

Green Gables

A Community Asset



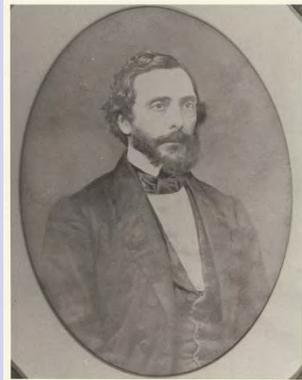
HISTORIC PRESERVATION

Historic Preservation Movement



Began when Ann Pamela Cunningham saw Washington's Mount Vernon crumbling along the shore of the Potomac River

John Augustine Washington III,
Lt. Col. CSA
(killed in action
Sept. 3, 1861)



In 1858 Ann Cunningham saw in Mt. Vernon a significant connection to the creation of the United States at a time when the unity of the country was seriously frayed.

The urgency was that the structure was deteriorating

The motivation was that Mt. Vernon told a story

We don't strive to save every building just because it is old.



We don't prioritize based on what's next up for demolition.



Historic preservation is
the art of using the built
environment to set the
tone for our community
and to help tell its story

"A society is defined not only by what it creates, but what it refuses to destroy."
John Sawhill of the Nature Conservancy

A people are known not only for what they choose to build, but for what they choose to keep.

Green Gables



John Daly







4

Oct 1899



1898



1899



1899



1901





1901



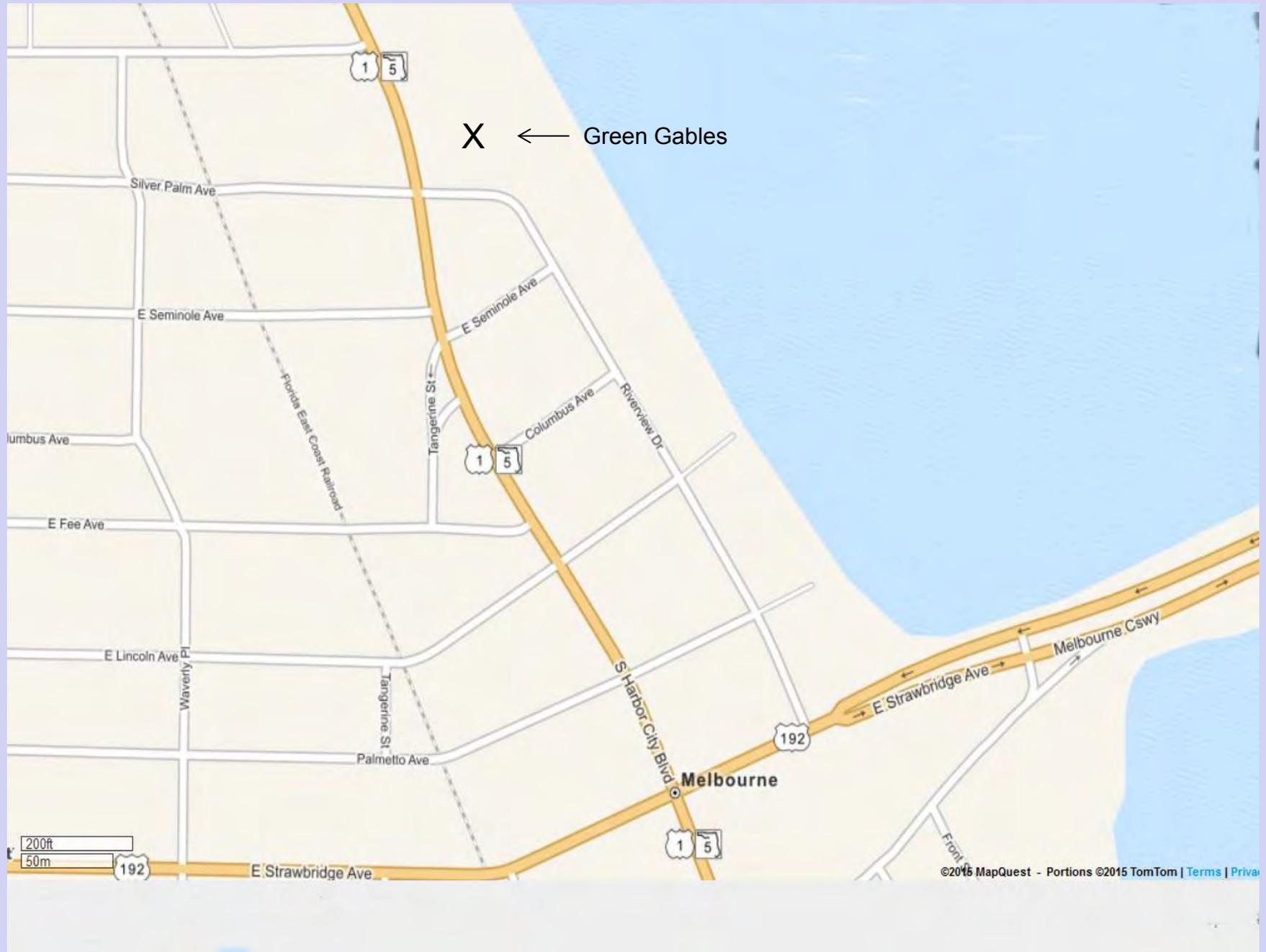
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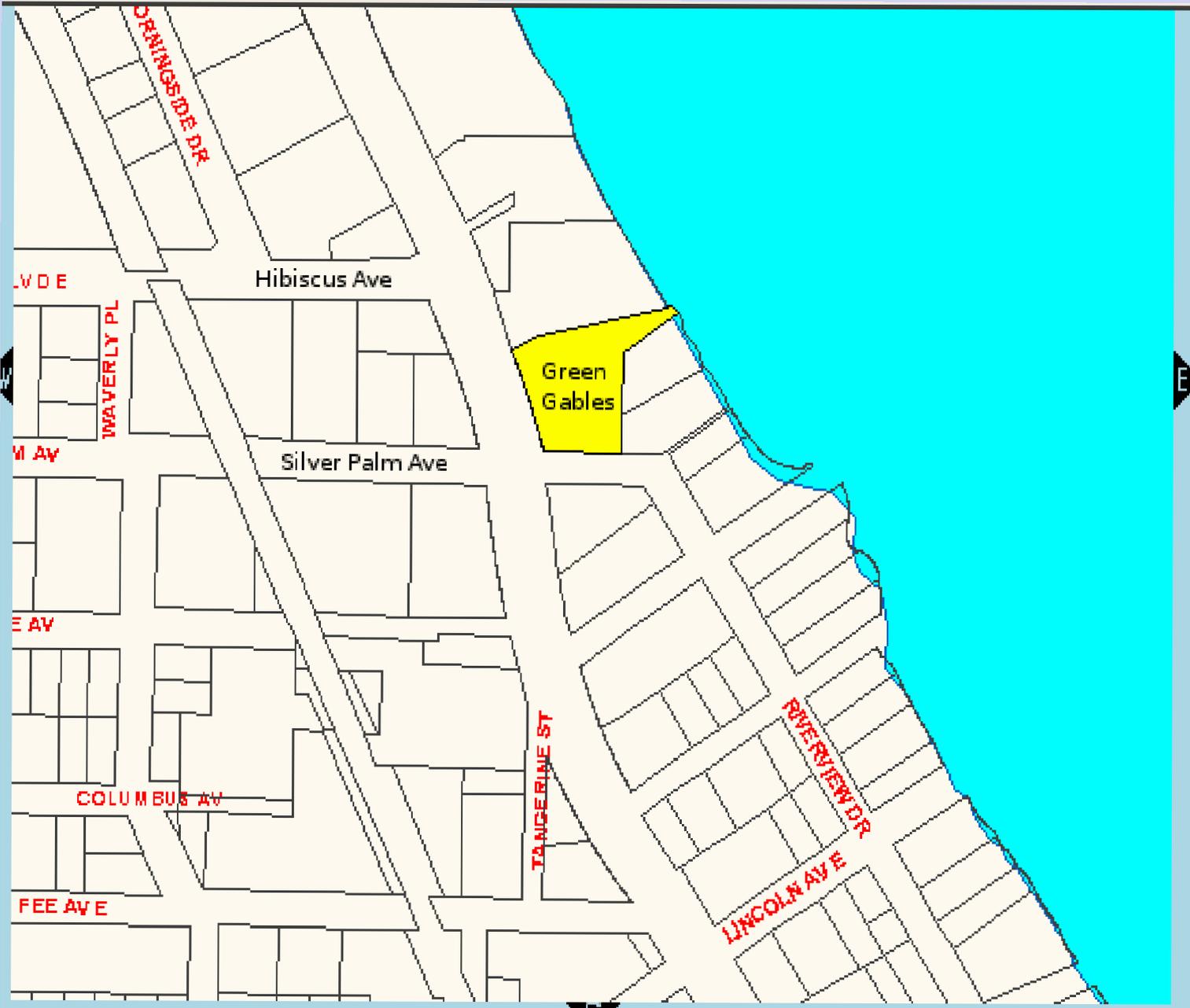






