


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

Historic Preservation Division, New Mexico Department of Cultural Affairs

Date of Form: December 11, 2025

For HPD Office use only:		
HCPI No. _____	District No. _____	Criteria <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208 4. County: Santa Fe Parcel # 10550912
5. Property Type: <input checked="" type="checkbox"/> Buildings: house and garage <input checked="" type="checkbox"/> Structures: fence and wall <input type="checkbox"/> Site <input type="checkbox"/> Object		
6. Date of Survey: November 26, 2025, JWM		
7. Previous Survey Date(s): <input checked="" type="checkbox"/> Yes: July 18, 1991, Ann Carson June 6, 1983, Michael Belshaw <input type="checkbox"/> No:		
8. Name of Project: HDRB Status Evaluation		
9. Lat/Long: 35.6793165,-105.9330012		
10. Photo Information: John W. Murphey, photographer. Photo 1: View of east elevation, facing west.		
11. Brief Description of the Property: One of four houses constructed by the Fényes–Curtin family along the west side of San Antonio Street, the dwelling at 424 San Antonio was erected around 1931 as an early expression of the Pueblo Revival style. Built primarily of adobe, it features an inset <i>portal</i> centered on the front façade. A frame addition was added at the southwest corner in 1995, but the house has otherwise undergone no major alterations. A one-bay garage of similar vintage occupies the northwest corner of the lot. Along the east edge of the property stands a low adobe wall topped with a recent white picket fence. The status designations for the house and garage are unclear. No status has been assigned to the wall and fence. <i>Continued on Page 5.</i>		
12. Who uses the property? Residence		
13. Construction Date: Date: Before c.1931 <input type="checkbox"/> Known <input checked="" type="checkbox"/> Estimated Source: deeds and city directories		
14. Setting: <input checked="" type="checkbox"/> Suburban <input type="checkbox"/> Rural <input type="checkbox"/> Village <input type="checkbox"/> Urban If Urban: <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Residential <input type="checkbox"/> Public		
15. Relationship to Surroundings: <input checked="" type="checkbox"/> Similar <input type="checkbox"/> Dissimilar Comments: N/A		

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

Historic Preservation Division, New Mexico Department of Cultural Affairs

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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 type="checkbox"/> Wood: Shingle <input type="checkbox"/> Wood: Tongue and Groove <input type="checkbox"/> Other:	7. Number of Stories: <input type="checkbox"/> N/A Number: <input checked="" type="checkbox"/> 1 <input type="checkbox"/> 1 1/2 <input type="checkbox"/> 2 <input type="checkbox"/> 2 1/2 Other: _____ 8. Foundation: <input type="checkbox"/> N/A <input type="checkbox"/> Not visible <input type="checkbox"/> None <input type="checkbox"/> At Grade <input checked="" type="checkbox"/> Raised: Materials: <input checked="" type="checkbox"/> Concrete: <input type="checkbox"/> Stone Other: Notes 9. Roof: <input type="checkbox"/> N/A Shape: <input type="checkbox"/> Flat <input type="checkbox"/> Gabled <input type="checkbox"/> Hipped <input type="checkbox"/> Pyramidal <input checked="" type="checkbox"/> Shed Other: Pitch: <input type="checkbox"/> None <input type="checkbox"/> Low <input type="checkbox"/> Medium <input type="checkbox"/> Steep Features: <input type="checkbox"/> Eave: <input type="checkbox"/> Parapets Materials: <input 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:
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10. Window Types	11. Door Types																																				
House and Garage	House and Garage																																				
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Operation</th> <th>Material</th> <th>Glazing</th> <th>Number</th> </tr> </thead> <tbody> <tr> <td>Casement (older)</td> <td>Wood</td> <td>6 – various pairings</td> <td>11</td> </tr> <tr> <td>Casement (addition)</td> <td>Wood</td> <td>6-6</td> <td>2</td> </tr> <tr> <td>Casement (clear and obscured)</td> <td>Wood</td> <td>1</td> <td>2</td> </tr> <tr> <td>Sash (garage)</td> <td>Wood</td> <td>5</td> <td>1</td> </tr> </tbody> </table>	Operation	Material	Glazing	Number	Casement (older)	Wood	6 – various pairings	11	Casement (addition)	Wood	6-6	2	Casement (clear and obscured)	Wood	1	2	Sash (garage)	Wood	5	1	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Type</th> <th>Style</th> <th>Material</th> <th>Number</th> </tr> </thead> <tbody> <tr> <td>Single-Leaf</td> <td>Light over Panel</td> <td>Wood</td> <td>2</td> </tr> <tr> <td>Single-Leaf</td> <td>4-light over Panel</td> <td>Wood</td> <td>1</td> </tr> <tr> <td>Garage</td> <td>Carriage</td> <td>Wood</td> <td>1</td> </tr> </tbody> </table>	Type	Style	Material	Number	Single-Leaf	Light over Panel	Wood	2	Single-Leaf	4-light over Panel	Wood	1	Garage	Carriage	Wood	1
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12. Chimneys <input checked="" type="checkbox"/> 3: outside south; inside, east; inside, west.	13. Porches <input checked="" type="checkbox"/> Type: <input checked="" type="checkbox"/> Entry: inset <input type="checkbox"/> Partial-Width <input type="checkbox"/> Full-Width <input type="checkbox"/> Wrap
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14. Other Significant Features N/A

15. Modifications: No known modifications

#1 Date: 1995; bathroom addition at southwest corner; City of Santa Fe data.

#2 Date: Post-1978; introduction of utility room on south elevation of garage; aerial photograph.

#3 Date: Unknown; replacement of casement window on north elevation; visual evidence.

#4 Date: Unknown; replacement of roof and canales; aerial photographs and visual evidence.

