

18 ELOISE STREET (House)
Pittsburgh
Allegheny County
Pennsylvania

HABS No. PA-6195

HABS
PA
2-PITBU,
81-

PHOTOGRAPHS

WRITTEN HISTORICAL AND DESCRIPTIVE DATA

HISTORIC AMERICAN BUILDINGS SURVEY
National Park Service
Northeast Region
Philadelphia Support Office
U.S. Custom House
200 Chestnut Street
Philadelphia, P.A. 19106

HISTORIC AMERICAN BUILDINGS SURVEY

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Location: Pittsburgh, Allegheny County, Pennsylvania

USGS Pittsburgh West
Universal Transverse Mercator Coordinates:
17.584150.4478830

Significance: 18 Eloise Street is representative of the brick row housing and duplexes that were built in this section of Allegheny after a devastating fire in 1874.

Description: This row house, set directly on the sidewalk, was once part of a duplex and consists of a brick block measuring 22'-8" in width and 31'-6" in depth, with a rear wood frame wing measuring 18' in depth and 12' in width. A matching structure to the west was demolished sometime after 1979; an arched passageway separated the two units at the first floor level. The three bay, three story south facade features a mansard roof pierced by a gabled dormer with a pair of double hung sash windows. The box cornice rests on brackets. The other windows are double hung sash with stone lintels and sills. A single transomed doorway serves as the entrance.

On the interior, the plan consists of a side stair hall and two rooms in the front block, with two additional rooms in the rear frame wing. Insensitive remodelling has removed most of the original interior detailing, but the windows in the first floor front room feature original casing and panels below. Accumulated debris and unsafe conditions make photography difficult and access to the basement impossible.

History: Based on map research and confirmed by stylistic analysis, the building's construction date has been estimated at ca. 1874-1884. Eloise Street, originally called Benton Alley and then Ellsworth Alley, has existed since property in this area of Pittsburgh was first divided into lots. It is known to date to at least 1830. The attached Day & Cramer map of 1851, however, suggests that little actual construction had taken place on the north side of Eloise in the Federal-Eloise-Reddour-Pernod Street block at this date. Most of the initial building in the block apparently occurred between 1850 and 1872, a period in Pittsburgh that is poorly represented by detailed historical mapping. By the latter year, a number of substantial brick buildings are shown on the lots fronting directly on the north side of Eloise Street east of Reddour Street. At this time, the property at 18 Eloise Street was owned by G.G. Canaan (?), and a brick row house then stood on the lot. As with most of the first buildings in this block, these buildings were probably destroyed in the devastating fire of July 4, 1874 that consumed some 199 buildings between Sampsonia Street and Eloise and from Federal Street on the east to Arch Street on the west. The southwest corner of the block had been substantially rebuilt by 1884, however, as shown by the Sanborn Insurance company map of that year, when the block included a mix of both residential and commercial buildings with at least four grocery stores and a cigar factory (at the corner of Federal and Eloise) along Federal Street. Most buildings in the block were of brick construction and either two or three stories in height. After 1884, few changes were made to the buildings in the southwest corner of the block.

The 1890-1891 G.M. Hopkins Atlas still shows Canaan as the owner of the 18 Eloise Street address. By 1925, Susan Kelly is shown as the owner of the 18 Eloise Street dwelling. In more recent years, this property has been owned by Helen Woodrum, who sold it to Matthew Scaffedi in 1984. The City of Pittsburgh has owned the property since 1995, and it was acquired by the Urban Redevelopment Authority in 1996.