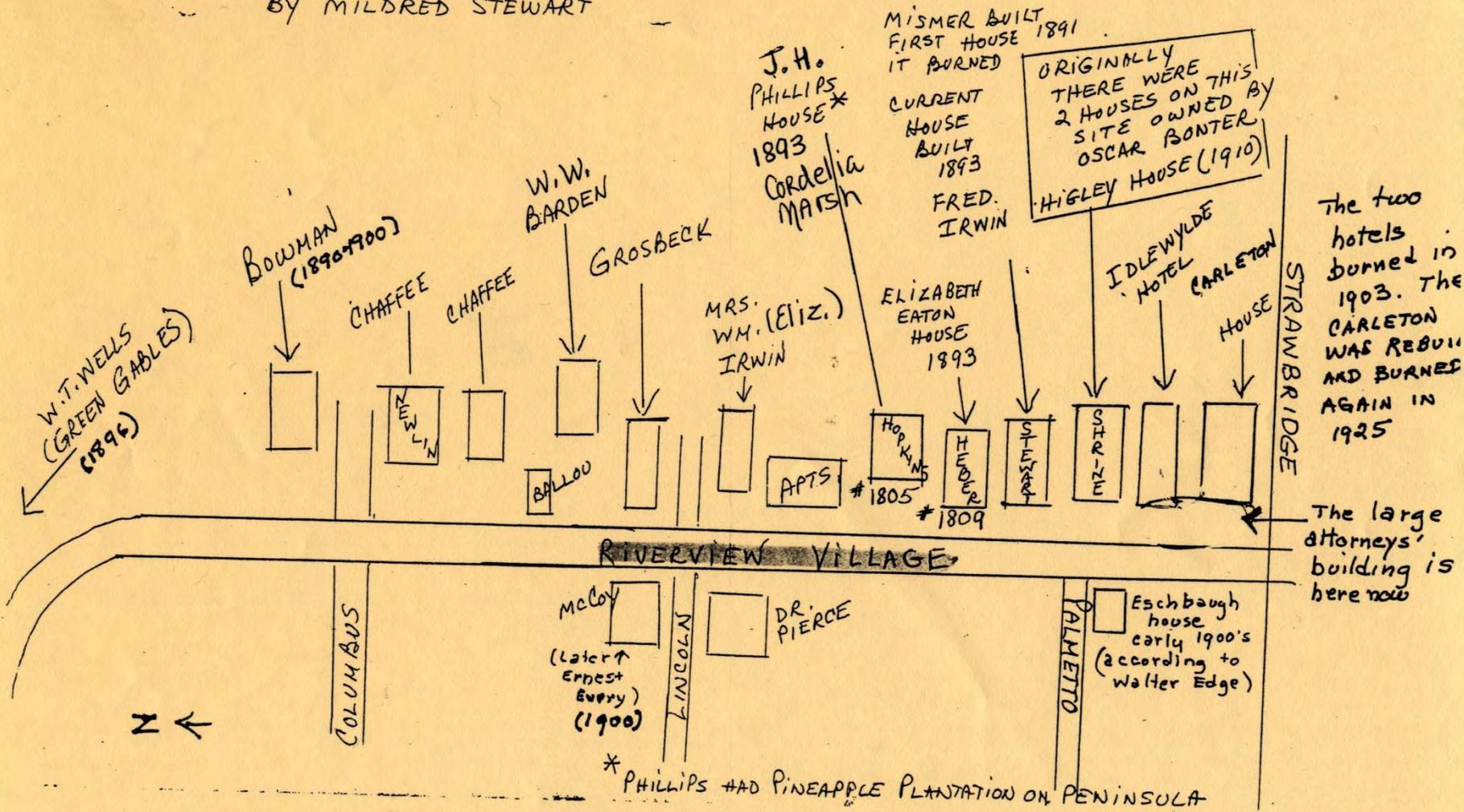
X ← Green Gables





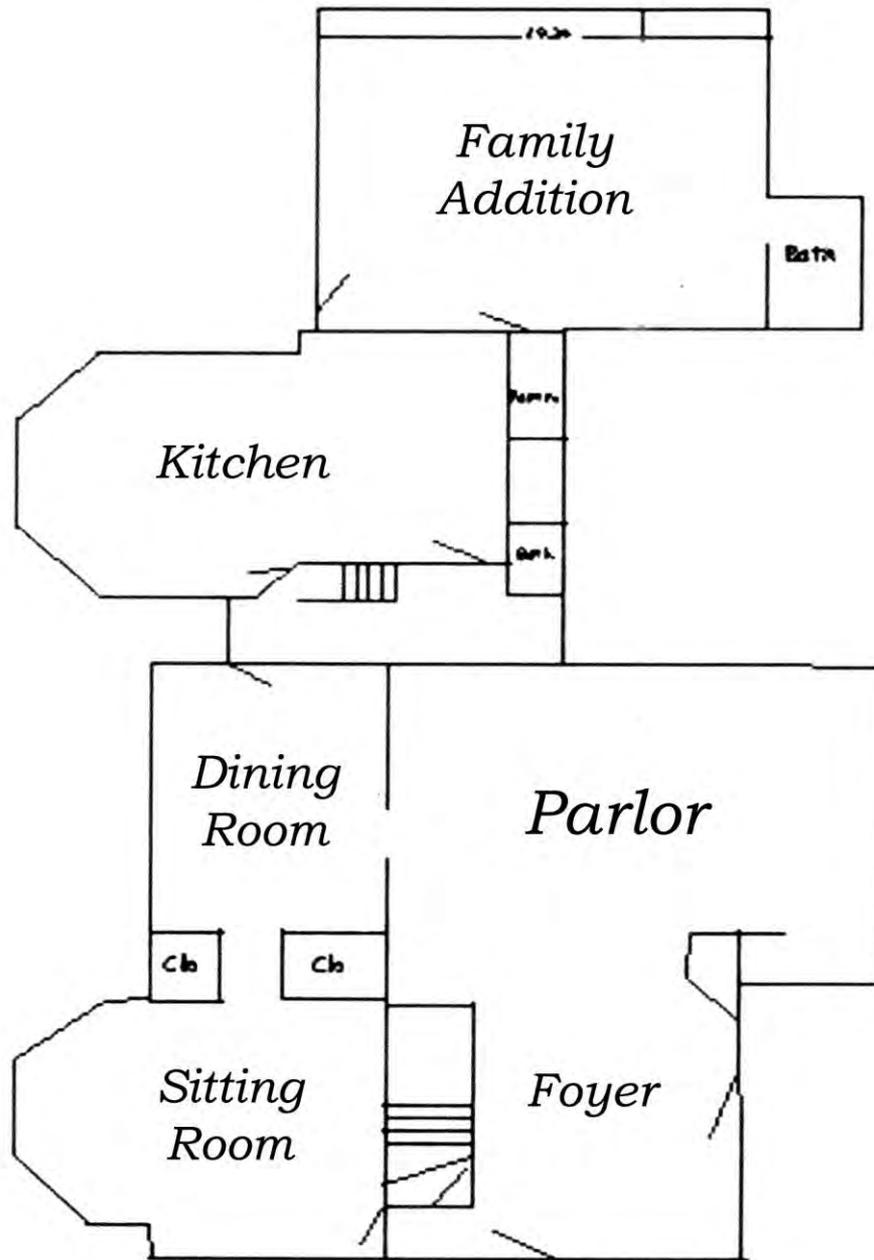
Property Appraiser Map

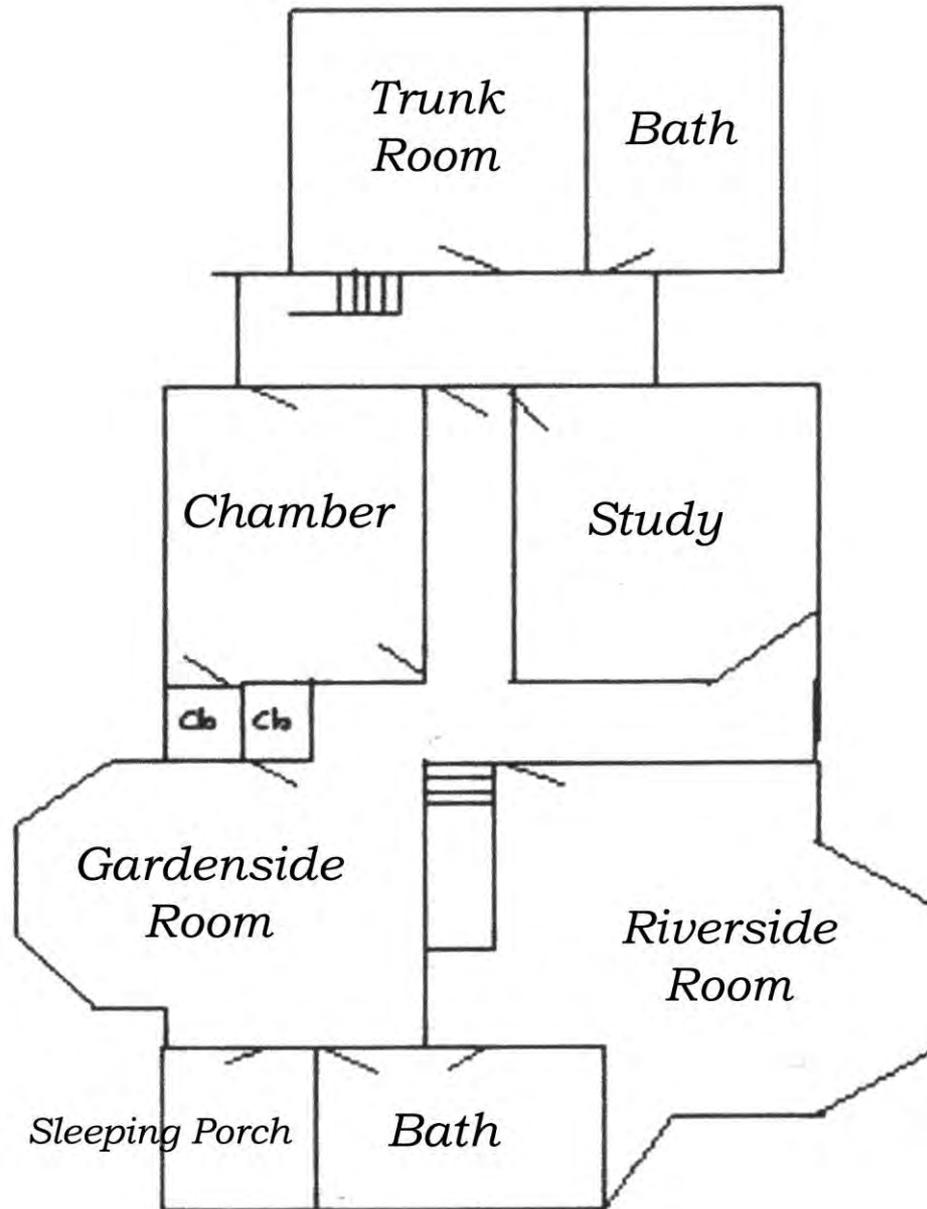
INFORMATION FURNISHED
BY MILDRED STEWART



map by Georgina Jeruff































Architectural Significance

Green Gables is one of the few Queen Anne structures to have been built in South Brevard. Note the tower structure and complex roofline typical of Queen Anne styling.



