

VLR: 4-20-76
 NRHP: 7-30-76
 127-229

UNITED STATES DEPARTMENT OF THE INTERIOR
 NATIONAL PARK SERVICE

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RECEIVED
DATE ENTERED

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

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

1 NAME

HISTORIC The Charles Hill House

AND/OR COMMON

The Pace-King House (Preferred)

2 LOCATION

STREET & NUMBER 205 North Nineteenth Street

CITY, TOWN

Richmond

--- NOT FOR PUBLICATION

CONGRESSIONAL DISTRICT

--- VICINITY OF

Third (David E. Satterfield, III)

STATE

Virginia

CODE

51

COUNTY

(in City)

CODE

760

3 CLASSIFICATION

CATEGORY

OWNERSHIP

STATUS

PRESENT USE

___DISTRICT

___PUBLIC

___OCCUPIED

___AGRICULTURE

___MUSEUM

BUILDINGS

PRIVATE

UNOCCUPIED

___COMMERCIAL

___PARK

___STRUCTURE

___BOTH

___WORK IN PROGRESS

___EDUCATIONAL

___PRIVATE RESIDENCE

___SITE

PUBLIC ACQUISITION

ACCESSIBLE

___ENTERTAINMENT

___RELIGIOUS

___OBJECT

___IN PROCESS

___YES: RESTRICTED

___GOVERNMENT

___SCIENTIFIC

___BEING CONSIDERED

___YES: UNRESTRICTED

___INDUSTRIAL

___TRANSPORTATION

NO

___MILITARY

OTHER: none

4 OWNER OF PROPERTY

c/o Mr. O. Van Pelt Sessoms, President

NAME

William Byrd Branch of the Association for the Preservation of Virginia Antiquities

STREET & NUMBER

204 Gun Club Road

CITY, TOWN

Richmond

--- VICINITY OF

STATE

Virginia 23221

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
 REGISTRY OF DEEDS, ETC.

Richmond City Hall

STREET & NUMBER

900 East Broad Street

CITY, TOWN

Richmond

STATE

Virginia 23219

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

Virginia Historic Landmarks Commission Survey

DATE

1976

___FEDERAL STATE ___COUNTY ___LOCAL

DEPOSITORY FOR
 SURVEY RECORDS

Virginia Historic Landmarks Commission, 221 Governor Street

CITY, TOWN

Richmond

STATE

Virginia 23219

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input checked="" type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" 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 Pace-King House is a prodigious Italianate mansion located in the heart of Shockoe Valley, Richmond's oldest neighborhood. It constitutes a principal architectural element in the cluster of old buildings surrounding the eighteenth-century Adam Craig House, one of the city's oldest remaining dwellings. Though the area is now a slum, the Pace-King House stands as evidence that this distinctive district, in spite of its increasing commercial and industrial activity, was yet a respectable address on the eve of the War Between the States.

The massive, two-story house has a facade length of forty-four feet and an over-all depth of approximately fifty-six feet. Crowning the structure is a deep (approximately four feet), richly detailed bracketed cornice which shields from view the shallow hipped roof. Projecting from the roof are four exterior end chimneys. The most striking feature of the three-bay facade is a splendid one-story, cast-iron porch, probably the most elaborate example of its type in the city. Each bay of the porch is composed of a wide center arch with narrow flanking arches, all supported on slender foliated columns. The center bay projects three feet. The spandrels are filled with open-work scrolling and the eaves are ornamented with hanging, naturalistic motifs. Though much of the railing unfortunately has been removed, enough survives to reproduce the missing sections. It originally was composed of a series of symmetrical wreaths flanked by foliated branches. The porch is supported on white marble sills which in turn stand on slender, square marble posts. Marble is also used for the front steps, the front walk, and the molded water table. Complementing the porch is a fine ironwork fence enclosing the front yard. Cast-iron grilles in a Gothic pattern are used to secure the basement's side windows.

