

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, How to Complete the National Register of Historic Places Registration Form. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of Property

Historic Name: Valence House

Other Names/Site Number: N/A

Name of related multiple property listing: Louisiana Coastal Vernacular: Grand Isle, 1780-1968

2. Location

Street & Number: 205 Cemetery Lane

City or town: Grand Isle

State: LA

County: Jefferson Parish

Not for Publication: ☐

Vicinity: ☐

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this ☒ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property ☒ meets ☐ does not meet the National Register Criteria.

I recommend that this property be considered significant at the following level(s) of significance:

☐ national ☐ state ☒ local

Applicable National Register Criteria: ☐ A ☐ B ☒ C ☐ D

Signature of certifying official/Title: Kristin Sanders, State Historic Preservation Officer

Date

Louisiana Department of Culture, Recreation, and Tourism

State or Federal agency/bureau or Tribal Government

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria.

Signature of commenting official:

Date

Title:

State or Federal agency/bureau or Tribal Government

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4. National Park Certification

I hereby certify that the property is:

- ☐ entered in the National Register
☐ determined eligible for the National Register
☐ determined not eligible for the National Register
☐ removed from the National Register
☐ other, explain: _____

Signature of the Keeper

Date of Action

5. Classification

Ownership of Property (Check as many boxes as apply.)

<input checked="" type="checkbox"/>	Private
<input type="checkbox"/>	Public – Local
<input type="checkbox"/>	Public – State
<input type="checkbox"/>	Public – Federal

Category of Property (Check only **one** box.)

<input checked="" type="checkbox"/>	Building(s)
<input type="checkbox"/>	District
<input type="checkbox"/>	Site
<input type="checkbox"/>	Structure
<input type="checkbox"/>	object

Number of Resources within Property (Do not include previously listed resources in the count)

Contributing	Non-contributing	
1		Buildings
		Sites
		Structures
		Objects
1	0	Total

Number of contributing resources previously listed in the National Register: 0

6. Function or Use

Historic Functions (Enter categories from instructions.): Domestic: Single Dwelling

Current Functions (Enter categories from instructions.): Domestic: Single Dwelling

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7. Description

Architectural Classification (Enter categories from instructions.): French Creole

Materials: (enter categories from instructions.)

foundation: brick

walls: wood

roof: metal

other:

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Valence House remains one of the oldest surviving French Creole houses in Grand Isle. Although its exact construction date is unknown, the house was built in the mid-to-late 19th century, most likely between 1870 and 1888, and continues to reflect the local architecture of the period. The Multiple Property Documentation Form (MPDF) for Louisiana Coastal Vernacular: Grand Isle, 1780-1968," lists the building in its historic building inventory as potentially eligible for National Register listing under Criterion C in the context of Mid-19th Century Development. Built initially from scrap lumber, the house referred to as the Lee-Andy Valence House in the MPDF has undergone several changes to its materials during the last 150 years. However, it retains its overall form and design, reflecting typical French Creole building practices that withstand local weather and climate conditions. These include a steep roof to shed heavy rain, a raised foundation to withstand high water, and solid shutters to protect doors and windows from high winds. The Valence house has also retained other features indicative of French Creole houses in Grand Isle described in the MPS, such as a brick pier foundation, wood clapboard siding, a side gable roof, four pairs of French doors opening onto a porch, and an interior consisting of two rooms at the front with a center chimney between them. Overall, it retains a remarkable degree of integrity, given its age and location on a hurricane-prone island.

Narrative Description

Setting and Site

The Valence House sits at the end of Cemetery Lane in Grand Isle, past the small graveyard for which the road is named. Cemetery Lane is situated between Grand Isle's main road – Louisiana Highway 1 – which runs parallel to the Gulf of Mexico and a short street called Louisiana Avenue, which runs parallel to Bayou Rigaud. The house faces toward the cemetery and LA-1, while its right side or east elevation sits close to Cemetery Lane. The building occupies a large grassy lot, which is neatly trimmed. While the backyard is a large open field, the front yard is relatively small and features several large trees. Most of the trees are bent from the latest major hurricane to devastate Grand Isle – Hurricane Ida. The property is enclosed by both chainlink and wire fences.

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Original House – General

The Valence House, rising one-and-a-half stories, features a steeply-pitched, side-gabled roof clad in corrugated metal. The roof features a brick chimney, which projects from the center and rises approximately two feet above the roof line. The interior features a wooden floor that sits directly on the wood framing of the foundation and slightly projects over the sill. This foundational structure rests mainly upon two-foot-tall parged brick piers, although a least one concrete pier exists under the building. Wood cross braces reinforce the foundation.

