

The Fifth Annual
At Home in Monticello
Tour of Homes



Presented by
Monticello Park
Neighborhood Association
Sunday, November 7, 1999

**1999 Monticello Park
Neighborhood Association**

**Joan Brogley - President
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**Kathy Teal Paul Stahl
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The 1999 Board of Directors wishes to thank you for your interest in our neighborhood and hope you enjoy being "At Home In Monticello".

We would also like to thank and recognize the students and faculty of Jefferson High School.

Myra Hernandez - Jefferson Tour Coordinator

Doris Lejeune and her student artists for their wonderful drawings of Woodlawn Theatre and our tour homes.

Jefferson music students and Mr. Rominger for the musical interludes they provided at the church brunch.

Christopher A. Boto and his student chefs from St. Phillips Culinary Dept. for delectibles.

Jefferson United Methodist Church

Joan Gaither and her interior design students.

Melanie Young and Carol Pfrommer for their colorful descriptions of the homes!

Finally, we congratulate our neighbor volunteers for a job well done! Thank you for all of your hard work!

Send comments to: P.O. Box 5851 SA TX 78201

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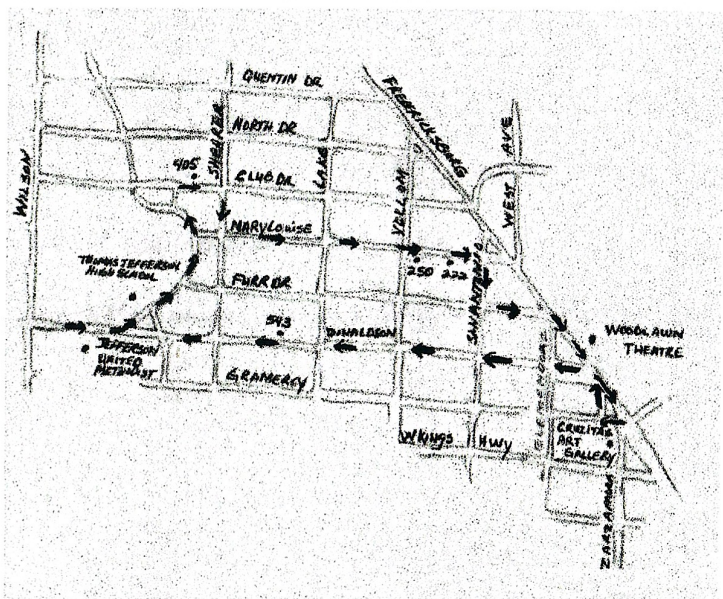
Tip-Top Cafe

Will Gieson - Legacy Group

West Avenue Hardware

Woodlawn Lake Community Association

1999 Tour Map



Monticello Park 1999 Tour of Homes

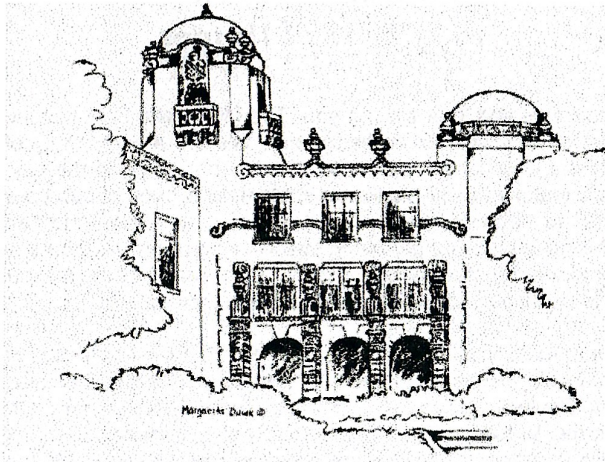
Welcome — and look around you. The Monticello Park historic district is bursting with revitalization. We are a community of neighbors - working together to beautify our place in the city. As you make yourself "At Home in Monticello," you support our efforts to transform our Monticello City Park into an aesthetically pleasing gathering space - a place for neighbors to enjoy alone, together or with family. A rendering of the master plan is on display for you at the limousine pick-up stop.