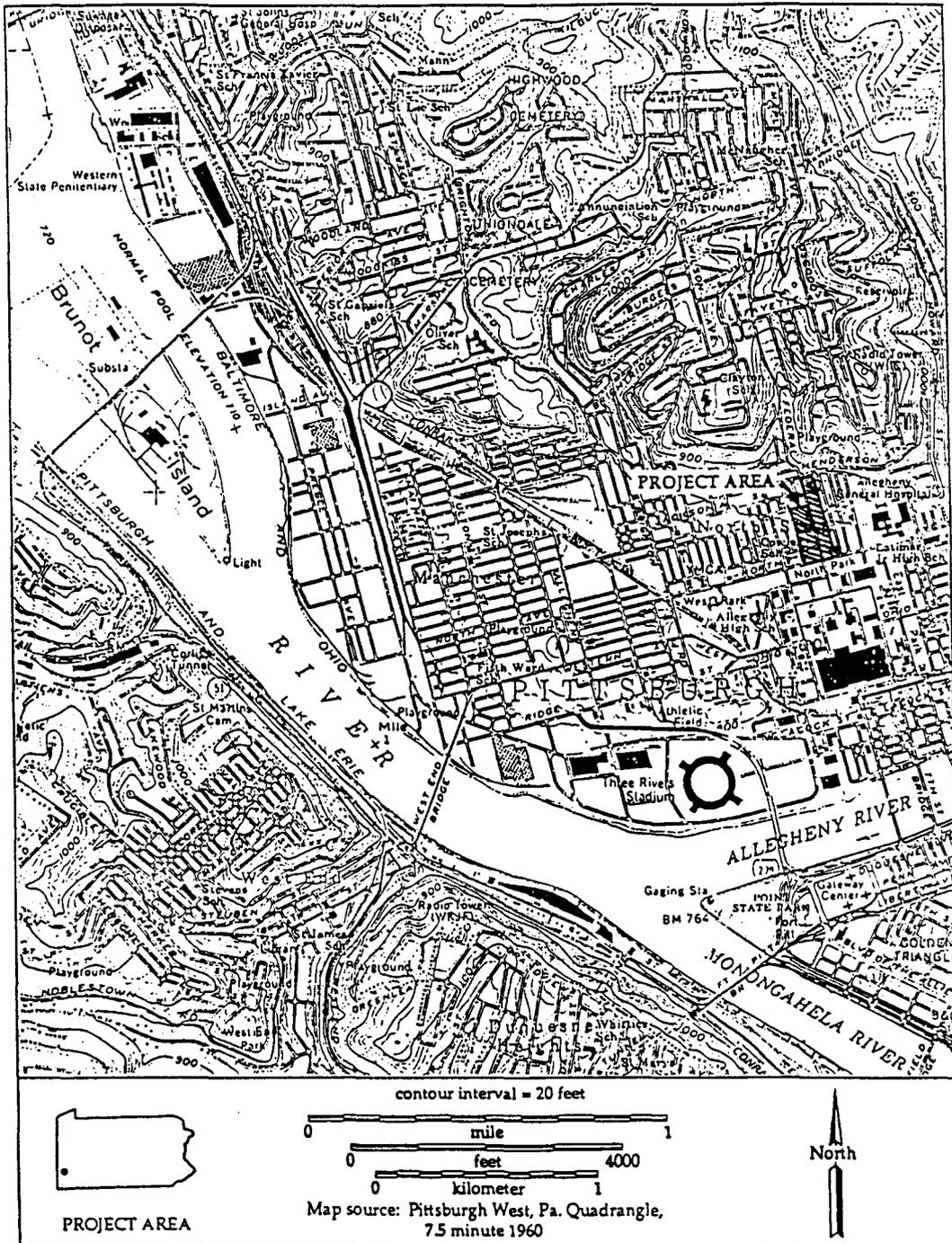
The three-block Federal North Redevelopment Area in the Central Northside Historic District of Pittsburgh, Pennsylvania, was certified in 1989. In 1995, Pittsburgh adopted a redevelopment plan for this neighborhood. In consultation with the Pennsylvania State Historic Preservation Officer (PASHPO) and the Advisory Council on Historic Preservation (ACHP), it was determined that proposed redevelopment in the Federal North neighborhood would affect National Register of Historic Places-eligible historic properties. One condition of the project's Memorandum of Agreement (MOA) provided for Historic American Building Survey (HABS) recording of 14 buildings in a portion of the redevelopment project called "Block #2." Block #2 includes the area bounded by Federal Street on the east, Eloise Street on the south, Reddour Street on the west, and Pernod Street on the north. The building at 18 Eloise Street is located in Block # 2.

Sources:

- Allegheny County, Pennsylvania, Recorder of Deed's Office
Deed Book 6959, page 352, September 22, 1984.
Deed Book 9747, page 129, July 1, 1996.
- Day & Cramer. Plan of Allegheny City Surveyed in 1850 and 1851. Pittsburgh: Day & Cramer, 1851.
- Hopkins, G.M. & Company. *Atlas of the Cities of Pittsburgh and Allegheny, and the Adjoining Boroughs*. Philadelphia: G. M. Hopkins & Company, 1872.
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- Hopkins, G.M. & Company. *Atlas of the City of Pittsburgh*. Vol. 5. Philadelphia: G.M. Hopkins & Company, 1925.
- Sanborn Insurance Company. Sanborn Insurance Company Map of the Cities of Pittsburgh and Allegheny. New York: Sanborn Insurance Company, 1884.
- Sanborn Insurance Company. Sanborn Insurance Company Map of Pittsburgh. New York: Sanborn Insurance Company, 1926 (updated to 1940).
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- Carlisle, Ronald C., and Arthur B. Fox. "Visual Inspection and Land-Use History in the Federal Street/North Avenue Redevelopment Area Northside, Pittsburgh." A report prepared by the Cultural Resource Management Program, University of Pittsburgh, for the Urban Redevelopment Authority of Pittsburgh under the supervision of Ronald C. Carlisle, Ph.D., principal investigator, 1990.
- Millis, Heather. "An Archaeological Survey and Land-Use History for the Proposed Federal North Redevelopment Project, City of Pittsburgh, Allegheny County, Pennsylvania." A report prepared for the Urban Redevelopment Authority of Pittsburgh by Garrow & Associates, Inc., Thomas R. Baker, Ph.D., principal investigator, 1995.

Historians:

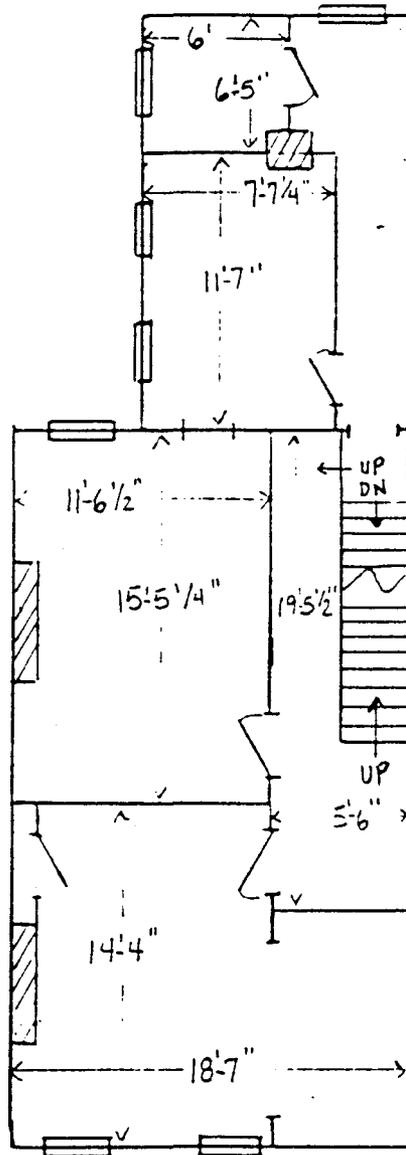
Ronald C. Carlisle, Ph.D, and Eliza Smith Brown
Brown Carlisle & Associates, Inc.
November 1996



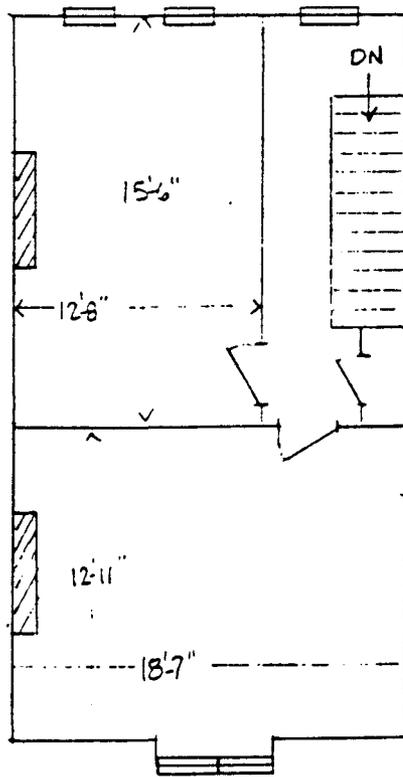
Location of the Federal North Redevelopment Area in Pittsburgh, Pennsylvania. Source: USGS Pittsburgh, West 7.5 minute quadrangle map. After Millis (1995: 2, Figure 1).



The Day & Cramer 1851 map of Allegheny, Pennsylvania (today, the Northside neighborhood of Pittsburgh, Pennsylvania) showing lot divisions in and near the Federal North Redevelopment Area (arrow). Dashes outline the project area. The subject building is located in Block 2. Benton Alley is today's Eloise Street. Margaret Alley is today's Pernod Street. Middle Alley is today's Reddour Street. Federal Street has retained its name to the present.



18 ELOISE STREET
SECOND FLOOR



18 ELOISE STREET
THIRD FLOOR