HCPI Detail Form (FORM 2)

(Continued from other side)

16. Primary Architectural Style Not Applicable

- | | | | | |
|--|---|--|---|--|
| <input type="checkbox"/> Art Deco/Streamline Moderne | <input type="checkbox"/> Gothic Revival | <input type="checkbox"/> Mission Revival | <input type="checkbox"/> Pueblo | <input checked="" type="checkbox"/> Spanish-Pueblo Revival |
| <input type="checkbox"/> Bungalow/Craftsman | <input type="checkbox"/> International | <input type="checkbox"/> Neo-Classical | <input type="checkbox"/> Queen Anne | <input type="checkbox"/> Territorial |
| <input type="checkbox"/> Colonial Revival | <input type="checkbox"/> Italianate | <input type="checkbox"/> Northern NM | <input type="checkbox"/> Ranch | <input type="checkbox"/> Territorial Revival |
| <input type="checkbox"/> Folk Victorian | <input type="checkbox"/> Mediterranean | <input type="checkbox"/> Prairie | <input type="checkbox"/> Spanish-Colonial | <input type="checkbox"/> Tudor Revival |

Notes: Other: Vernacular

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>

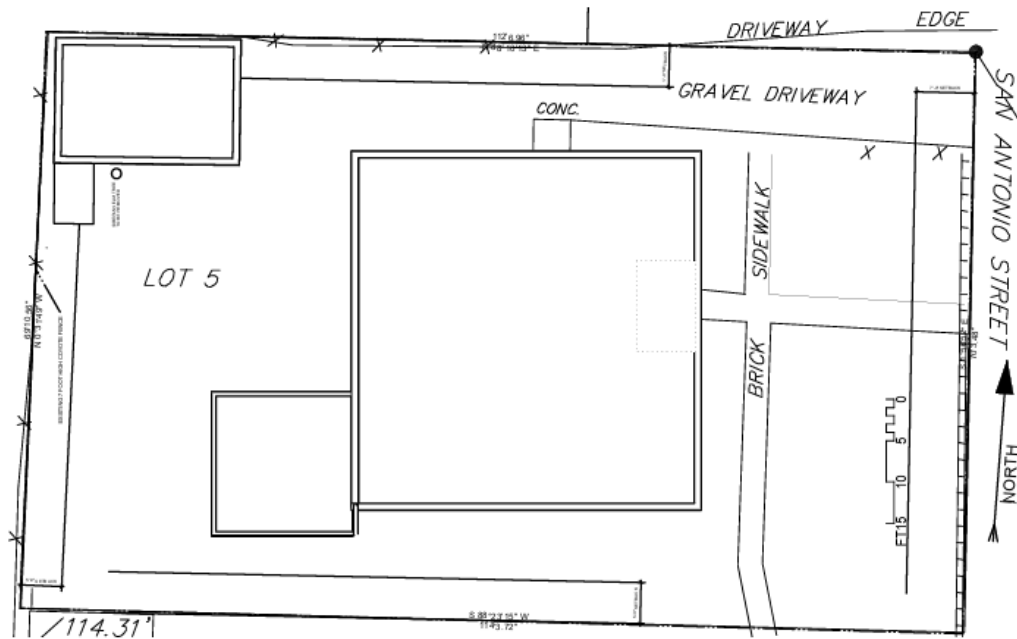
Archaeological Records Management Section
 Laboratory of Anthropology
 708 Camino Lejo
 Santa Fe, NM 87501
 (505) 476-1320
<https://nmhistoricpreservation.org/arms.html>

SITE:

18. Attached or Associated Properties

Are associated properties eligible for listing:

19. Site Plan: Current site plan. Courtesy of A. Christopher Purvis.



1 SITE PLAN
 Scale: 1/16" = 1'-0"



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Architectural Description Continued

Setting

The house is located approximately 250 feet south of Acequia Madre, on San Antonio Street, a purposely rural-feeling dead-end lane. Initially developed in the 1920s over former farmland, the street remains unpaved and without sidewalks (Photo 2). The first several hundred feet of the west side contain a sequence of Territorial and Pueblo Revival houses, set back from the road and visually unified by a nearly continuous line of fencing. Four of these houses were constructed by the Fényes–Curtin family, who owned the estate-like “Acequia Madre House” to the west.

The subject house sits near the center of its lot and is approached from the street by a patterned-brick walkway (Photo 3). It is surrounded by gravel landscaping, with a few mature trees—including old apricots—providing shade and character. A coyote fence encloses the rear of the property and opens toward the Acequia Madre House property (Photo 4).

East (Front) Façade

The house presents a simple, flat south façade to the street, relieved only by a centrally inset portal (Photo 3). This planar composition precedes the later Pueblo Revival tendency to break up façades with projecting volumes. At the south end of the elevation are two window openings that light the living room. Each contains a pair of wood casements that appear to be original. The windows are set approximately 14 inches back from the exterior wall and each sash carries six lights divided by narrow muntins (Photo 5). They open on exterior, top-mounted projecting steel hinges with large, exposed knuckles—hardware indicative of an early vintage (Photo 6). In front of each window is a wood frame that once held summer screens and now contains metal storm units.

The inset portal is approximately eight feet deep and features a square-block floor and exposed viga ceiling (Photo 7). To the south is the primary entry door, a wood ¼-light over vertical-panel door with a screen (Photo 8). The door opens directly into the living room. Along the north side of the portal is a 110-inch-wide opening fitted with a bank of wood casements that provide light to the dining room. The portal is large enough to

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accommodate a few chairs but offers limited additional space. The north end of the façade contains a rectangular opening fitted with three six-light casements, similar in design to those at the opposite end.

North Elevation

Facing the driveway leading to the garage, the north elevation is the working side of the house, accommodating the kitchen and a secondary bedroom (Photo 9). At the east end is a wide opening fitted with a bank of wood casements. These windows look into the kitchen, which may have served a different function historically. Near the center of the elevation, a set of concrete steps leads to a recessed entry (Photo 10). The doorway contains an older wood panel door—matching the front entry door—although its glass panel has been removed and the opening boarded. A single viga projects above. To the west is a more recent vinyl–metal casement, and beyond it, a boarded window opening. The elevation terminates at the far west with a pair of six-light wood casements.

West Elevation

The west elevation overlooks the backyard and, beyond it, the Acequia Madre House, with which this property is historically associated. This façade combines the original 1931 building with the 1995 addition (Photo 11). The older section contains wood multi-light casements set at the same depth as the front façade of the house. The 1995 addition projects approximately 17 feet to the west and is constructed of wood frame. It has a modern door on its north side and wood six-light casements on its west and south elevations. These later windows are set approximately four inches back from the wall.

