

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

FOR NPS USE ONLY
RECEIVED
DATE ENTERED
AUG 14 1979
OCT 10 1979

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

RECEIVED
JUL 23 1979

1 NAME

HISTORIC Eddleman-McFarland House

TEXAS HISTORICAL COMMISSION

AND/OR COMMON
McFarland Home

2 LOCATION

STREET & NUMBER
1110 Penn Street

NOT FOR PUBLICATION

CITY, TOWN
Fort Worth

CONGRESSIONAL DISTRICT
Texas-12th

STATE
Texas

CODE
048

COUNTY
Tarrant

CODE
439

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> MUSEUM
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> COMMERCIAL
<input type="checkbox"/> SITE	PUBLIC ACQUISITION	ACCESSIBLE	<input type="checkbox"/> EDUCATIONAL
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> ENTERTAINMENT
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> GOVERNMENT
		<input type="checkbox"/> NO	<input type="checkbox"/> INDUSTRIAL
			<input type="checkbox"/> MILITARY
			<input checked="" type="checkbox"/> OTHER: club headqtrs.

4 OWNER OF PROPERTY

NAME
Junior League of Fort Worth

STREET & NUMBER
3505 West Lancaster

CITY, TOWN
Fort Worth

VICINITY OF

STATE
Texas 76107

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.
Tarrant County Courthouse

STREET & NUMBER
100 West Weatherford Street

CITY, TOWN
Fort Worth

STATE
Texas 76102

6 REPRESENTATION IN EXISTING SURVEYS

TITLE
Texas Historical Commission

DATE

FEDERAL STATE COUNTY LOCAL

DEPOSITORY FOR SURVEY RECORDS
Texas Historical Commission

CITY, TOWN
Austin,

STATE
Texas 78711

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input checked="" type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE .

The Eddleman-McFarland home is a two story, irregularly shaped Victorian residence built of Pennsylvania pressed brick, sandstone and Georgian marble. The highly ornamented hipped roof has multi-projecting gables and is covered with slate tile and decorative copper flashings, finials and small vent dormers. There are five chimneys with elaborate brick and sandstone detailing, two of which are braced with decorative ironwork. The house overlooks downtown Fort Worth facing to the east.

The base of the house is laid of red coursed rusticated sandstone blocks. Above it, the 22 inch thick walls of the house are built of tan pressed brick laid in stretcher bond with ashlar finish sandstone quoins at the corners and around some of the windows. A one story porch wraps around the south and east (front) sides of the house and projects to form a circular porch on the woutheast corner. The porch is covered with a decorative pressed copper roof and is supported by sandstone corinthian columns. The porch floor is Georgian marble. A belt course of moulded brick and sandstone runs between the first and second stories of the house. There is a wooden porch that runs along the south and west (rear) side of the house. The second story section of this porch was enclosed some-time after the house was built to form a long narrow sunporch. The windows in the house are single light, double hung windows flanked by brown wooden shutters.

The end of the main front gable is richly decorated with patterned slate tile and pressed copper. The tile is laid in alternating rows of diamond and common lap tile patterns around an inset window which is framed with a decorated copper surround and wooden columns. Above the inset window, in the peak of the gable, is a garland design in pressed copper relief. The entablature has a copper relief garland swag pattern and the entire gable is supported by two carved sandstone brackets.

The cross gable on the north side of the house is supported by paired copper brackets. The face is tiled with slate in a common lap pattern, but the pattern is broken up by two windows with decorative copper surrounds on either side of a chimney which rises through the center of the gable. There are several other small hipped dormers, one dormer with a high peaked, tent shaped roof and two small brick dormers which are heavily ornamented with carved sandstone trim. Copper finials rise from the central section of the roof and several of the dormers to add a dramatic finishing touch to the intricate roofline.

The interior of the house has patterned parquet floors, coffered ceilings and walls paneled and trimed with stained and carved oak and mahogany. The main entry hall bisects the first floor of the house. There are two sitting rooms and a hallway on the south

continued

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY

RECEIVED AUG 14 1979

DATE ENTERED

OCT 10 1979

CONTINUATION SHEET

ITEM NUMBER

PAGE

7

2

side of the house and an entry room, stairway, pantry and dining room on the north side. The kitchen runs along the back of the house. It is the only room on the first floor that has undergone major alterations and it was remodeled during the 1930's. On the second floor there are two bedrooms on either side of the main hall, a bath at the east end of the hall and a set of French doors leading to servant quarters and a back stairway at the other end.