Green Gables soon after construction

Cultural Significance

It provides one of the last remaining ties to the life style of early Brevard. The building is essentially unchanged from the time when this picture was taken.

- .



Green Gables soon after construction

Architectural Significance

Interesting Features

Detailing around the porch
and other areas.

.Reflects tendency to use
square cuts in decorative
features on early
Melbourne Homes

May show a Chinese
influence



Architectural Significance

Interesting Features

Diamond shaped windows.
These open to the original upstairs bathroom
Just above the earliest bathtub installed in Melbourne
Notice the porch detailing

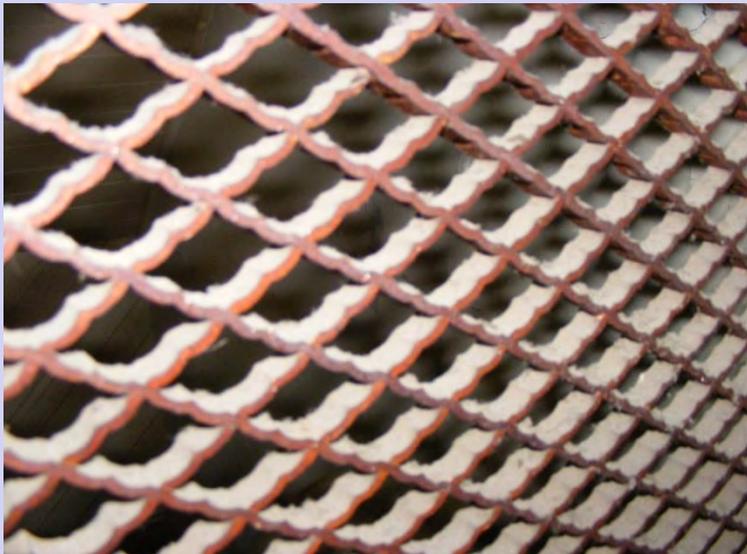


Architectural Significance

Interesting Features

Screen work

Oral history says this came from one of the family's trips to India



Note use as decorative element on staircase as well as room divider.

Architectural Significance

Interesting Features

Widow's Walk
Accessible from a
ladder in the
attic



Architectural Significance Green Gables

This photo shows
some of the
sections of
Green Gables
which gave the
building its
name



Architectural Significance Original Hurricane Shutters

These shutters
allowed the
porch to be
protected during
storms.



Architectural Significance Electrical System

It's widely believed that Wells had the house wired for electricity decades before commercial service was available.

The original system still serves the house.

Power may have come from a generator driven from the artesian well.



Architectural Significance Electrical System

Many fixtures throughout
the house appear
original .



Architectural Integrity

- Building and fixtures close to original
- Changes are limited to:
 - Early addition of an extra upstairs bath
 - Extension of living room onto porch
 - Mother in law suite at rear
- Should be no difficulty listing on National Register.

Cultural Significance

Although it has remained hidden near the intersection of U.S. 1 and Riverview Drive for over 100 years.

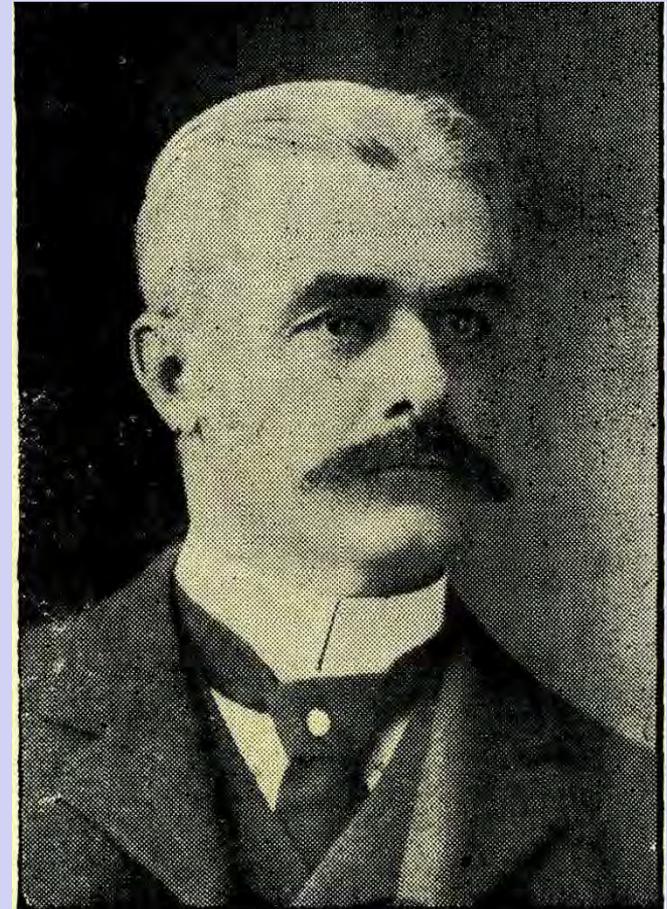
Green Gables was originally highly visible at the head of what is now Riverview Drive.



