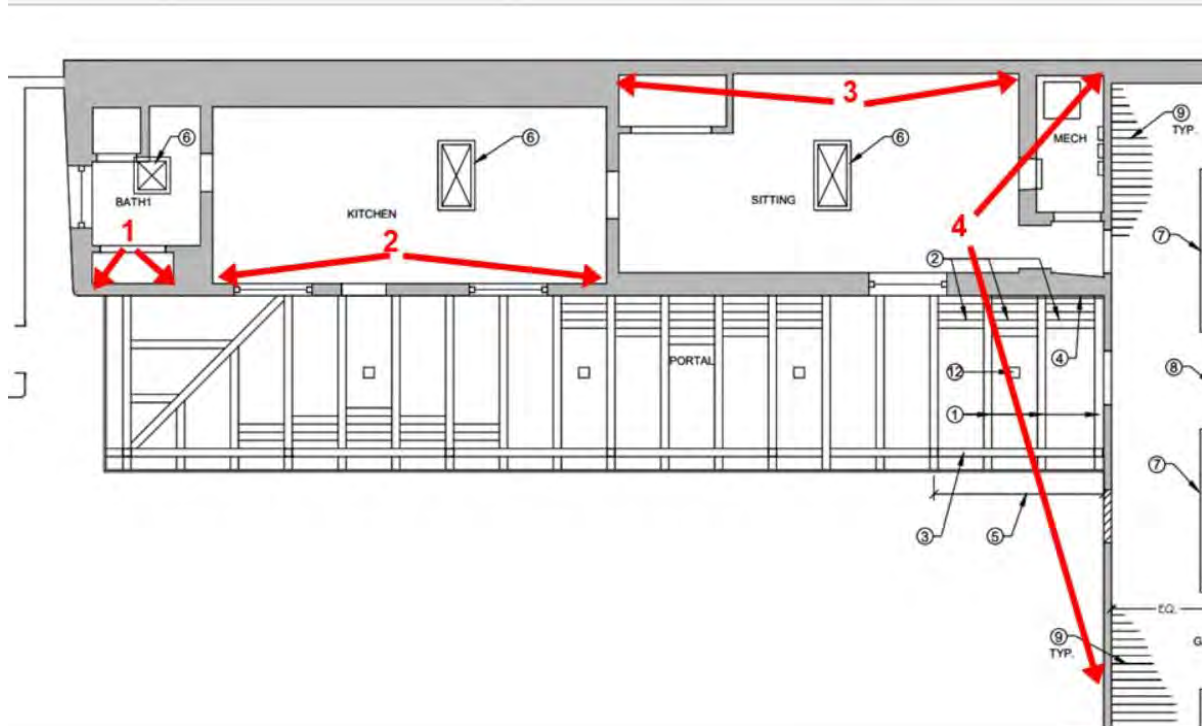
Title: Canyon Road, Santa Fe, New Mexico

Date: 1983. Negative Number: 122865. Courtesy of the Palace of the Governors Photo Archives (NMHM/DCA). Study copy only; not for reproduction.

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**Figure 12: Wall composition of wing. 1 & 2. CMU; 3. CMU; 4. Frame. The thicker walls are adobe. Drawing courtesy of Conron & Woods Architects.**

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**Survey Photographs**

(All images taken by Giulia Caporuscio on August 26, 2024, unless otherwise noted)



**Photo 2: 1980s Back Building. Camera facing southwest.**

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**Photo 3: Front Building. North façade. Camera facing south.**

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**Photo 4: North elevation. West window. Camera facing up.**

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**Photo 5: North elevation. East window. Camera facing south.**

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**Photo 6: East elevation. Camera facing southwest.**

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**Photo 7: East elevation. Camera facing west.**

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<b>1. Name of property:</b>  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	<b>2. Location:</b>  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	<b>3. Local Reference Number:</b> Santa Fe ID: N/A		
		<b>4. County:</b> Santa Fe		
		<b>5. Date of Survey:</b> August 26, 2024		