The entry hall, dining room and stairway have elaborately carved wainscoting while the walls in the downstairs sitting rooms are papered. All the first floor rooms have carved wooden door frames, mouldings and window surrounds. The first floor ceilings in all rooms except the kitchen and pantry are finely carved coffered wooden ceilings. The floors in each room have a different inlaid parquet design with many types of hardwood arranged in a variety of star, leaf and geometric patterns. There have been no structural changes and only minor decorative alterations to the first floor interior. With the exception of some minor water damage, all of the woodwork, flooring and trim is in exceptional condition.

The fireplaces have carved wooden mantels and are faced with either marble or glazed ceramic tiles. Most of the fireplaces have been sealed off completely, but those in the entry hall and front sitting room have been adapted to burn gas logs. Almost all of the lighting fixtures in the house are original. Some are combination gas and electric fixtures that facilitated an easy change over when electric utilities became available.

The foundation and roof of the house were recently inspected and found to be in excellent condition. The major exterior problem has been the cracking and weathering of the soft sandstone trim. A central heating and air conditioning system have been added to the house. There are no outbuildings on the grounds.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES 1899

BUILDER/ARCHITECT Howard Messer, architect

STATEMENT OF SIGNIFICANCE

The Eddleman-McFarland home is one of the best examples of late Victorian architecture in Texas, and exhibits Jacobethan motifs. It is one of three remaining examples of the "cattle baron" homes that once lined Summit Ave., Penn St. and Pennsylvania Ave. in an area known as Quality Hill. Fort Worth's cattlemen, bankers and professional people lived in this exclusive residential area during the boom period of the Fort Worth cattle industry in the first decades of the twentieth century. The Eddleman-McFarland home is the best preserved and least altered of the three remaining homes and has been occupied by only two different families since it was built. It was originally designed by Howard Messer for Frank M. Ball and his mother Sarah C. Ball.¹ She was the widow of the wealthy Galveston banker George Ball who founded Ball, Hutchings & Co. in 1852 (now Hutchings & Sealy National Bank in Galveston).² After Mrs. Ball's death in 1904 the home was purchased from her estate by William Harrison Eddleman (1850-1932) a Weatherford, Texas banker who moved to Fort Worth when he founded and assumed the presidency of Western National Bank. Eddleman and his wife Sarah (1856-1921) lived in the home with their daughter Carrie Eddleman McFarland (1877-1978) and her cattleman husband Frank Hays McFarland (1869-1948). Mrs. McFarland lived in and maintained the home until her death in 1978. The home has been purchased by the Junior League of Fort Worth which plans to operate the first floor as a museum and place League offices on the second floor.

The house was designed by Howard Messer, an English architect associated with the firm of Messer, Sanguinet and Messer. The other partners were Howard's brother Arthur and Marshall R. Sanguinet who was later associated with the locally prominent firm of Sanguinet and Staats. Howard Messer lived in Galveston during the 1880's operating a branch office of Messer, Sanguinet and Messer. The Galveston office was probably opened specifically to handle lucrative commercial commissions in the port city. During this period Messer may have had some business contacts with the Ball family. Messer returned to Fort Worth about 1892³ but was working by himself after 1899.⁴ He remained in Fort Worth until 1905 when he returned to England and settled near London.⁵

continued

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

FOR NPS USE ONLY

RECEIVED AUG 14 1979

DATE ENTERED OCT 18 1979

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM

CONTINUATION SHEET

ITEM NUMBER

PAGE

8

2

The Balls began to build their fortune in the jewelry business but later entered the banking field.⁶ They were very prominent in Galveston civic affairs and were noted philanthropists. In 1884 they gave \$80,000 to build Ball High School in Galveston. Mrs. Ball gave an additional \$47,000 in 1891 to remodel the interior and refurnish the building. After her husband's death Mrs. Ball and her son decided to spend a portion of the year living in Fort Worth and the remainder in Galveston.⁷ They were close friends of the Joseph Pollock family who were building the residence that now stands at 1120 Penn St. (this property has already been entered on the National Register) and decided to build their home next door.