Front Façade/South Elevation (LA-1 Elevation)

The front of the building, or south elevation, features a full-width porch under a projecting side gable roof. A set of unpainted wooden steps provides access to the front porch. The porch appears to have lost several features, such as posts or columns which would have supported the roof. Currently, only two unpainted square columns with simple capitals exist. The underside of the porch roof features unpainted exposed structural elements. No railing exists along the porch, although a railing may not have existed historically. The porch floor is unpainted.

The front elevation features painted tongue and groove wood siding and four evenly spaced bays. All the bays feature painted board and batten shutters over stained wooden French doors. Above at least one set of French doors sits a multi-lite transom visible from the interior, and above another sits a transom opening. However, solid pieces of wood cover the transoms on the exterior. Similarly, the two sets of French doors on the ends of the elevation are sealed in place and non-functional; they are not visible from the interior.

West Elevation (Landry Lane Elevation)

This side of the building features unpainted clapboards with a standard reveal – approximately four inches. Remnants of a different type of siding are extant on a tiny portion of this elevation; this siding is painted. This elevation also features three window openings – two on the first floor and one at the attic level; the windows are non-historic replacements and look as though they do not fit perfectly within the historic openings based on the appearance of the siding surrounding them. This side also features an air conditioning unit penetrating the exterior wall.

East Elevation (Cemetery Lane Elevation)

This side represents the opposite situation from the west elevation regarding the siding. Here, the painted siding is nearly all intact, but a small section exists where this material is missing, and the unpainted clapboards are visible. This side also features three windows – two on the first story and one at the attic level -all of which are non-historic replacements. The first-story window openings are a bit shorter on this side than on the west elevation, and the window trim is different. On the west elevation, no trim exists; on this elevation, some historic painted wood trim exists around $\frac{3}{4}$ of each opening. Conversely, the attic window on this side is longer than the one on the west elevation. An air conditioning unit is also extant on this side, penetrating the exterior wall.

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Rear Elevation (Louisiana Avenue Elevation)

The rear elevation features a variety of cladding, including corrugated metal panels, wood planks, and wood siding; portions of the wood are both painted and unpainted. One non-historic replacement window exists on the rear elevation.

Rear Addition

The Valence House features a section added to the building at an unknown date. This addition is centered on the rear of the main building and sits upon piers approximately four feet tall, but the piers are wooden. The addition on the Cemetery Lane side of the building appears as a single front-gabled structure. However, on the Landry Lane side, it appears as two separate structures – the one closest to the house is relatively short and wide, and the one immediately behind it is longer and narrower. It is unknown why this structure has two different roof lines on the west elevation or if these structures were added to the main building at different times.

The addition features various types of wood siding, including wide vertical and horizontal wood planks featuring remnants of paint or a wash, unpainted and painted clapboards, and painted board and batten siding. The painted board and batten siding is the most prevalent wall cladding on the addition; it is extant everywhere except for the section that appears as a separate addition on the west elevation. A metal-clad roof tops the entire structure. Interestingly, the addition, which is obviously smaller than the main house, features eight windows, two more than what exists on the main house. These include four non-historic aluminum sliding windows on the west side and four non-historic multi-lite windows on the rear and east side. On all the east side windows, the bottom sashes are infilled with plywood. An air conditioning unit penetrates the rear wall of the addition underneath the gable.

Interior

Originally, it appears the interior of the Valence House featured four rooms, and that likely, these four rooms were either equally sized or the two rear rooms were slightly smaller than the front rooms. In other words, the original owners built a simple four-room box, with two front rooms featuring a fireplace centered within the shared wall between them. This configuration has been altered, but not to the point that the primary space's layout is unrecognizable. The fireplace remains intact, as does the shared wall between the front rooms. Likewise, the size of the two front rooms is also mostly unchanged, although one of them may have been slightly shortened or the other slightly lengthened at the back wall.

The second two rooms have been altered. A small bathroom was added on the east side of the house, immediately behind the front room. The bathroom took up space in the second room on this side of the house; however, it did not take up much space because the bathroom is very narrow. The remainder of the second room's layout remains primarily intact and appears to have been most recently used as a kitchen.