South Elevation

The south elevation combines the original 1931 building with the 1995 westward addition. In the older portion, a pair of wood casement windows flanks a prominent, tapered exterior fireplace mass (Photo 12). Moving westward from the chimney, the elevation contains a sequence of deeply set window openings fitted with older wood casements that match those found on the front façade. These openings vary slightly in size but share the same inset depth and multi-light configuration typical of early Pueblo Revival work.

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The 1995 addition, visible at the far west end of the elevation, is identifiable by its smoother wall plane and shallower casements (Photo 13). Though compatible in scale and finish, the addition reads as a later volume when compared with the sculptural wall surfaces and pronounced window recesses of the original construction.

Garage

Located at the end of the gravel driveway, the one-bay garage measures approximately 362 square feet (Photo 14). It is constructed of adobe and finished in stucco to match the house. The garage door consists of 5-inch-wide tongue-and-groove boards painted white; the door opens outward on metal strap hinges. The south elevation includes a single wood window of historic vintage (Photo 15). Attached at this elevation is a stuccoed frame utility closet measuring roughly 56 by 86 inches (Photo 16). No other fenestration appears on the building.

Front Fence/Wall

Extending along the front property line is a picturesque combination of low wall and picket fence (Photo 17). The wall portion is approximately 21 inches high and constructed of adobe, finished with multiple coats of stucco, and is currently painted pink (Photo 18). Above it rise panels of pickets made from 1½-by-2½-inch boards with four-sided conical tops; these pickets add another 21 inches in height. The fence portion turns the corner and continues along the driveway (Photo 19).

Historic aerial photographs indicate that a wall existed in this location, but the picket fence appears to have been replaced over the years (Fig. 7). The current fence boards are attached with modern fasteners and exhibit only a single paint layer, suggesting they are of recent construction.

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Historical Overview

On November 4, 1926, Eva Scott Fényes, a wealthy arts patron from Pasadena, California, deeded to her daughter, Leonora Scott Curtin, a narrow strip of her five-acre parcel along Acequia Madre. The conveyed land lay along the west side of San Antonio Street, a developing residential corridor built over former farmland and apple orchards (Fig. 1). Fényes had acquired the larger parcel, holding her summer home, in 1922 from Charles B. and Bertha M. Barker, who in turn had obtained it in 1914 from the Ortiz y Baca family.

The portion deeded to Leonora, together with the adjacent section retained by her mother, was platted later in 1926 as the Fényes Subdivision (Fig 2). Over the following years, the subdivision developed into a collection of Pueblo and Territorial Revival rental homes along the west side of San Antonio Street, all owned and managed by the family.

Three Wise Women

Eva Scott Fényes (Fig. 1) was born in 1849 in New York City. A well-traveled cosmopolitan, she first visited Santa Fe in 1889 with her first husband, William S. Muse, a Marine Corps lieutenant. After divorcing Muse, she traveled to Egypt, where she met and married Adalbert Fényes, a Hungarian nobleman, physician, and inventor. The couple settled in the Pasadena Colony, where they built an 18-room Beaux-Arts mansion in 1906.

Beginning in the 1910s, Eva and her daughter, Leonora Scott Curtin, spent summers in Santa Fe, often renting houses along Palace Avenue or Canyon Road. They were later joined by Leonora’s daughter, Leonora Frances Curtin. The 1922 purchase of the Acequia Madre tract signaled Eva’s intention to establish a more permanent residence in Santa Fe. The *Santa Fe New Mexican* greeted the news enthusiastically, noting that Mrs. Fényes, “a member of the multi-millionaire Pasadena social set, is going to build a home in Santa Fe.”

The three women continued to divide their time between Pasadena and Santa Fe for several more seasons. In 1926, they engaged a local builder to construct a summer

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residence. Their initial plan, reported in the *New Mexican*, called for a “California type” house —likely a Craftsman or Mediterranean-influenced design—but they soon changed course, opting instead for a restrained Territorial Revival style.

They contracted with the Flying Heart Development Company, founded in 1923 by artist and home designer William Penhallow Henderson; John Evans, the only child of Mabel Dodge Luhan; and James P. Briscoe, Henderson’s neighbor and the son of a Detroit sheet-metal executive who had made an early fortune in the Buick Motor Company. The house, completed later that year at an estimated cost of \$15,000, was first known simply as the Fényes residence. It later became known as the Acequia Madre House, and, affectionately, the House of the Three Wise Women.

Eva Scott Fényes died on February 3, 1930, at the Fényes Mansion in Pasadena. Her seven-page will, supplemented by a codicil dated March 8, 1923, confirmed that the entire five-acre parcel in Santa Fe—including the land along San Antonio Street—would eventually pass to her granddaughter, Leonora Frances Curtin. Under the codicil’s terms, the property first went to her daughter, Leonora Scott Curtin, for her lifetime, and then to Leonora Frances Curtin, who would not receive full ownership until she reached age 30.

This provision has bearing on the subject house, which was erected in the early 1930s, likely under the direction of Leonora Scott Curtin, or possibly her daughter, Leonora Frances Curtin, as she approached adulthood and eventual inheritance.

San Antonio Street

The long, narrow tracts south of the Acequia Madre began as irrigated farmland, producing the small but essential crops that sustained Santa Fe’s early residents. In the early 20th century, portions of these fields transitioned to orchards—most notably apples—before being subdivided into modest residential parcels as the city’s edge gradually pushed outward from the historic core.

The land directly east of the Fényes property was acquired in the early 1920s by Augustin A. Sosaya, a little-known but important local builder active in the 1920s and 1930s, along with several other investors. Sosaya would go on to construct at least five houses on the east side of San Antonio Street, facing the Fényes-Curtin holdings. Both

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Curtin and Sosaya contributed portions of their land for the construction of the street itself.