**Photo 8: South elevation. c.1967 addition highlighted. Camera facing north.**

# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

*Historic Preservation Division, New Mexico Department of Cultural Affairs*

For HPD Office use only:		<i>Please complete HCPI FORM 1 before completing FORM 2</i>		
HCPI No.	District No.	NRHP	SRCP	Criteria <u>  </u> A <u>  </u> B <u>  </u> C <u>  </u> D
<b>1. Name of property:</b>  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	<b>2. Location:</b>  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	<b>3. Local Reference Number:</b> Santa Fe ID: N/A		
		<b>4. County:</b> Santa Fe		
		<b>5. Date of Survey:</b> August 26, 2024		



**Photo 9: West elevation. Camera facing south.**

# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

*Historic Preservation Division, New Mexico Department of Cultural Affairs*

For HPD Office use only:		<i>Please complete HCPI FORM 1 before completing FORM 2</i>		
HCPI No.	District No.	NRHP	SRCP	Criteria <u>  </u> A <u>  </u> B <u>  </u> C <u>  </u> D
<b>1. Name of property:</b>  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	<b>2. Location:</b>  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	<b>3. Local Reference Number:</b> Santa Fe ID: N/A		
		<b>4. County:</b> Santa Fe		
		<b>5. Date of Survey:</b> August 26, 2024		



**Photo 10: Wing. East elevation. 1980s building (highlighted); parapets of adjoining properties (arrow). Camera facing northwest.**

# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

*Historic Preservation Division, New Mexico Department of Cultural Affairs*

For HPD Office use only:		<i>Please complete HCPI FORM 1 before completing FORM 2</i>		
HCPI No.	District No.	NRHP	SRCP	Criteria <u>  </u> A <u>  </u> B <u>  </u> C <u>  </u> D
<b>1. Name of property:</b>  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	<b>2. Location:</b>  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	<b>3. Local Reference Number:</b> Santa Fe ID: N/A		
		<b>4. County:</b> Santa Fe		
		<b>5. Date of Survey:</b> August 26, 2024		



**Photo 11: Wing. East elevation. Camera facing northwest.**

# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

*Historic Preservation Division, New Mexico Department of Cultural Affairs*

For HPD Office use only: HCPI No. _____ District No. _____		<i>Please complete HCPI FORM 1 before completing FORM 2</i> NRHP _____ SRCP _____ Criteria <u>  </u> A <u>  </u> B <u>  </u> C <u>  </u> D	
<b>1. Name of property:</b>  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	<b>2. Location:</b>  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	<b>3. Local Reference Number:</b> Santa Fe ID: N/A	
		<b>4. County:</b> Santa Fe	
		<b>5. Date of Survey:</b> August 26, 2024	



**Photo 12: Wing. East elevation. Fenestration. Camera facing west.**

# Historic Cultural Properties Inventory (HCPI) Detail Form (FORM 2)

*Historic Preservation Division, New Mexico Department of Cultural Affairs*

For HPD Office use only:		<i>Please complete HCPI FORM 1 before completing FORM 2</i>		
HCPI No.	District No.	NRHP	SRCP	Criteria <u>  </u> A <u>  </u> B <u>  </u> C <u>  </u> D
1. Name of property:  Tantalus Seferino and Paulina Alarid House Jean Seth Canyon Road Art Gallery Juan Hamilton – Private Gallery	2. Location:  710 Canyon Road Downtown and Eastside Historic District - Santa Fe	3. Local Reference Number: Santa Fe ID: N/A		
		4. County: Santa Fe		
		5. Date of Survey: August 26, 2024		