The homes of Monticello Park are an extraordinary collection of architecture including English, French and Spanish Colonial, Greek Revival, Italianate, Victorian, Tudor, Mission, and Art Moderne. Virtually every house proudly shows the handwork of individual artisans. Notice the masonry, the plaster work, the Mexican Mission tile, the arches and built-ins, cartouches and turrets — all touches that make these homes truly unique.

The area that you now tour was once a dairy farm owned by George Calvert. Mr. Calvert sold his farm to developers and Monticello Park, originally called Woodlawn Terrace, grew from the 1920s to the 1940s. Its growth reflected the Roaring 20s, the Great Depression and finally World War II. The neighborhood attracted the growing class of merchants and professionals of the time. Many of the homes were designed by San Antonio architect Nathan Straus Nayfach.

One of the developers, Leo S. Karen, sold a portion of land to the San Antonio Independent School District for approximately 1.25 million dollars. On it was built the crown jewel of our neighborhood, Thomas Jefferson High School. The Spanish baroque building was designed by Max Frederick and built in 1932, much to the dismay of some who believed it to be in the middle of nowhere. Furr Drive was designed to afford a view of the spectacular dome which was originally done in colorful tile.

We thank you for your interest in our neighborhood and hope your day is enjoyable "At Home in Monticello".



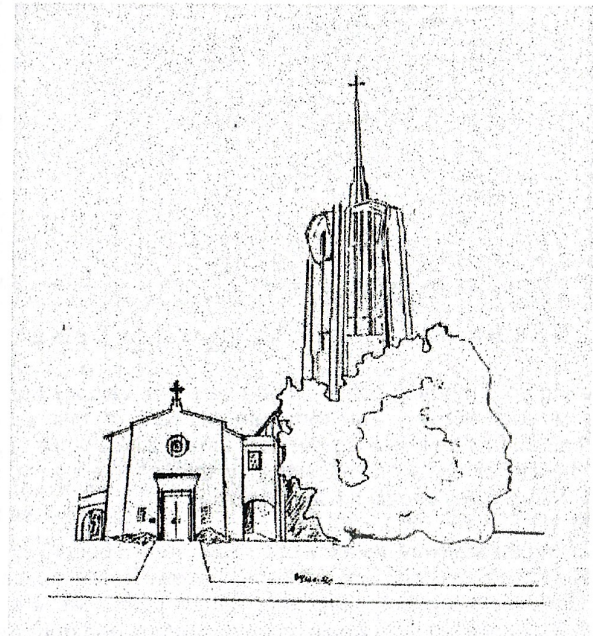
Thomas Jefferson High School
723 Donaldson Avenue

Adams & Adams, Max Frederick, Architect, 1932

Designed the year of the stock market crash (1929) by the architecture firm Adams & Adams, the palatial Spanish Colonial Revival building was an extravaganza of lavish detail inspired by San Antonio's missions as well as Spain's Alhambra. Churrigueresque Baroque columns around the grand entrance recall the elaborately carved stone trimming Mission San Jose, while a silver-capped, domed tower crowns the school in Mission style. Art Deco cast stone ornaments suggesting Maya headdresses trim the upper part of the building, and the elaborate detailing continues inside. Today, Jefferson H.S. is designated a Texas Landmark and is on the National Register of Historic Places.

Jefferson High School made such a splash when it opened in 1932 that it was featured in *Life Magazine* and *National Geographic* in the 1930s and 1940s. Two movies starring Jane Withers were made on the campus: *High School* (1938) and *Texas Girl* (1939).

Like movie extras from that era, you are invited to stroll through Jefferson's beautiful halls, view the awe-inspiring auditorium, and enjoy the spacious grounds and gardens.