A bathroom was also added to the second room on the other side of the house. This bathroom is larger and, thus, now occupies approximately half of the second room on this side. The remainder of the former second room currently serves as a stair hall – a narrow hallway serving as the home of a steep, carpeted, almost ladder-like staircase to the attic. Historically, this staircase likely would have been located on the exterior of the building.

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The attic features a plywood floor, and the exposed structural framing along the roof looks newer than the house. Likely, much of the original framing was replaced over the years following storm damage.

The rear addition also features a bathroom. However, this is the only room in this space; the remainder of this section is open. It is difficult to determine what use this space had when the house was occupied, but it could have had a variety of functions, including a sunroom, storage room, bedroom, or den.

Except for the fireplace, very few historic materials exist within the building. The one transom visible over one of the front entrances appears historic, as do two paneled doors leading from the first rooms into the second rooms. The wood floor in the building seems to be the subfloor. Any historic wall or ceiling materials that would have been extant have been stripped.

Assessment of Integrity

Given its age and location near the Gulf of Mexico in Grand Isle, a resort town that hurricanes have repeatedly pummeled throughout its history, the Valence House retains excellent integrity.

The house remains in its original location; it sits at the end of a quiet, narrow street on a large piece of property shaded by trees. Surrounding the property and its neighbors are large bodies of water, and less than half a mile to the south stretches miles of coastline. Therefore the property retains integrity of *location and setting*.

The *design* of the house remains intact as well. Despite changes to the building's materials, the overall form and appearance of the house have remained primarily unchanged for approximately 150 years. The window openings on the main building appear slightly altered even though the windows are replacements. Similarly, the roofline and historic chimney have retained their original design. Although the four entries along the front were considered extraneous by at least one owner, they were fixed in place rather than removed, so the building's character-defining features would remain. As a result, the building still looks historically intact, and the openings could easily be made functional again. Although the interior floor plan has been altered, the primary spaces within the building remain intact enough that the historic floor plan is recognizable.

Many *materials* on and within the building have been altered; therefore, some *workmanship* has been lost. However, given this house's location on a hurricane-prone island in the Gulf of Mexico, it is not surprising that it would have lost more integrity in this area than other National Register-nominated buildings constructed in the late 19th century. In Section F of the MPS for Louisiana Coastal Vernacular: Grand Isle, 1780-1968" Multiple Property Submission," the registration requirements for buildings nominated under this context allow for some replacement of materials due to storm damage. Despite the Valence House's alterations, though, it has retained character-defining features such as wood siding, French doors, wood shutters, and a brick fireplace.

The building's integrity of location, setting, design, materials, and workmanship combine to create integrity of *feeling and association*. The building clearly reads as a French Creole Vernacular house in Grand Isle as defined in the "Louisiana Coastal Vernacular: Grand Isle, 1780-1968" Multiple Property Submission.

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8. Statement of Significance

Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

	A	Property is associated with events that have made a significant contribution to the broad patterns of our history.
	B	Property is associated with the lives of persons significant in our past.
X	C	Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
	D	Property has yielded, or is likely to yield, information important in prehistory or history

Criteria Considerations: n/a

	A	Owned by a religious institution or used for religious purposes
	B	Removed from its original location
	C	A birthplace or grave
	D	A cemetery
	E	A reconstructed building, object, or structure
	F	A commemorative property
	G	Less than 50 years old or achieving significance within the past 50 years

Areas of Significance (Enter categories from instructions.): Architecture

Period of Significance: 1870

Significant Dates: n/a

Significant Person (Complete only if Criterion B is marked above): n/a

Cultural Affiliation (only if criterion D is marked above): n/a

Architect/Builder (last name, first name): unknown

Period of Significance (justification): year the building was estimated to have been constructed

Criteria Considerations (explanation, if necessary): n/a

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

Constructed circa 1870, the Valence House is significant at the local level under Criterion C: Architecture as a prime example of the Louisiana Coastal Vernacular style. The Valence House has direct associations with the historic context from the Mid-19th Century Development (1812-1880) as

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defined in the "Louisiana Coastal Vernacular: Grand Isle, 1780-1968" Multiple Property Submission. Therefore, it meets the registration requirements of the Building Property Type found in Section F of the MPS. The Valence House is eligible under Criterion C because it retains many original design features, materials, and examples of mid-late 19th century craftsmanship. The period of significance is 1870, the year it was estimated to have been built.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The registration requirements for the MPS state,

"Buildings of French Creole and Bungalow styles must retain major elements of these styles as described above for eligibility under Criterion C. Status of elevation to meet Base Flood Elevation requirements should not completely disqualify buildings on Grand Isle if they meet a majority of other elements of the specified style, mainly because of the geographic location of these buildings on an island continually battered by flooding and hurricanes and because of the longstanding history of elevating buildings on Grand Isle. Applicants should show documentation of historical background relative to the community for those structures not meeting Criterion C for architecture to achieve Criterion A or B listing under community significance. Buildings should at least retain integrity of design, feeling, association, location, and setting. Materials may have changed some due to repairing storm damage, but overall, the building should retain its overall form, style, and layout."