Construction on the Fényes-Curtin side of San Antonio Street began in 1926. A newspaper account from that year noted that Eva Fényes had built “east of the Acequia Madre House,” likely referring to the Territorial Revival houses at 404 and 426 San Antonio Street. A 1927 notice suggests that contractor Charles Campbell constructed one of these dwellings. As with all houses eventually built on the Fényes-Curtin side of the street, these properties were not sold but leased, a pattern mirrored by Sosaya on the east side.

The house at 404 San Antonio was rented in 1927 to Milton Vreeland, general superintendent of the New Power and Light Company plant in downtown Santa Fe. By 1932, four houses stood on the west (Fényes-Curtin) side of the street: 404, 424, 426, and 428 San Antonio.

Lot 5 — 424 San Antonio Street

Built around 1931, 424 San Antonio Street differed from the earlier Territorial-style houses erected by the Fényes family. Instead, it adopted the Pueblo Revival style, with a façade reminiscent of the 1912 “New-Old Santa Fe” style competition winners. This shift in architectural expression may reflect the influence of Leonora Scott Curtin following her mother’s death in 1930. Both she and her daughter, Leonora Frances Curtin, were deeply engaged with preserving Hispano culture; in 1934, Leonora Frances opened the Native Market on Palace Avenue, selling furniture and goods crafted by local Hispanic artisans.

The house was rented in the mid-1930s by Hugh J. Thompson and his wife, Irene. Thompson managed Butt’s Central Pharmacy on West San Francisco Street. By the early 1940s the Thompsons had departed and were replaced by Robert L. Miller, an Army officer, and his wife, Madelaine. The Millers remained tenants through the late 1950s, at times subletting the house, including Edward Ripley, proprietor of Town and Country clothing on Marcy Street. In the 1960s, it was Geraldine Farrelly, a supervisor with the National Park Service; in the 1970s, Nello Croce, the manager of The Compound, and his wife Margaret rented the home. This pattern of leasing continued for nearly five decades, with the property later managed under the Curtin-Paloheimo Foundation (now

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the Paloheimo Foundation), the charitable entity created to steward the family’s Santa Fe holdings.

In 2009, the Curtin-Paloheimo Foundation deeded the house at 424 San Antonio Street to CP-SA, a New Mexico LLC linked to the Paloheimo Foundation in Pasadena; no money was exchanged in the transfer. Later that same year, CP-SA conveyed the property to Fanta Real Estate Investments LLC, a real estate investment company based in St. Johns, Florida. Fanta Real Estate Investments LLC remains the current owner.

Evaluation of Historical Status

House

The house is significant for its architecture and historical associations. For these reasons, the recommendation is to designate it as Contributing. The east and south elevations are suggested as the primary façades, given their architectural character; however, the primary designation for the south elevation should exclude the 1995 addition.

Garage

The garage is likewise recommended for Contributing status, with the east elevation, containing the original garage door, designated as the primary façade.

Fence/Wall

Contributing status is appropriate for this structure, but only for the adobe wall base. The picket fence above it is clearly a later addition and should not be included in the designation.

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Illustrations

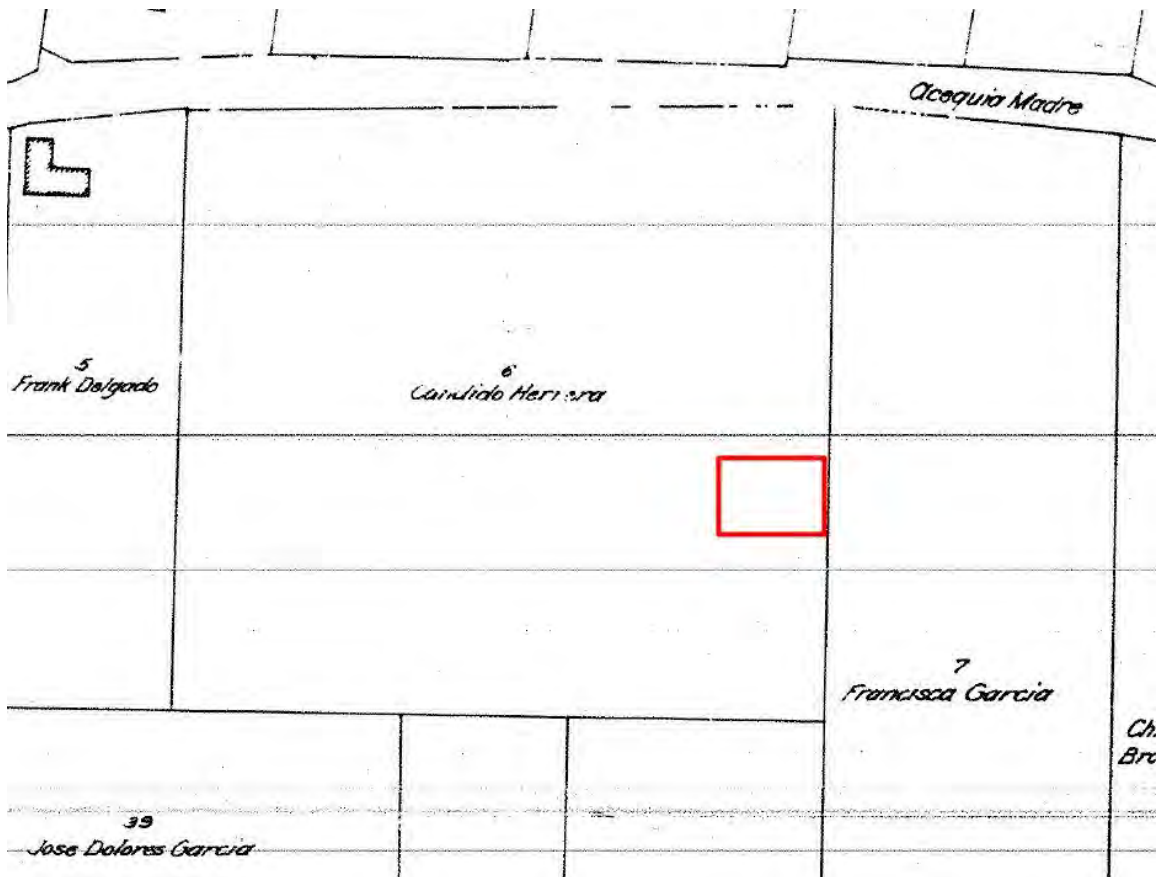


Figure 1: N. L. King, "Official Map of the City of Santa Fe," 1912. Approximate location of subject lot.