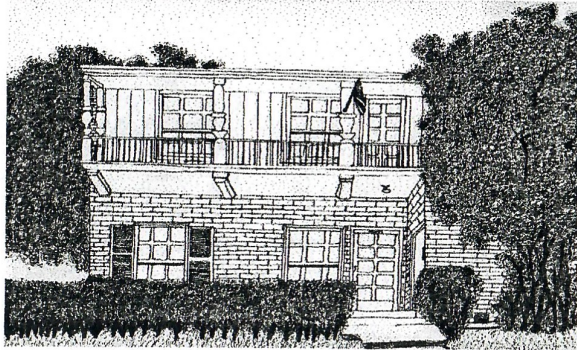


Jefferson United Methodist Church
758 Donaldson Avenue

Main sanctuary, 1958
Henry Steinbomer, Architect

Fascination with Sputnik and the dawning Space Age shaped the streamlined architecture of the Fifties, apparent here in the soaring belltower and metal spire topped by a cross. Inside the main sanctuary, stained glass windows and elegant ribbed woodwork reach toward the heavens with streamlined forms retaining just a hint of the Gothic style. A blue tile mosaic (also big in the Fifties) and veined peach marble provide the perfect backdrop for the huge but simple metal cross attached to the wall.

In cold weather, the chapel (completed in 1949) and sanctuary are warmed by radiant heating - hot water circulated through pipes in the concrete floor - a technology popular in the Fifties. Steinbomer also designed St. Luke's Episcopal Church in Alamo Heights, completed in 1955. Monticello Park Neighborhood Association is especially grateful to Jefferson United Methodist Church for serving as our headquarters.



The Brandon Home at 405 Club Drive

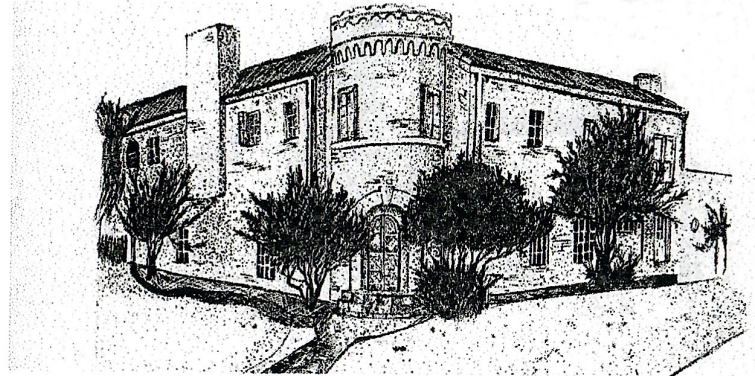
Imagine having your morning coffee on your very own balcony that stretches the length of your home. The fortunate resident of this second-story apartment can do just that, looking out past turned pillars while enjoying the morning's breeze, or checking the entryway through the quaint octagonal window which duplicates one on the landing below.

Before mounting the stairway, note the beautifully framed butterflies just inside the door. They are from Brazil, where the well-traveled resident once lived and worked. Other souvenirs of travel and astute purchases are scattered throughout - a delicate fan from Spain, a sturdy Murphy Bed from Kentucky, a magnificent 200-year-old brass bed from Tennessee, an antique pump organ from Los Angeles.

The focal point of the living room is a fine fireplace. Note the surround's carved medallions and scallops and its unusual jade green tiles. Twenty windows and walls painted a delicate sage combine to give the home a light and airy feel. Polished wood floors and picture molding hint of construction before the rise of massive complexes of identical apartments. Interestingly, the building was erected in 1938 as a duplex and was never a one-family residence.

The kitchen retains its original green and white tile counters, while a pretty arched window permits the cook plenty of sunlight. The bathroom is tiled in periwinkle blue with a coved ceiling sheltering a built-in dressing table, itself nestled into a little archway.

All window treatments were made by the resident, whose attention to detail is evident throughout the home, right down to the old black Ma Bell telephone in the dining room phone niche. And yes, it works! A delightful touch in this Monticello Park home is a framed print of the original Monticello, Thomas Jefferson's Virginia home (Can you find it?). The apartment is a fine example of how care and character can give an apartment the air of permanence usually associated with single-family residences.