The Valence House meets the requirements under Criterion C as it retains the significant elements mentioned in the building property type description. Furthermore, it retains integrity of design, feeling, association, location, and setting. The Valence House also retains integrity of materials, miraculously even after weathering all of the storms it has seen over the last nearly 150 years. Its overall form, style, and layout are mostly intact. Thus, the building is eligible for listing on the National Register as a prime example of the Louisiana Coastal Vernacular of Grand Isle.

Developmental History/Additional historic context information

9. Major Bibliographical Resources

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

"Louisiana Coastal Vernacular: Grand Isle, 1780-1968." National Register of Historic Places Multiple Property Documentation Form.

Previous documentation on file (NPS):

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey # _____

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_____ recorded by Historic American Engineering Record # _____

_____ recorded by Historic American Landscape Survey # _____

Primary location of additional data:

☒ State Historic Preservation Office

_____ Other State agency

_____ Federal agency

_____ Local government

_____ University

_____ Other

Name of repository: _____

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreage of Property:

Latitude/Longitude Coordinates

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

1. Latitude: 29.238567 Longitude: -89.992794

2. Latitude: 29.238926 Longitude: -89.992321

3. Latitude: 29.237991 Longitude: -89.992484

4. Latitude: 29.238313 Longitude: -89.991927

Verbal Boundary Description (Describe the boundaries of the property.) Approximately two acres surrounded by Louisiana Highway 1, Louisiana Avenue, Cemetery Lane, and Landry Lane.

Boundary Justification (Explain why the boundaries were selected.) The boundaries include the entire Valence property, including the front and backyard, the latter of which is a large open field. These are the current property boundaries believed to be the same as the historic ones.

11. Form Prepared By

name/title: Emily Ardoin, National Register Coordinator

organization: Louisiana Division of Historic Preservation

street & number: 1051 N. 3rd Street

city or town: Baton Rouge state: LA

zip code: 70802

e-mail: nmorris@crt.la.gov

telephone: 225-342-8160

date: September 1, 2022

name/title: Krystal Cox, HIM Grant Coordinator

organization: Louisiana Division of Historic Preservation

street & number: 1051 N. 3rd Street

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Jefferson Parish, LA

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city or town: Baton Rouge

state: LA

zip code: 70802

e-mail: kcox@crt.la.gov

telephone: 225-342-8154

date: September 28, 2022

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Photographs

Submit clear and descriptive photographs. The size of each image must be 3000x2000 at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered, and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc., may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Valence House