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Figure 2: The Three Wise Women: Leonora Scott Curtin, Eva Scott Fényes, and Leonora Frances Curtin. Courtesy of El Rancho de las Golondrinas.

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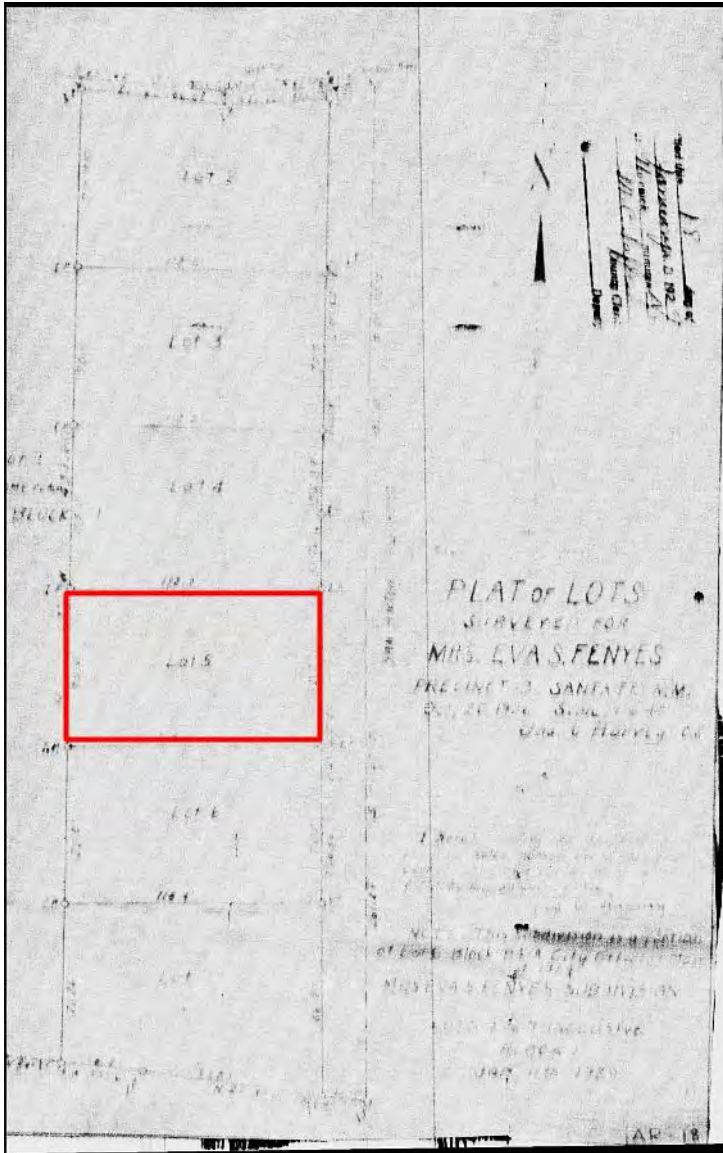


Figure 3: Fényes Subdivision, platted in 1926. Subject lot highlighted.

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: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208		
		4. County: Santa Fe		
		5. Date of Survey: November 26, 2025		



Figure 4: 1935 aerial photograph. Subject lot highlighted.

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. _____		<i>Please complete HCPI FORM 1 before completing FORM 2</i>		
District No. _____	NRHP _____	SRCP _____	Criteria <u> </u> A <u> </u> B <u> </u> C <u> </u> D	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208		
		4. County: Santa Fe		
		5. Date of Survey: November 26, 2025		



Figure 5: November 10, 1958, aerial photograph.

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: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208		
		4. County: Santa Fe		
		5. Date of Survey: November 26, 2025		



Figure 6: September 11, 1978, aerial photograph.

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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Figure 7: June 6, 1983, HBI survey photo; Michael Belshaw. Note different type of picket fence of top of adobe wall and absence of fence along the driveway. Courtesy of NMCRIS.

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. _____		Please complete HCPI FORM 1 before completing FORM 2 NRHP _____ SRCP _____ Criteria <u> </u> A <u> </u> B <u> </u> C <u> </u> D	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	

Survey Photographs

(All images taken by John W. Murphey, on November 26, 2025).



Photo 2: San Antonio Street in front of property. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 3: East (front) façade. 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: 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 <u> </u>	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	4. County: Santa Fe		
		5. Date of Survey: November 26, 2025			



Photo 4: Coyote fence at rear of the lot. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 5: East (front) façade. Muntin profile. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 6: East (front) façade. Casement hinge. Camera facing up.

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. _____	Please complete HCPI FORM 1 before completing FORM 2 District No. _____	NRHP _____ SRCP _____ Criteria <u> </u> A <u> </u> B <u> </u> C <u> </u> D
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208
		4. County: Santa Fe
		5. Date of Survey: November 26, 2025



Photo 7: East (front) façade. Portal. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 8: East (front) façade. Portal, entry door. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 9: North elevation. Camera facing southwest.

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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 10: North elevation. Entry door. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 11: West elevation. 1995 addition at right. Camera facing east.

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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 12: South elevation, east end. 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 13: South elevation, west end. 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
		A B C D		
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208		
		4. County: Santa Fe		
		5. Date of Survey: November 26, 2025		



Photo 14: Garage. East elevation. 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: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208		
		4. County: Santa Fe		
		5. Date of Survey: November 26, 2025		



Photo 15: Garage. South elevation window. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 16: Garage. South elevation. 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: 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	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 17: Fence/Wall. Camera facing northwest.

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

Historic Preservation Division, New Mexico Department of Cultural Affairs

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1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	
		4. County: Santa Fe	
		5. Date of Survey: November 26, 2025	



Photo 18: Fence/Wall. Adobe construction and stucco layers of base wall. Camera facing down.