The Wilson Home at 250 Mary Louise Drive

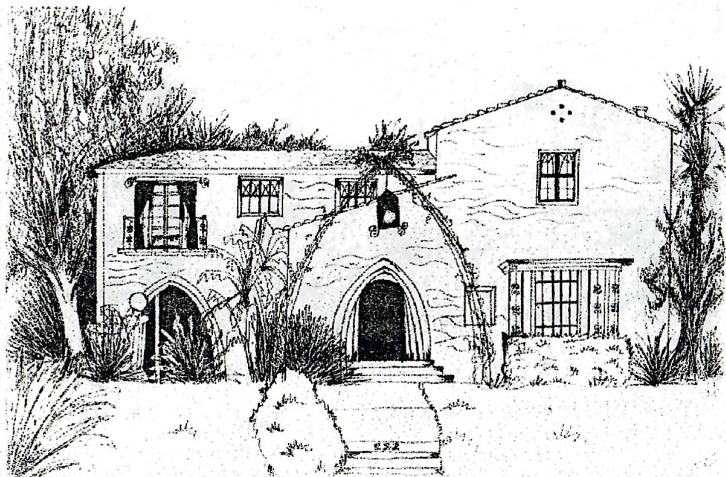
The Wilson home is an L-shaped, 4600 square-foot Gothic Revival two-story. It has a castellated roof over the corner entrance. Built in 1929, the stucco home has nine rooms including four bedrooms and 3-1/2 baths; entry hall, with winding wrought iron railing staircase to the second floor; living room and study. There's a large kitchen with breakfast area, decorated in '50s nostalgia, complete with a red, sparkle vinyl booth; and an old neon diner clock. A two-story addition which includes the first floor family room was added in the 1950s. This house even has an elevator.

There's a lovely terrace with swimming pool in the back yard, always under the watchful eyes of a Toltec Temple God statue. You'll find an original Playland Park sign next to a basketball court.

This home is like no other. A passion for juke boxes is apparent from the moment the visitor enters through the large oak double doors. Old Wurlitzers (yes, there's even a Model 1015, the epitome of juke boxes), AMIs and Seeburgs are to be found in almost every room in the house. Most of them are ornately lighted. Some have spinning or bubbling pilasters; some are loaded with '50s chrome. There are 78rpm, 45rpm, full-size and table top models; elaborate wall speakers, and some that even hang from the ceiling.

In one child's bedroom, his great-grandmother made the bedspread. The 48-star flag was found in the shed. A "Whiz Kids" Motor Oil display stands by the door, while a working stoplight blinks beside a collection of miniature cars in an old thread display case.

The play room is decorated with a working neon Route 66 sign, a real carousel horse, and another child's mobile of ballet shoes she wore in the Nutcracker. The owners are careful collectors with a great eye for arranging what they find.