The home cost about \$38,000 to build in 1899 and it had its own electric well pump system in the basement.⁸ Soon after it was built Frank Ball, in whose name ownership was listed, transferred title to his mother.⁹ He died shortly thereafter. Mrs. Ball lived in the home until her death in 1904 and the home was then sold to the Eddleman family.

W. H. Eddleman was a banker who was president of the Merchants' and Farmers' National Bank in Weatherford. In 1904 he founded the Western National Bank in Fort Worth and moved his family to the residence at 1110 Penn St. The Western National Bank had financial troubles and in 1913 it was absorbed by the Texas State Bank (later Texas National Bank).¹⁰ Eddleman then became the president of the Denver Investment Company. Carrie Eddleman McFarland and her husband had lived with Mr. and Mrs. Eddleman on Penn St. since 1904 and she cared for her parents in the home until their deaths. Mrs. Eddleman died in 1921 and Eddleman in 1932. Mr. McFarland died in 1948 but Mrs. McFarland continued to live in the home until her death in 1978 at the age of 101.

¹Fort Worth Register, 23 July 1899.

²Charles W. Hayes, Galveston, History of the Island and the City, 2 vols. (Austin: Jenkins Garrett Press, 1974), p. 355.

³Fort Worth City Directory, 1892-93.

⁴Fort Worth City Directory, 1899-1900.

⁵Fort Worth Star Telegram, 30 April 1972, p. 1F.

⁶Hayes, Galveston, p. 355.

⁷Fort Worth Star Telegram, 8 June 1958.

⁸Fort Worth Register, 23 July 1899.

⁹Fort Worth Register, 13 September 1899.

¹⁰Mack Williams, In Old Fort Worth, (Ft. Worth: News-Tribune, 1977), p. 83

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Alexander, Drury Blakeley. Texas Homes of the 19th Century. Austin: U. of Texas Press, 1966.
Fort Worth City Directories, 1890-1935.
Fort Worth Register, 23 July and 13 September 1899.
Fort Worth Star Telegram, 31 January 1926, 8 June 1958, 16 December 1971, 30 April 1972 and 2 May 1978.
 Scrapbook in possession of J. O. Turner, Fort Worth, Texas.

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY less than one
 UTM REFERENCES Fort Worth, Texas quadrangle Scale: 1:24000

A	1,4	6	5	5	2	9	2	3	6	2	4	2	7	5	B										
	ZONE			EASTING				NORTHING						ZONE			EASTING				NORTHING				
C															D										

VERBAL BOUNDARY DESCRIPTION

The nominated property occupies the south half of the north two-thirds of Block 37 in the Jennings West Addition of the city of Fort Worth. This area is shown on plat map 25-4 published by the City Planning Department of the city of Fort Worth, Texas and the boundary lines are outlined in red.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE Carol Roark DATE July 16, 1979

ORGANIZATION _____

STREET & NUMBER 2516 Rogers Ave. TELEPHONE (817) 926-4212

CITY OR TOWN Fort Worth STATE Texas 76109

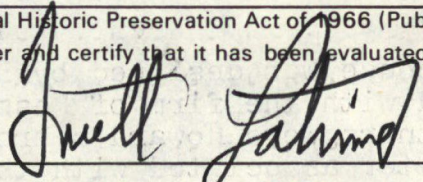
12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL STATE LOCAL

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE



TITLE State Historic Preservation Officer

DATE August 8, 1979

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

Carol Shull

DATE 10-18-79

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

KEEPER OF THE NATIONAL REGISTER

ATTEST: *Beth Grovener*

DATE 10/16/79

KEEPER OF THE NATIONAL REGISTER

Property Eddleman - Mc Farland House

79003009

State Ill. (Jassant) Working Number 8.14.79.1924

TECHNICAL

Photos 34
Maps 1

CONTROL

pl
OK 8.14.79

wonderfully intact Victorian house! Represents prosperity brought by cattle industry; home of prominent businessmen.