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. _____		Please complete HCPI FORM 1 before completing FORM 2		NRHP _____ SRCP _____		Criteria <u> </u> A <u> </u> B <u> </u> C <u> </u> D	
1. Name of property: Fényes-Curtin Family – Rental House	2. Location: 424 San Antonio Street Downtown and Eastside Historic District – Santa Fe	3. Local Reference Number: Santa Fe ID: H-3208	4. County: Santa Fe		5. Date of Survey: November 26, 2025		



Photo 19: Fence/Wall. Camera facing southwest.





IDENTIFICATION	ADDRESS: 424 SAN ANTONIO ST. CAMINO DEL MONTE SOL NAT HIS. DIS	ID NUMBER: 051600021 BUILDING NAME:	
	UTM REFERENCE EASTING NORTHING ZONE 12 13	LEGAL DESCRIPTION: TNSP 17 N 3 RANGE 9 E SEC 25 NE 1/4 NE 1/4	
BUILDING DATA	FIELD MAP Santa Fe Historic Structures Survey No. 2, 1983-85	PHOTO	
	DATE OF CONSTRUCTION: ____ ESTIMATE 1925 ACTUAL SOURCE(S) Cave Taker		
	ARCHITECTURAL STYLE: SP. PUEBLO REVIVAL		
	USE: HISTORIC: <u>residential</u> OTHER _____ PRESENT: <u>residential</u> OTHER _____		
SURROUNDINGS:	RELATIONSHIP TO HISTORIC SURROUNDINGS: <input checked="" type="checkbox"/> SIMILAR _____ NOT SIMILAR		
ASSOCIATED BUILDINGS ON SITE: <input checked="" type="checkbox"/> YES _____ NO WHAT TYPE? DETACHED 1 CAR GARAGE IF INVENTORIED, LIST ID NUMBER(S) _____	SITE PLAN		SIGNIFICANCE
DEGREE OF REMODELING: <input checked="" type="checkbox"/> MINOR _____ MODERATE _____ MAJOR EXPLAIN: NONE VISIBLE	<p style="text-align:right;">SCALE 1/4" = 10'</p>		
OVERALL CONDITION: <input checked="" type="checkbox"/> EXCELLENT _____ GOOD _____ FAIR _____ DETERIORATED	LISTED ON NATIONAL REGISTER OF HISTORIC PLACES? <input checked="" type="checkbox"/> YES _____ NO _____ ELIGIBLE <input checked="" type="checkbox"/> CONTRIBUTING _____ NON-CONTRIBUTING LISTED ON STATE REGISTER OF CULTURAL PROPERTIES? <input checked="" type="checkbox"/> YES _____ NO _____ ELIGIBLE CONT <input checked="" type="checkbox"/>		
BUILDING THREATENED? _____ YES <input checked="" type="checkbox"/> NO	LOCAL DESIGNATION: _____ Core _____ HISTORIC DISTRICT <input checked="" type="checkbox"/> ^{NOTE WORTHY} SIGNIFICANT <input checked="" type="checkbox"/> CONTRIBUTING _____ NON-CONTRIBUTING LOCAL LANDMARK _____ YES _____ NO		

SURVEYED 7-18-91 BY Ac

NEGATIVES WITH NMHPD ROLL # 8 NEG # 7 TO 9

ARCHITECTURAL AND LANDSCAPE FEATURES

FEATURE	MATERIALS/TYPE	CONDITION AND ALTERATIONS
BUILDING WALLS	STUCCO	EXCELLENT NEW STUCCO 9-91
FOUNDATIONS	NOT VISABLE	
DOORS	GLASS PAVES OVER WOOD PANEL	
WINDOWS	6 PANE WOOD CASEMENT PAIRED	
PORTALES	INSET PORTAL - FRONT EAST SIDE	
CANALES	NORTH - SOUTH - EAST	
PORCHES		
BALCONIES		
ROOFS	FLAT WITH PARAPETS	
COURTYARDS		
FENCES/WALLS	UNUSUAL WHITE PICKETS 2x4's	SHORT PICKETS ON TOP OF CONCRETE WALL - EAST SIDE
ARCH. DETAILS		
OTHER	4 PALDHEIMO RENTALS 404-424-426-428	FENCE CONTINUES SO, IN FRONT OF 424 SAN ANTONIO

COMMENTS PALDHEIMO RENTAL - OTHER 4 RENTALS ARE TERRITORIAL REVIVAL (PALDHEIMO/CURTAIN-SEE #019)