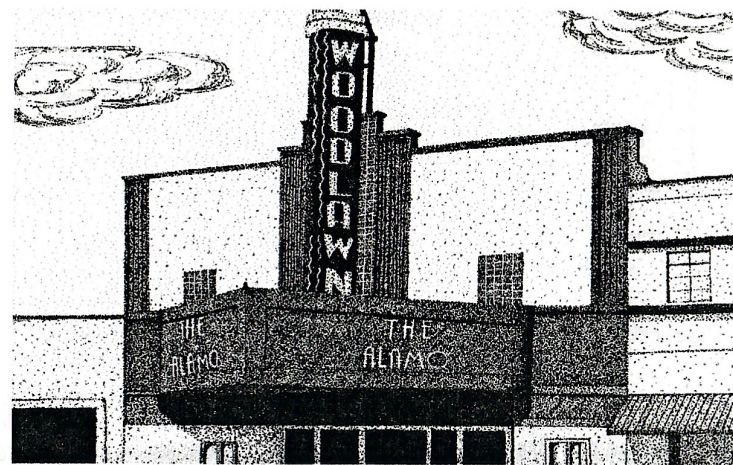


The Bromley/Limon Home at 222 Mary Louise

Imbued with the rich textures and details typical of the 1920s revival styles, this handsome 1929 Mediterranean Revival home has its original wrought iron curtain rods and wall sconces. The owners, Dr. Jim Bromley and Jeff Limon, have played up the castle-like drama of the interior with carefully modulated lighting that brings out the original cove ceilings. Muted but lush-looking tapestry-type fabric on the furniture and some walls adds to the feeling of a "well-aged" house that just gets better with time.

The owners' creative talents are apparent throughout: note the stained-glass windows in the kitchen, breakfast nook, and downstairs bath, all made by the owners. They also fashioned the Tiffany-style lamp in the living room (grapes and green leaves) and the grape-like glass light fixtures in the bath and hallway. In addition, they hand-stenciled borders and repeating wall patterns (a type of early wallpaper, notes Bromley) in many places. The stenciling picks up on a 1920s touch that came with the house: geometric designs stenciled on the ceiling beams in the living room and entry hall.

Visitors may also notice the tropical bird motif on kitchen decorative plates and elsewhere. These reflect the owners' enthusiasm for their very real menagerie of some 50 tropical birds, including white cockatoos, parrots, and a gorgeous blue and gold macaw who has a perch near the swimming pool. The beautiful heated pool creates a microclimate at the far end that allows orchids to grow here year-round. The pool water is purified using an ion-exchange process that requires no chemicals. A sweet Australian cattle dog named "Blue" keeps an eye on the birds!

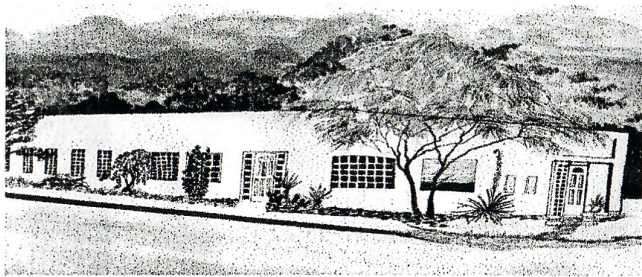


**Woodlawn Theatre
1920 Fredericksburg Rd.**

In 1945 John Eberson, designer of the The Majestic Theatres in San Antonio, Houston, Austin and Dallas, opened the Woodlawn Theatre. This neighborhood theatre featured both a balcony and main floor seating. In 1960 the world premiere of *The Alamo*, with John Wayne in attendance, opened at the Woodlawn. At that time this was the only theatre in San Antonio that featured stereophonic sound and a wide screen. In 1974 the theatre was reopened as a two-screen venue with a main screen downstairs and a second screen in the balcony area. This only lasted a few years before the theatre closed.

The Woodlawn Theatre is now home to the Farie Tale Theatre on the balcony (upstairs) stage, and Actors Theater of San Antonio (ATSA) on the main stage. ATSA is in the process of opening a cabaret -style theatre in the lobby of the downstairs section for meetings, receptions, and smaller theatrical productions seating 150. The main stage is now 40 feet deep and 32 feet across and seats 120. A dressing room has been added where the old air conditioning system was located. ATSA has been a theatrical production company since February 1982 and is the home of The OXYMORONS, a professional comedy troupe.

Dean McLain, ATSA member, is in charge of the daunting interior reconstruction project and has raised about \$35,000 through individual donations. A new stage and seating area were built, lighting installed, and bathrooms renovated. An additional \$40,000 is needed to finish the job, not counting the \$18,000 it would take to rehabilitate the old neon sign out front. This is a work in progress . . . open for a sneak preview.