Cultural Significance

W. T. Wells

Green Gables was built in 1896 as the residence of William T. Wells and his family.





Cultural Significance

W. T. Wells

Holy Trinity was originally built south of Crane Creek



Wells contributed land at Fee Ave. and U.S.1 and is credited with arranging the move.



Photo Karen Raley 2013

Cultural Significance

W. T. Wells

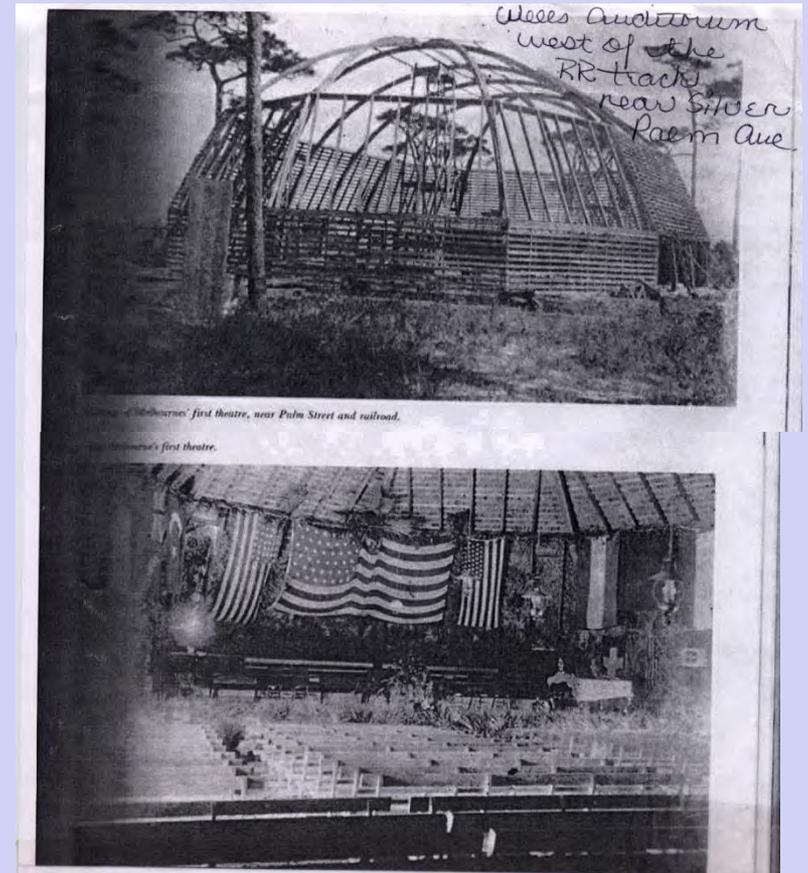
Donated land for what is
now Wells Park



Cultural Significance

W. T. Wells

Organized Chataugua in
Melbourne and later built
an auditorium



Setting

Green Gables remains today among magnificent oaks on the shore of the Indian River.



Structural Condition

- Visual Inspection shows no significant problems
 - Floors were level throughout the house
 - Some settling under additions
 - No roof damage is visible in the attic
 - Recent hurricane damaged roof over living room
 - Caused plaster damage to ceiling on east side
 - Subterranean Termites-minor, Slug-a-Bug