ADDITIONAL PHOTOGRAPHS

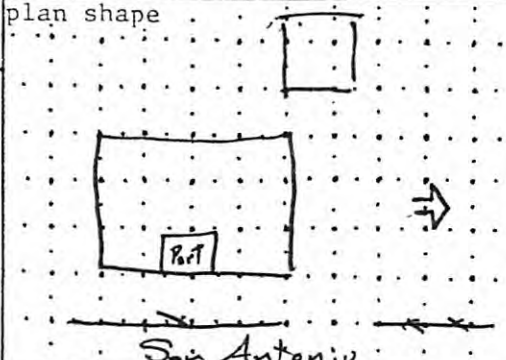



#7 W. FACE

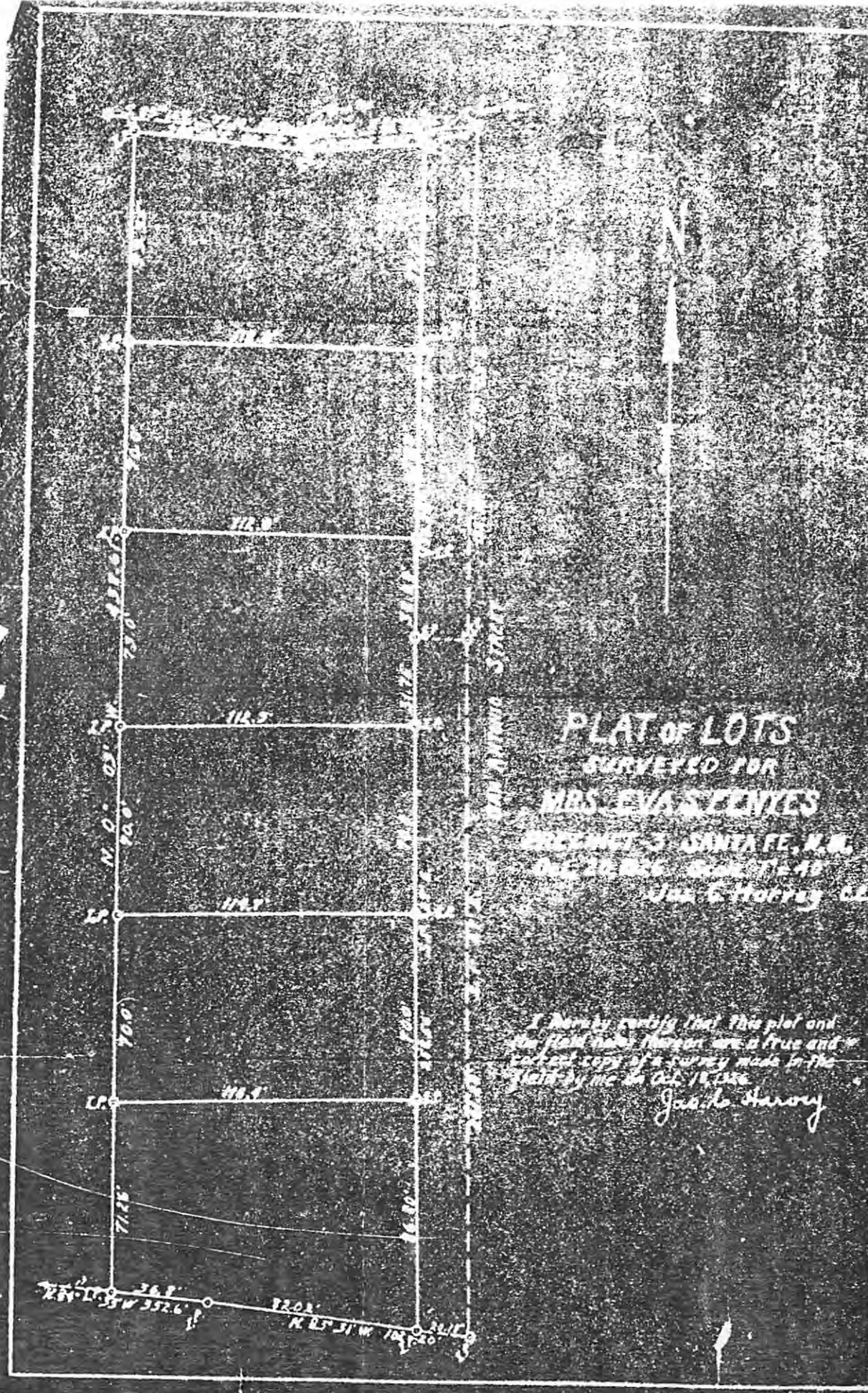


#9 E. FACE

Attachment B
NEW MEXICO HISTORIC BUILDING INVENTORY FORM

building threatened? yes	surveyed date 6-6-83 by mb	county Santa Fe	ID no. 051600021
field map Santa Fe, N.M.	number 1	UTM reference easting zone 12 13	
location description 424 San Antonio		city/town Santa Fe	
		land grant/reservation	
building name		legal description tnsp 17 N range 9 E sec 25 NE 1/4 NE 1/4	
film roll by mb no. 2	negative nos. #10 # 9, 10	loc. of neg. (HPB)	plan shape 
		date of construction Pre 1928 estimate _____ actual _____	
		source 1928 City directory	
		use present <u>residential</u> other _____ historic <u>residential</u> other _____	
		condition ____ excellent <input checked="" type="checkbox"/> good ____ fair _____ deteriorating	
style Spanish Pueblo Vernacular		degree of remodeling <input checked="" type="checkbox"/> minor _____ moderate _____ major _____ describe:	
foundation material Not vis		surroundings Residential	
wall material/surface Stucco		relationship to surroundings <input checked="" type="checkbox"/> similar _____ not similar	
architectural features Windows - 6 lite w/casement - white - lintels stuccoed. 3 masonry chimneys. All but one vinyl cut flush w wall. Canals - 2 metal - 1 wood		district potential <input checked="" type="checkbox"/> yes _____ no	
		significance <input checked="" type="checkbox"/> eligible of _____ none	
comments wall <input checked="" type="checkbox"/> wall capped w white picket fence		if eligible, interest why? significant: 1991 resurvey	
hedge <input type="checkbox"/>		associated buildings? <input checked="" type="checkbox"/> yes	
wire fence <input type="checkbox"/>		what type? Garage	
wood fence <input type="checkbox"/>		if inventoried, list ID nos.	
landscape <input type="checkbox"/>			
street trees <input type="checkbox"/>			
stone curb <input type="checkbox"/>			
0 setback <input type="checkbox"/>			
acacia <input type="checkbox"/>			
		see back? _____ yes	

Streetscape



PLAT OF LOTS

SURVEYED FOR

MRS. EVASZENYES

PRESIDENT, S. SANTA FE, N.M.

DUE TO BEG. RECORDS - 18

John E. Harney C.E.

I hereby certify that this plat and the field notes thereon are a true and correct copy of a survey made in the field by me on Oct. 15, 1926