HISTORIAN

accept
B. Grosvenor
10/16/79

Splendid late Victorian house, the best of three survivors in a fashionable late 19th - early 20th century residential neighborhood. Essentially unaltered; now owned by Jr. League which will use it as combined office + museum

ARCHITECTURAL HISTORIAN

Accept
KO'C 10/9/79

ARCHEOLOGIST

OTHER

HAER

Inventory _____
Review _____

REVIEW UNIT CHIEF

accept
B. Grosvenor
10/16/79

BRANCH CHIEF

KEEPER

National Register Write-up _____
Federal Register Entry 11.6.79

Send-back _____
Re-submit _____

Entered **OCT 18 1979**



Eddleman-McFarland House
1110 Penn Street
Fort Worth, Tarrant County, Texas

Photo by Texas Historical Commission,
1970. (Although not current, photo is
still accurate).

North facade.

Photo #1 ⁴⁴ AUG 14 1979

⁰⁰⁸
OCT 18 1979



Eddleman-McFarland House
1110 Penn Street
Fort Worth, Tarrant County, Texas

Photo by Texas Historical Commission, 1970.
(Although not current, photo is still
accurate).

Southeast oblique.

Photo #2 *9/4*

AUG 14 1970

ADCE
OCT 18 1979



Eddleman-McFarland House
1110 Penn Street
Fort Worth, Tarrant County, Texas

Photo by Texas Historical Commission, 1970.
(Although not current, photo is still
accurate).

Detail of main (east) facade.