City or Vicinity: Grand Isle

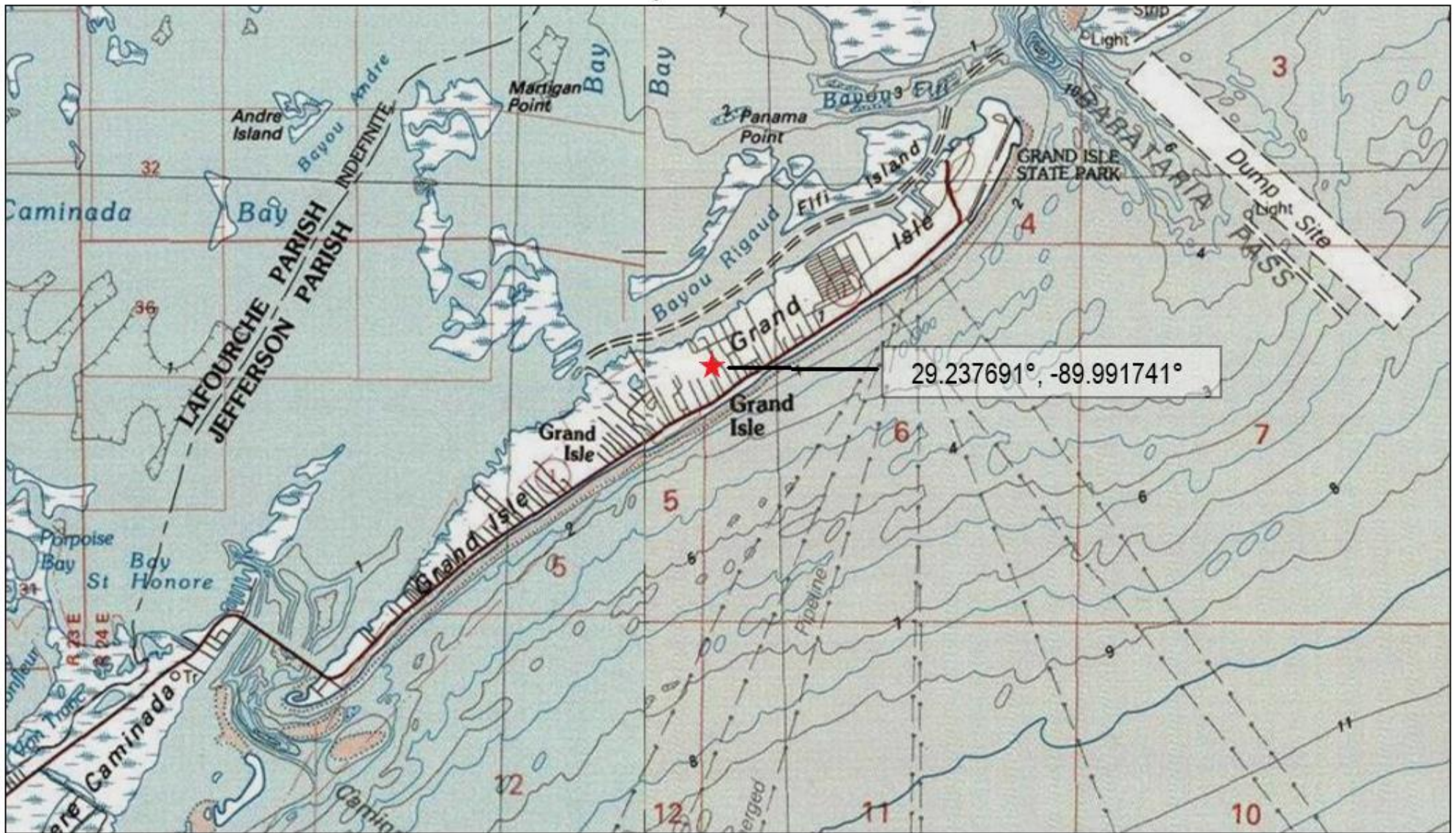
County: Jefferson Parish

State: Louisiana

Name of Photographer: Emily Ardoin

Date of Photographs: February 23, 2022

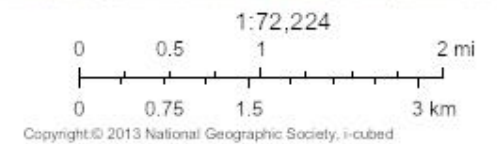
205 Cemetery Lane Grand Isle, LA.