**Photo 13: Front Building. Gallery. Camera facing north.**



# Preliminary Zoning Review Worksheet

City of Santa Fe Land Use Department

<b>To Be Completed By Applicant:</b>		<b>Site Address:</b> 710 Canyon Rd	
Date Submitted: 2-27-2024		<b>Proposed Construction Description:</b> Partial Removal of Existing Portal to Protect Significant Tree	
Property Owner of Record: Anna Marie Hamilton		<b>TOTAL ROOF AREA:</b> 981 sq. ft.	
Applicant/Agent Name: Henry Avila			
Contact Person Phone Number: (505) 983-6948			
<b>Zoning District:</b> RC8AC		<b>Lot Coverage:</b> _____ % <input type="checkbox"/> Open Space Required: _____	
<b>Overlay:</b> <input type="checkbox"/> Escarpment _____ <input type="checkbox"/> Flood Zone* _____ <input checked="" type="checkbox"/> Other: Downtown & Eastside HD		<b>Setbacks: UNCHANGED</b> Proposed Front: 7' Minimum: 15' 2 <sup>nd</sup> Front? 0 Proposed Rear: 164' Minimum: 5' Proposed Sides: L 5' R 16' Minimum: 5'	
<b>Submittals Reviewed with PZR:</b> <input type="checkbox"/> Legal Lot of Record <input type="checkbox"/> Development Plan <input checked="" type="checkbox"/> Building Plans <input type="checkbox"/> Existing Site Plan <input type="checkbox"/> Proposed Site Plan <input type="checkbox"/> Elevations		<b>Height:</b> Proposed 21'-6" UNCHANGED Maximum Height: 24' or <input type="checkbox"/> Regulated by Historic Districts Ordinance <input type="checkbox"/> Regulated by Escarpment District	
<b>Supplemental Zoning Submittals Required for Building Permit:</b> <input type="checkbox"/> Zero Lot Line Affidavit		<b>Parking Spaces:</b> Proposed _____ Accessible _____ Minimum: _____	
<b>Access and Visibility:</b> <input type="checkbox"/> Arterial or Collector** <input type="checkbox"/> Visibility Triangle Required		<b>Bicycle Parking**:</b> Proposed: _____ Minimum: _____ ** Commercial Requirement	
<b>Use of Structure:</b> <input checked="" type="checkbox"/> Residential <input type="checkbox"/> Commercial Type of Use: _____			
<b>Terrain:</b> <input type="checkbox"/> 30% slopes _____			

\* Requires an additional review conducted by Technical Review Division.  
\*\* Requires an additional review conducted by the Traffic Engineering Division.

THIS REVIEW DOES NOT GRANT ZONING APPROVAL FOR BUILDING PERMIT. FINAL ZONING REVIEW WILL BE PERFORMED AT THE TIME OF BUILDING PERMIT APPLICATION.

Henry Avila

[ OWNER  APPLICANT  AGENT]

PRINT NAME

hereby certifies that the information provided for preliminary zoning review is accurate and will not be modified without consulting Land Use Department staff prior to submittal for Historic Districts Review Board review.

2-27-2024

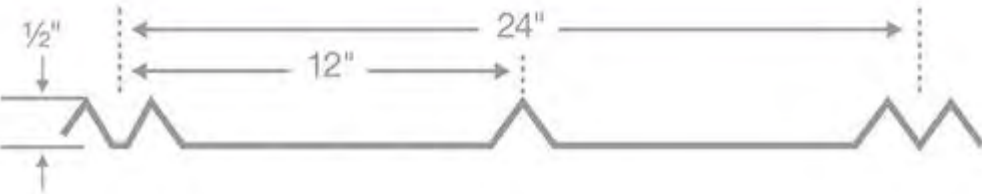
SIGNATURE

DATE

<b>To Be Completed By City Staff:</b>		Case No. 2024-007996
<b>Additional Agency Review if Applicable:</b>		
<input type="checkbox"/> Escarpment Approval by _____	Date: ___/___/___	
<input type="checkbox"/> Flood Plain Approval by _____	Date: ___/___/___	
<input type="checkbox"/> Traffic Engineering Approval by _____	Date: ___/___/___	
Notes: _____		
<b>Zoning Approval:</b>		
<input checked="" type="checkbox"/> Preliminary Approval <input type="checkbox"/> with conditions <input type="checkbox"/> Rejected		
Comments/Conditions: Legal lot of record provided, scope does not alter setbacks or height and decreases lot coverage.		
REVIEWER: Carly Venditti		
		DATE: 3 / 11 / 24



710 Canyon Rd -  
Roof Looking North



## 5V Crimp Metal Roof Panel

The 5V-crimp metal roof, also known as the “5V,” is one of the most widely used metal roofing products. It’s called “5V” because each panel has five inverted Vs, two on each side and one in the center.