Photo #3 *44*

AUG 14 1979

DOE
OCT 18 1979

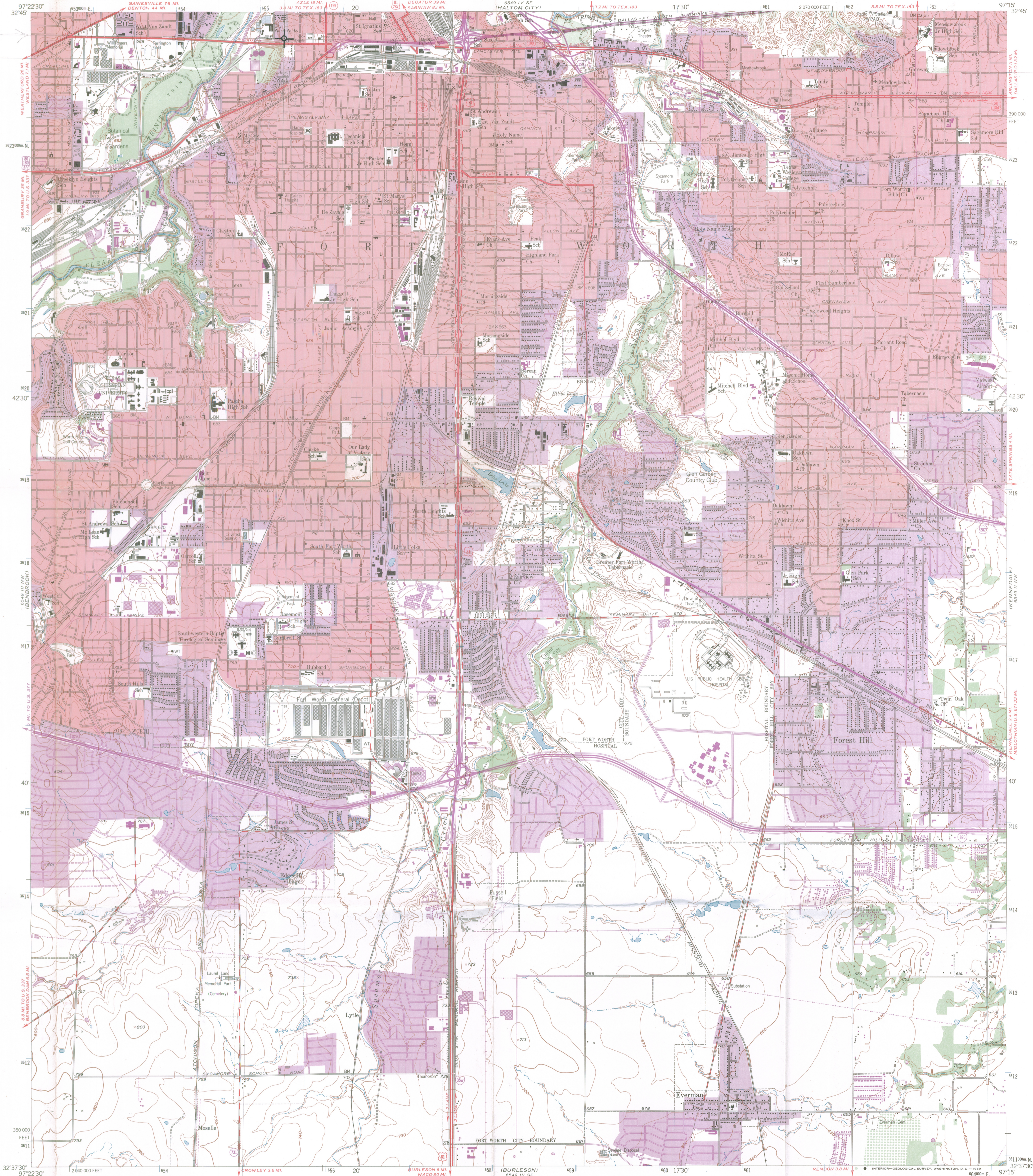


Eddleman-McFarland House
1110 Penn Street
Fort Worth, Tarrant County, Texas
Photo by Danny Hardy, Texas
Historical Commission, 1979
Southeast oblique
Photo #4/4

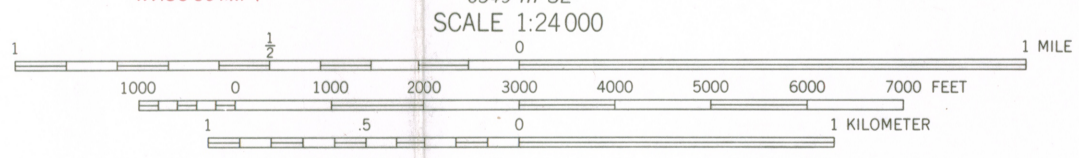
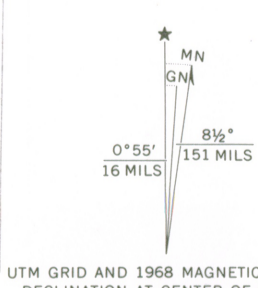
SEP 27 1979

OCT 18 1979

DOE



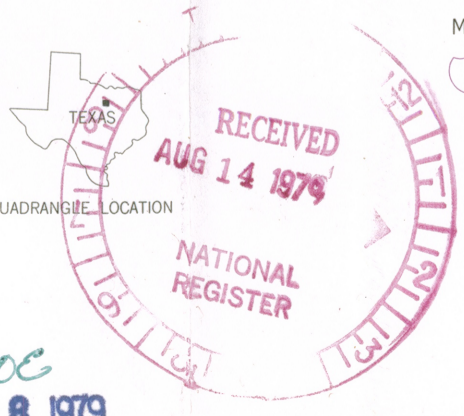
Mapped, edited, and published by the Geological Survey
Control by USGS and USC&GS
Topography from aerial photographs by Kelsh plott'r
Aerial photographs taken 1952-1954. Field check 1955
Polyconic projection. 1927 North American datum
10,000-foot grid based on Texas coordinate system,
north central zone.
1000-meter Universal Transverse Mercator grid ticks,
zone 14, shown in blue
Red tint indicates areas in which only
landmark buildings are shown
Revisions shown in purple compiled by the Geological Survey from
aerial photographs taken 1968. This information not field checked
Purple tint indicates revision of urban areas



CONTOUR INTERVAL 10 FEET
DATUM IS MEAN SEA LEVEL

ROAD CLASSIFICATION
Heavy-duty ——— Light-duty ———
Medium-duty ——— Unimproved dirt ———
Interstate Route U.S. Route State Route

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY, DENVER, COLORADO 80225, OR WASHINGTON, D.C. 20242
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST



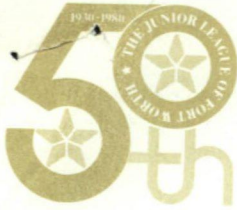
FORT WORTH, TEX.
N3237.5-W9715.7.5

1955
PHOTOREVISED 1968
AMS 6549 111 SE SERIES V88

OCT 31 1969

1974
OCT 18 1974

3297-424



Tarrant Co
Eddleman - MacFarland House
8-28-79
Tx

The Junior League of Fort Worth, Inc.