205 Cemetery Lane, Grand Isle, LA.



Jefferson Parish, LA



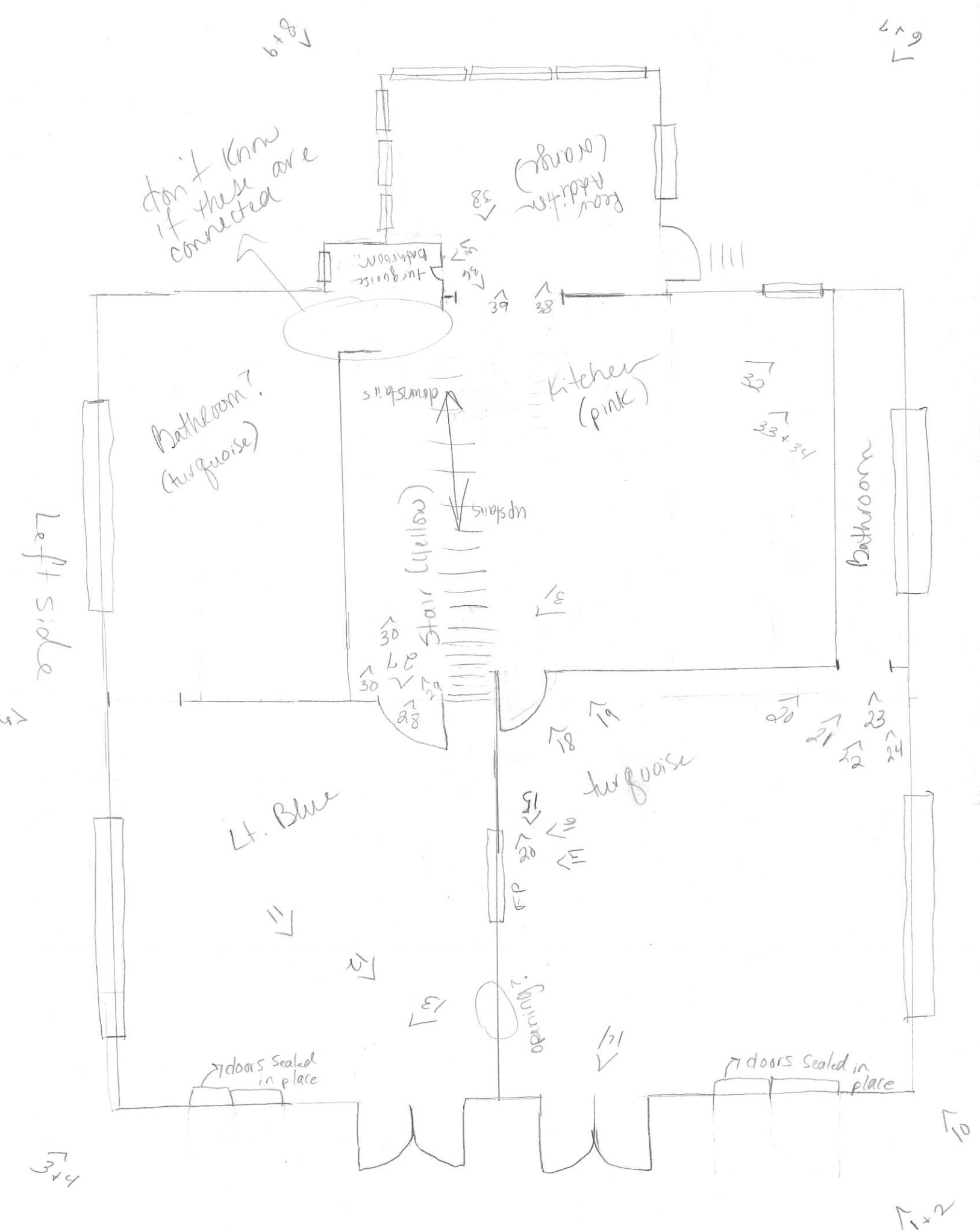
Valence House

205 Cemetery Lane, Grand Isle, LA

Latitude/Longitude Coordinates:

1. 29.238567 -89.992794
2. 29.238926 -89.992321
3. 29.237991 -89.992484
4. 29.238313 -89.991927





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1 of 28: Front Façade (south elevation), camera facing northwest



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2 of 28: Front Façade and Left Side (south and west elevations), camera facing northeast



3 of 28: Left Side (west elevation), camera facing east



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4 of 28: Right Side and Rear (east and north elevations), camera facing southwest



5 of 28: Left Side and Rear (west and north elevations), camera facing southeast



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6 of 28: Front Façade and Right Side (south and east elevations), camera facing northwest



7 of 28: Closeup of foundation, camera facing north



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8 of 28: Sign on front of house, camera facing north



9 of 28: Front room on west side of house, camera facing southeast



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10 of 28: Front room on west side of house, camera facing south



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11 of 28: Front room on east side of house, camera facing southwest



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12 of 28: Front room on east side of house, camera facing southeast



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13 of 28: Front room on east side of house, camera facing west



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14 of 28: Front room on east side of house, camera facing northwest



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15 of 28: Front room on east side of house, camera facing north



16 of 28: Front room on east side of house, camera facing northeast



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17 of 28: Bathroom on west side of house, camera facing north



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18 of 28: Doorway between front room on west side of house and stairhall, camera facing south



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19 of 28: Doorway between front room on west side of house and stairhall, camera facing northeast



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20 of 28: Stairhall/former second room on west side of house, camera facing north



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21 of 28: Stairhall/former second rooms, camera facing southwest



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22 of 28: kitchen/former second room on east side of house, camera facing northeast



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23 of 28: kitchen/former second room on east side of house, camera facing northeast



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24 of 28: bathroom in rear addition, camera facing northwest



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25 of 28: rear addition, camera facing south



26 of 28: rear addition, camera facing north



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27 of 28: attic, camera facing east



28 of 28: attic, camera facing southeast



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Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.