The walls of the house are veneered with pressed brick. The front windows are crowned by simple molded lintels; the type of stone is yet to be detected. The side windows have unornamented granite sills and lintels. The sills of the formerly floor-length first-floor front windows have been raised, however the remaining windows have not been altered, and most of the early sash is intact. Two later windows have been inserted in the house's south side. Across all but the southeast corner of the rear (where there is a service room on each level) is a two-level portico typical of ante-bellum Richmond townhouses. The portico has been bricked up in this century, but its tall square posts and balustrade survive behind the later wall.

Behind the house is one of the city's more picturesque brick-paved service courts. On the court's north side is a brick, two-story servants' house fronted by a two-level gallery. Across the back of the court is a brick structure which incorporates the original kitchen and stable outbuildings. The current proportion of this building result from an alteration and enlargement of the latter two structures for conversion into an ice-making works. Between this structure and the servants' house is a granite stair leading up to a door in the rear garden wall which opens onto a cobbled alley.

The interior of the Pace-King House is entered through a recessed doorway framed by an elaborate frontispiece consisting of a cornice supported by scrolled consoles. The spandrels are richly carved with foliated ornament. The first-floor plan includes a center hall extending the depth of the house with a relatively plain stair ascending against the north wall. Although the original plan of the rest of the house is detectable, it was much changed by the shifting of partitions when the house was converted into tenements. The whole area on the north side of the hall originally was one large room, of rather grandiose scale, heated by two fireplaces. South of the hall were two

(See continuation sheet #1)

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 checked="" type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES Built 1860

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The Pace-King House survives as a rare example of the grand mansions erected in Southern cities on the eve of the War Between the States. Completed in 1860, it represents a final expression of taste in domestic architecture before the dissolution of the Old South. Of particular architectural interest is its festive cast-iron porch which ranks among the most outstanding examples of this art form in a city famous for its ironwork. The house is also a key element in the cluster of old buildings surrounding the late eighteenth-century Adam Craig House, one of the earliest remaining dwellings in Virginia's capital. This group of houses forms the nucleus of Shockoe Valley, Richmond's oldest neighborhood, the area laid off by William Byrd, founder of the city, in 1737.

Historically, the Pace-King House is associated with many personalities prominent in Richmond's commerce and government. The dwelling was erected in 1860 (on the site of an early frame house) as the residence of Charles B. Hill, an active member of the local Democratic party and a long-time alderman of the old Jefferson Ward. A descendant of Col. Humphrey Hill of King and Queen County, Charles Hill made his living as an auctioneer. His house stands as a measure of his professional success, as it was initially valued at \$20,000.00, a considerable sum for its time.

Hill unfortunately did not long enjoy his new home, for by 1862, he was dead, and his property had been acquired from his estate by Philip K. White, who formerly had resided on Church Hill in the impressive townhouse now known as the White-Taylor House. A late nineteenth-century newspaper account stated that for a time the Pace-King House was lived in by Charles G. Memminger, Secretary of the Confederate Treasury. Confederate archives do not list the house as one of Memminger's official addresses; thus it may be that he was a guest of either Mr. Hill or Mr. White until he found more permanent quarters. The account also reported that in the house ". . . some of the finest entertainments were given and most brilliant receptions held that distinguish the brief but brilliant days of 'Dixie'". With a reception room nearly forty feet in length, the house was well equipped to provide an appropriate setting for such functions.

Philip K. White died in 1865, and the property was sold at auction to James B. Pace, a prominent Richmond businessman. Pace owned and operated the J. B. Pace Tobacco Company whose factory was located nearby on North Twenty-Second Street. Pace also served as a president of the Planters National Bank and was one of the founders of the Virginia Trust Company. In addition to his business activities, he served as the Richmond City Treasurer from 1905 until his death in 1920.