John E. Harney

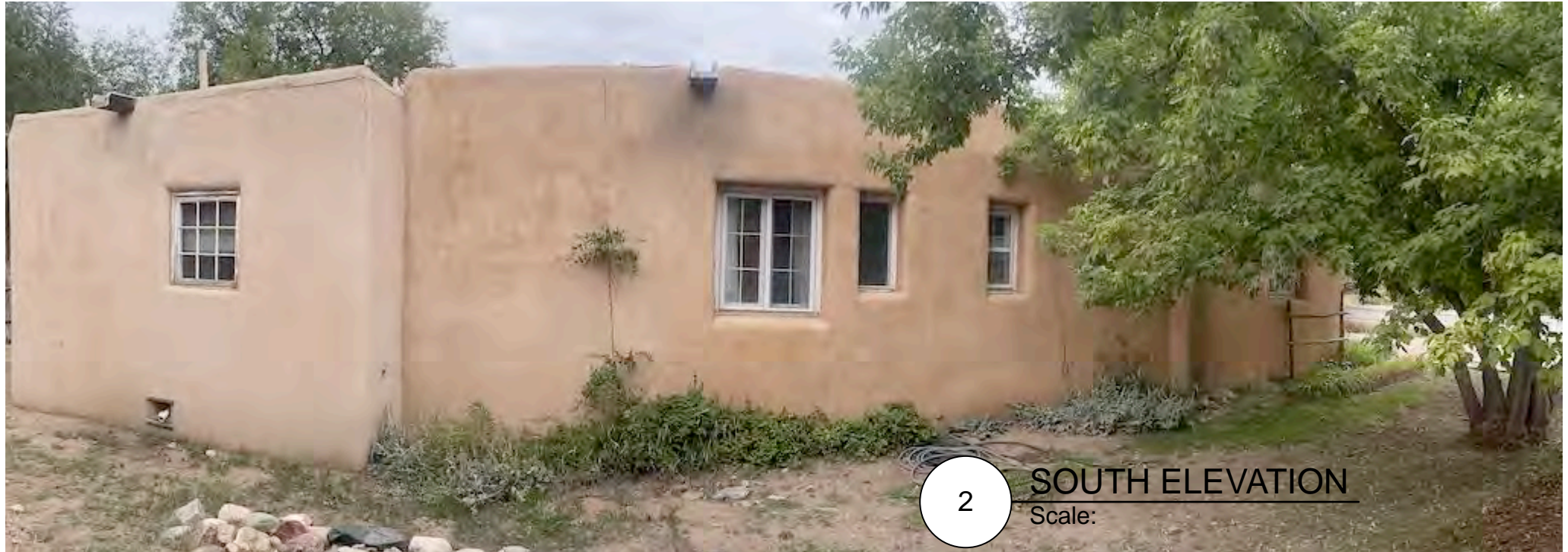


1

EAST ELEVATION

Scale:

424 SAN ANTONIO



2

SOUTH ELEVATION

Scale:



2

G. EAST ELEVATION

Scale:

424 SAN ANTONIO



1

G SOUTH ELEVATION

Scale:



2

G. WEST ELEVATION

Scale:

424 SAN ANTONIO



1

G NORTH ELEVATION

Scale:



1

WEST ELEVATION

Scale:

424 SAN ANTONIO



2

NORTH ELEVATION

Scale:



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

PROJECT 2025-011703-HDRB, 424 San Antonio St., Downtown & Eastside Historic District,
DESC: non-stateded, Christopher Purvis, agent for Laura Bird, requests a status review with primary façade designation, if applicable, for the main residence and accessory structure.

CASE NUMBER: 2025-011703--HDRB

PROJECT TYPE: Historic Status Review

LOCATION: 424 SAN ANTONIO ST
Santa Fe, NM 87505

CONTACTS: Applicant

Christopher Purvis

2224 Brentwood DR
Houston, TX 77019

Property Owner

Laura Bird

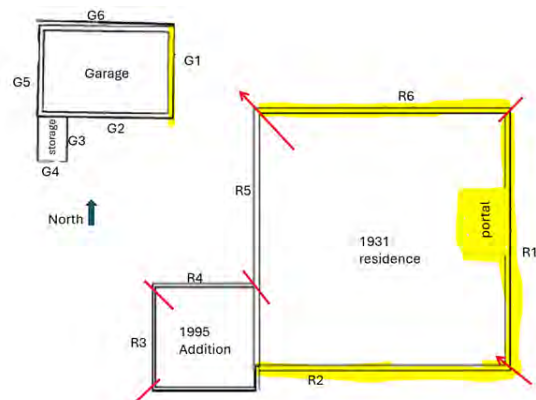
BOARD ACTION

This is to certify that the Historic Districts Review Board (HDRB) acted on your request at their hearing on Jan 13, 2026. The decision of the Board was to designate the main residence as contributing with the east elevation (R1) including the interior of the portal, north elevation, (R6) and south elevation (R2), excluding the 1995 addition as the primary façades, and designated the accessory structure as contributing with the east (G1) as the primary façade, and designate the yard wall excluding the picket fence as contributing to the Downtown and Eastside Historic District.

For further information please call 505-955-6605.

Sincerely,

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.**



PURPOSE AND INSTRUCTIONS

Prior to a public hearing in front of the Historic District Review Board (HDRB) all applicants must obtain Historic Districts Preliminary Zoning Review (HPZR) from the Current Planning Division. The HPZR does not grant zoning approval. Following design approval from the HDRB, final zoning review 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 HPZR requests must be submitted to Current Planning via zoningcounter@santafenm.gov

PROJECT INFORMATION

Form with fields for Date, Property Owner of Record, Applicant/Agent Contact, Site Address, Suite or Space #, Subdivision Name, Lot #, Block #, Total Roof Area (square feet), Lot Coverage %, Lot Size (square feet), Proposed Construction Description, The following documents are required for review as applicable: Legal Lot of Record, Building Plans, Existing site plan w/ setbacks, Proposed site plan w/ setbacks, Existing & Proposed Elevations, Development Plan, Zoning District, Overlay Districts, Escarpment, Flood Plain, Other, Proposed Setbacks, Required Setbacks, Proposed Height, Max Height, Parking Required, Provided, Bike Parking, Provided.

Historic Planning Case Manager [dropdown menu]

If you selected "other," please write in the name of your case manager. [text field]

ADDITIONAL SUBMITTALS (IF APPLICABLE)

Form with checkboxes for: Affidavit Restricting Use of an Accessory Structure Containing a Bathroom or Kitchen, Setback Affidavit and Agreement, Site Visibility Triangle, Escarpment Slope Analysis, Flood Plain Grading Plan.

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 HDRB hearing.

[signature line] Owner Applicant Agent

To Be Completed by Land Use Department Staff

PRELIMINARY REVIEW STATUS

Form with fields for Preliminary Reviewed, Reviewed w/ conditions, Denied, Comments/Conditions, Preliminary Zoning Review completed by, Date, Preliminary Zoning Review #.