5V crimp roof panels are commonly manufactured using Galvalume, a steel core with a zinc and aluminum coating.

It’s suitable for both residential roofing and commercial roofing applications due to its robust construction. Crimp roofs typically come with a 25- to 30-year warranty with long-lasting beauty.



## 7/8" Corrugated

Trim and flashing for 7/8" Corrugated

- Trim Dimensions
- Trim Details
- Trim Installation Videos
- Metal Roofing & Wall Panels



## PBR Panel/R-Panel

Trim and flashing for R Panel/PBR Panel

- Trim Dimensions
- Trim Details
- Trim Installation Videos
- Metal Roofing & Wall Panels



## Western Rib® (7.2 Panel)

Trim and flashing for Western Rib/7.2 Panel

- Trim Dimensions
- Trim Details
- Trim Installation Videos
- Metal Roofing & Wall Panels

## Standing Seam Roofs Panel

Standing seam roofs are incredibly robust and long-lasting. They have elevated seams with tightly fitted panels that help to provide excellent protection against the elements.

Standing seam roofing is well-liked for its attractive appearance and practical advantages.

The diversity of choices and alternatives available to customers is another key selling factor for the roof type. These options go well beyond just the color of the panel and also encompass its length, breadth, thickness, profile, shape, etc. A properly installed 5V crimp roof can last up to 50 years.



## Western Lock® Standing Seam

Trim and flashing for Western Lock®

- Trim Dimensions
- Trim Details
- Trim Installation Videos
- Metal Roofing Panels



## MS2® Mechanical Seam

Trim and flashing for MS2®

- Trim Dimensions
- Trim Details
- Metal Roofing Panels



## Western Wave® Wall Panel

Trim and flashing for Western Wave®

- Trim Dimensions
- Trim Details
- Metal Wall Panels

## Differences Between 5V Crimp Metal Roof and Standing Seam Roof

### 1. Maintenance

The fact that standing seam roofing requires relatively minimal maintenance is one of its main benefits. Crimp roofing requires less upkeep than standing seam roofs do.

Even though crimp roofing may need more maintenance than standing seam roofs, it is still a good idea to have a roofer inspect your roof for damage once a year. Ongoing roof care will help you avoid major, expensive issues down the road.

### 2. Durability

As mentioned above, standing seam roofs are more durable and can last up to 50 years, unlike a 5V crimp roof that lasts for about 20 to 30 years.

### 3. Cost

To be cost-conscious, consider installation cost and cost of the panels. Cost is a significant factor when contrasting a crimp roof with a standing seam roof, and 5V crimp roofs typically cost significantly less. Standing seam roofs require a complicated installation procedure, so if your contractor thinks that this installation will work for your roof and you decide to go ahead with it, be ready to pay roughly 10% more than you typically would for material and labor charges.

However, it's worth it considering that standing seam roofs can last up to 50 years, much longer than most people live in a single home.

#### 4. Fasteners

The way each panel roofing is attached to other panels is one of the main distinctions between the standing seam roofing panel and the 5V-crimp metal roof panel. Standing seam roofing has hidden fasteners holding the roofs in place.

This allows the metal roof to enlarge and shrink as necessary, together with the clips that keep the roof in place. The 5V-crimp metal roof has exposed fasteners and does not offer the same room for contraction and expansion.

#### 5. Appearance

Standing seam roofs have a higher profile than 5V metal roofing. This causes its ribs to protrude and become more noticeable, even to a casual onlooker. The 5V roof is a better choice if you don't want the roof to look like a metal roof.

#### 6. Warranties

Warranties differ based on the manufacturer. So make sure to compare the warranty offered for standing seam and 5V crimp roofing by different companies before making your choice.

In either case, you should be sure that the warranty you receive covers the product's materials, workmanship, and water damage for at least 20 years. Read the fine print carefully if you're given a "limited lifetime" warranty to find out precisely what is and isn't covered—sometimes, these warranties don't cover as much as you may believe.

Information Provided by: <https://perkinsroofing.net/differences-between-5v-crimp-and-standing-seam-metal-roofs/#:~:text=The%205V%2Dcrimp%20metal%20roof,a%20zinc%20and%20aluminum%20coating.>