Pace lived in the house until 1881 when he sold it to Mrs. Jane King. Mrs. King was an enterprising woman; she ran a fuel company and a wholesale and retail ice company founded by her late husband in 1856. It was during her ownership that two of the dwelling's out-buildings were enlarged for use in the ice business. Mrs. King's company was no small

(See continuation sheet #2)

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Scott, Mary Wingfield. Old Richmond Neighborhoods. Richmond, 1950.
 Unpublished notes and manuscripts in files of Valentine Museum, Richmond, Va.
 Dulaney, Paul S. The Architecture of Historic Richmond. Charlottesville, Va., 1968.

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY less than one acre

UTM REFERENCES

A	1,8	28,57,4,0	4,15,67,0,0	B			
	ZONE	EASTING	NORTHING		ZONE	EASTING	NORTHING
C				D			

VERBAL BOUNDARY DESCRIPTION

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 Virginia Historic Landmarks Commission Staff

ORGANIZATION	DATE
Virginia Historic Landmarks Commission	April, 1976
STREET & NUMBER	TELEPHONE
221 Governor Street	804-786-3144
CITY OR TOWN	STATE
Richmond	Virginia 23219

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 Junius R. Fishburne, Jr., Executive Director
 Virginia Historic Landmarks Commission

DATE APR 20 1976

FOR NPS USE ONLY

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

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST:

DATE

KEEPER OF THE NATIONAL REGISTER

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

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CONTINUATION SHEET #1

ITEM NUMBER 7

PAGE 1

DESCRIPTION

rooms of similar proportions. The second-floor plan consisted of four nearly equal-size rooms in each corner with a small room at the front end of the hall.

The decorative trim of the house is relatively simple, consisting of standard millwork of the period. All but two of the original mantels have been removed, the remaining ones are in a simple Gothic style. The ceilings are surrounded by molded plaster cornices. What decorative effect the first-floor reception rooms possessed was achieved through the use of stenciling. Portions of this exceptionally elaborate stenciling scheme survive in the southwest first-floor room and consist of vases of flowers and floral garlands. It is planned to have the stenciling recorded and restored.

The house is well built, and despite lack of maintenance, it survives in basically sound structural condition. Since its conversion to tenements, the interior has become squalid, and in recent years, the living conditions of its occupants were deplorable. With its acquisition by the Association for the Preservation of Virginia Antiquities, the last of the occupants have been removed, and the house stands empty. Plans have been made for an adaptive restoration of the property.