Cruzitas Art Gallery at 1703 W. Kings Highway

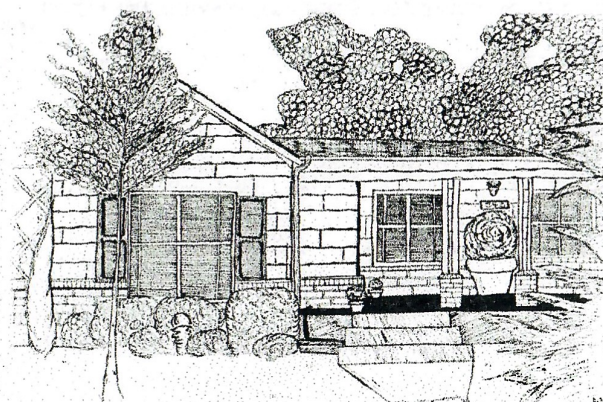
Built as a studio and home by the photographer Ford R. Green in 1935, a studio and home it remains today. Green loved Mexico, traveled widely there, and used both Mexican design and Mexican materials in the building's construction. Thick stucco walls and glass brick windows—note the curved ones on the northeast corner—present a private face to the street, very much in the Mexican tradition, while inside, every room in the living area and gallery opens onto a spacious walled courtyard.

You will enter through the art gallery, with the household's living quarters to your left and offices and workshop to the right. This is very much the way Green arranged the space 60 years earlier. When the current owner first saw it, Green's tall photographic lamps were still massed in the studio, separated from the rest of the house by heavy velvet curtains that delighted generations of kittens. The building is 177 feet long, and the owner notes that, if the telephone rings in the bedroom while he is working in his studio, he must sprint almost a city block to answer it!

At present the gallery is dominated by an altar-triptych commemorating the 1998 San Antonio flood. Note the many small crosses—cruzitas—massed along one wall. They give the gallery its name and are made by the artist-owner from ocatillo cactus he gathers in his native Arizona; look up when you walk through the French doors to the courtyard and you will see bundles of them hanging to dry.

The floors throughout the building are made of unusual 16" square glazed Mexican tiles; in the kitchen they are set in a herringbone pattern. The white plaster walls are perfect foils for the richly hued works of the owner and his companion; simple furnishings permit the art to take center stage.

Everything about the structure suggests that it was built to give one pleasure at work and at rest. Imagine yourself walking out into the courtyard at the end of the day. Secure within its stout walls, you watch the sun go down, cast your eye over the pleasant green gardens, pour yourself a glass of wine and settle into a comfortable chair. *Qué bueno!*



The Levermann-Goodwill House
at 543 Donaldson Avenue

With its inviting trellised front porch—its swing positioned to catch an evening's east wind—charming breezeway, and restful garden, this early 1940s cottage integrates exterior and interior living spaces into a gracious whole.

A compact 1,500 square feet, the home's 18 windows give it a bright and cheerful feel. In the living and dining rooms, classic wood Venetian blinds soften the south Texas sun to illuminate gleaming wood floors and walls topped with crown and picture molding. The oriental motif of these two rooms is highlighted by the fine Chinese trunk inherited from the grandmother of one the owners. These rooms are separated by an unusual shallow archway, echoing the smaller one in the entry hall.

The neat black-and-white kitchen leads to a breezeway furnished with Adirondack chairs, teak benches and tile tables. Just beyond lie a fountain and pool stocked with koi, a transitional space between the house and backyard proper. Imagine the pleasure of relaxing at the end of a hot day in this welcoming oasis! The ambitious owners plan to add a greenhouse at the far end of the yard to nurture their beloved orchids.

Back inside, note the master bath's coved ceiling, built-in dressing table and unusual yellow and blue tiles. The bedrooms, like the rest of the house, retain their original glass doorknobs and sport picture molding. Don't miss the "Titanic" family room with its ship's model built by one of the owners, poster from the film and books on the great ship. The circular floor plan then leads the visitor back to the public rooms, its easy flow adding to the surprisingly spacious feel of the home.

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of the 1999 Tour**

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