August 30, 1979

Mr. Charles A. Herrington
Acting Keeper of the National Register
United States Department of the Interior
Heritage Conservation and Recreation Service
Pension Building
440 G. Street, N. W.
Washington, D. C. 20243

Dear Mr. Herrington,

The Junior League of Fort Worth is most anxious for the Eddleman-McFarland Home (#663) to be listed in the National Register of Historic Places. Our organization is very interested in the area of Historic Preservation and we are looking forward to the restoration and preservation of this outstanding Victorian mansion.

Our plans include furnishing the downstairs in period pieces and opening it as a museum during certain times of the year with our volunteers as docents. We plan to use the upstairs as our League office, an office for our city's spring River Festival Committee and an office for a Fort Worth Historic Coordinator, hopefully funded by the Junior League this year.

We hope our plans meet with your approval and we will look forward to hearing from you concerning the outcome of our nomination.

Sincerely,

Lynda L. Roodhouse

Lynda L. Roodhouse
Restoration Chairman

LLR:aw

cc: Mrs. I. Jon Brumley, President

286 2 1316

THE NATIONAL REGISTER OF HISTORIC PLACES

DATE REC'D **SEP 5 1979**

_____ INDIVIDUAL RESPONSE (ATTACHED)

_____ INFORMATIVE MATERIAL SENT

_____ TELEPHONE CALL (ATTACHED)

DATE ACTION TAKEN _____

INITIALS _____

11/5/79

Boy's parents seek damages for disability

The parents of an 8-year-old quadriplegic boy have filed a \$12.2 million malpractice suit against two obstetrician-gynecologists and Arlington Memorial Hospital.

Ronald Edward Pevsner and Cerol A. Pevsner filed suit on behalf of their son, Sean Edward Pevsner, in 43rd District Court Thursday against the hospital, Dr. R.L. Van Zandt of Arlington and Dr. Ben R. Keller, now of Glenwood Springs, Colo.

The couple claims the defendants were negligent and careless in the treatment of Mrs. Pevsner and in the delivery of their son on Jan. 20, 1971. They claim he has permanent brain and neurological injuries caused by prolonged loss of oxygen to the brain before birth.

Their attorney, James Vecchio, explained the suit is being filed eight years after the child's birth because the couple believed "it was one of those things" until doctors told them their son's condition was caused by birth trauma and a lack of oxygen to the brain.

The parents say the boy has spasticity of his hands and limbs, has limited verbal and communicative skills, is con-



Star-Telegram Photo by TONY RECORD

GIFT TO CITY . . . Junior League plans to restore house

Junior League buys noted home for restoration

The Junior League of Fort Worth Inc. has purchased the William H. Eddleman-Frank Hays McGarland house at 1110 Penn.

The house, which was completed in 1900, will be restored as a "gift of historic preservation for the people of Fort Worth," in commemoration of the 50th anniversary of the league here. Plans are to open some rooms to the public when restoration is complete.

The league will maintain meeting rooms, offices and Mayfest headquarters on the second floor.

The house is cited as an outstanding example of Texas architecture and craftsmanship reflecting the growth of the cattle industry and its importance to Fort Worth in "Texas Homes of the 19th Century," published by the University of Texas Press for the Amon Carter Museum.

The house is occupied and equipped with security systems pending restoration, league spokesmen said.

e

legisla-
g com-
ries of
istrict
t judg-
auditor
s.

nually.
d to an
uld get
of 1978.
be paid
unds.

County
he law
oes not.
if Com-
ing pro-
raise.
or com-

dden.
ts, other

ENTRIES IN THE NATIONAL REGISTER

TEXAS

STATE

Date Entered

OCT 18 1979

Name

Location

Eddleman-McFarland House

Fort Worth
Tarrant County

Also Notified

Honorable Lloyd M. Bentsen

Honorable John G. Tower
Honorable James C. Wright, Jr.

State Historic Preservation Officer
Mr. Truett Latimer
Executive Director
Texas State Historical Commission
P.O. Box 12276, Capitol Station
Austin, Texas 78711

NR Byers/bjr 10/22/79

For further information, please call the National Register at (202)343-6401.