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CONTINUATION SHEET #2

ITEM NUMBER 8

PAGE 1

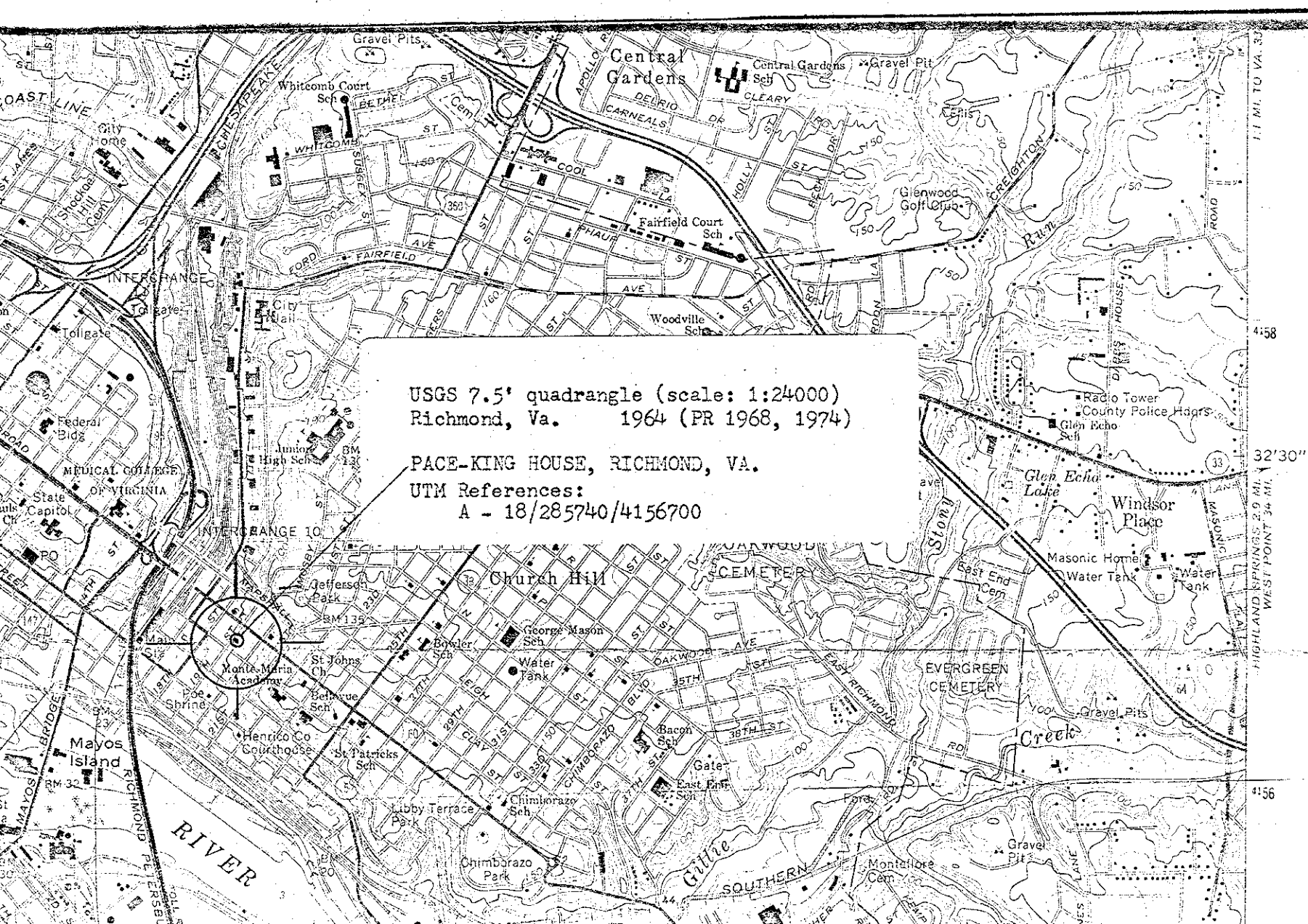
SIGNIFICANCE

affair; whole shiploads of ice consigned to her were brought to Richmond from the north.

The King family owned the property until 1911, when it was sold to the Richmond Methodist Missionary Association. The Methodists kept it until 1923, when it was acquired by Max Cohen, who in 1936 sold it to Samuel Seldes. It was from Seldes' son that the William Byrd Branch of the Association for the Preservation of Virginia Antiquities bought the property in 1975. Prior to its acquisition by the A.P.V.A., the house and outbuildings had been used for tenements.

Architecturally, the Pace-King House is an outstanding example of Italianate domestic architecture of ostentatious scale and embellishment. Many fine town mansions of its type were built in Southern cities, but few survive, as most were located in the hearts of their respective communities, on valuable real estate that soon was commercialized. As this period of architecture was yet unappreciated by preservationists, the majority of the houses came down without protest or adequate study. The impending restoration of the Pace-King House by the A.P.V.A. will guarantee the preservation of a rare architectural document.

CL



USGS 7.5' quadrangle (scale: 1:24000)
Richmond, Va. 1964 (PR 1968, 1974)

PACE-KING HOUSE, RICHMOND, VA.

UTM References:
A - 18/285740/4156700

1.1 MI. TO VA. 33

4:58

32'30"

HIGHLAND SPRINGS 2.0 MI.
WEST POINT 3/4 MI.

4:56