

United States Department of the Interior
National Park ServiceNational Register of Historic Places
Registration Form

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Four Gates Farm
other names/site number Oak Hill Farm (#9)

2. Location

street & number 13001 Little Blue Road N/A not for publication
city, town Kansas City N/A vicinity
state Missouri code MO county Jackson code 095 zip code 64133

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input checked="" type="checkbox"/> district	<u>2</u>	<u>1</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u>4</u>	<u>1</u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>6</u>	<u>2</u> structures
	<input type="checkbox"/> object		<u>2</u> objects
			<u>2</u> Total

Name of related multiple property listing:

Residential Structures in Kansas City by Mary Rockwell HookNumber of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, 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. ☐ See continuation sheet.

Signature of certifying official G. Tracy Mehan III, DirectorDate 25 July 1991

Department of Natural Resources and State Historic Preservation Officer

State or Federal agency and bureau

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

Signature of commenting or other official

Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this property is:

- ☐ entered in the National Register.
☐ See continuation sheet.
- ☐ determined eligible for the National Register. ☐ See continuation sheet.
- ☐ determined not eligible for the National Register.
- ☐ removed from the National Register.
- ☐ other, (explain:)

Signature of the Keeper

Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)

Domestic/single dwelling

Domestic/secondary structure

Transportation/road-related (Vehicular)

Current Functions (enter categories from instructions)

Domestic/single dwelling

Domestic/secondary structure

Transportation/road-related (Vehicular)

7. Description

Architectural Classification

(enter categories from instructions)

Late 19th and 20th Century Revivals

Materials (enter categories from instructions)

foundation Limestone

walls Limestone

roof Slate

other N/A

Describe present and historic physical appearance.

Four Gates Farm, a forty-acre estate, is located at 13001 Little Blue Road, Kansas City, Jackson County, Missouri. Within the boundaries of the estate, the main house, a caretaker's house, entrance gate and fence, bridge, water tower, and a cistern/retaining wall contribute to the historical significance of the property (2 contributing buildings, 4 contributing structures). A number of ancillary structures and landscape features, which contribute to the general ambience of the estate, are not included in the resource count due to their smallness in scale and size. The nominated property also includes one outbuilding and a swimming pool, which are noncontributing resources - their appearance suggests a more recent construction date. Overall, Four Gates Farm possesses an integrity of location, design, setting, materials, workmanship, feeling and association that dates from its period of construction.

United States Department of the Interior
National Park ServiceNational Register of Historic Places
Continuation SheetSection number 7 Page 1

Four Gates Farm

The main house is sited at the crest of the highest point in the forty acre estate. From the house the estate slopes downward. The land immediately surrounding the house is carefully landscaped to highlight the residence and provide both shade and controlled lawn and formal garden areas. The remainder of the estate is either natural or contrived to appear natural. The design of this landscape once again demonstrates the ability of the architect, Mary Rockwell Hook, to adapt dwellings to an inclined terrain. In this instance, she also demonstrates an ability to convert the terrain to a picturesque landscape.

The entrance to the estate from Little Blue Road, consists of four rectangular shaped, rough-cut, random ashlar, gate-posts supporting a double-hinged, wrought iron gate (Photo #1). The estate is delineated along Little Blue Road by a fence utilizing similar stone posts, which hold a wire fence approximately four feet high; a low field stone base provides a foundation for this wire fence. The entrance road is shaded by rows of walnut trees (Photo #2), until it reaches a naturally forested, seasonal creek. This creek is crossed by a simple, concrete slab bridge joining two ornate, random ashlar, abutments (Photo #3). An earthen dam downstream makes a relatively deep pool at this location, enhancing the natural setting. After crossing the bridge the double, reversed curved, road leads up the steep forested slope to the house complex (Photo #4).

Sitting on the crest of a hill, the imposing main residence has a commanding view of the countryside. From the main facade (photo #5), the hillside drops dramatically a quarter mile to a creek bed. Unlike other Hook homes, this house capitalizes on the contours of the terrain only at the south end, where the entrance to the basement garage is located (Photo #9). Limestone retaining walls flank the basement garage entrance; the east retaining wall terminates in a stone-faced concrete cistern (Photo #6). Basically rectangular in its ground plan, the limestone house consists of a central block with large wings at each end, the wings are slightly recessed along the front facade. Much greater diversity is apparent on the rear facade (Photos #7 and 8) where there are decks, balconies, projecting one-story porches, and an engaged conical roof over a doorway. The roof covering is of slate. The fenestration, multi-light casement sash in metal frames, is quite symmetrical. A high stone wall with a Roman arched gate connects the house to the caretaker's house.

Some previously erected fieldstone structures, including a small farmhouse (now the caretaker's house) (Photo #4) and a freestanding stone water tower (Photos #5, 7 and 8) were not demolished when planning began for the construction of this large residence, but rather incorporated into a complex of both old and

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 2

Four Gates Farm

new. Possibly the rubble facing of the old buildings was a factor in determining the material for the new construction. In fact, it appears that a stone, barn-like structure was partially utilized in building the northern wing. Also, portions of the ornamental wall connecting the house to the caretaker's house (Photo #5) were possibly built of salvaged stone from this barn.

The interior of the house utilizes both masonry of the exterior and light brick. A rather formal living room (Photo #10) is located in front of an informal, almost rustic, dining room (Photo #11) in which walls of brick and masonry are broken by large windows and exposed beams line a slanted ceiling. The dining room floor is of polished stone, as is the living room and foyer. Fireplaces are focal points in both the living and dining rooms as well as in the walnut-paneled library. Between the dining room and kitchen is a large pantry, lined with cabinets. On the second floor, a straight hall runs the length of the house. Opening from it at each end of the hall, are sleeping porches with three exposures. Six other bedrooms open from this hall. The high-ceiling third floor could have been planned as a ballroom.

To the rear of the house is a formal garden of flowerbeds, fountain and some garden statuary (Photo #7) of which the exact age is unknown, except that they existed in the early 1950s. The swimming pool to the west of these gardens also existed then but nothing today indicates that it was built in 1927 and the current owners have made repairs to the pool. To the north of the caretaker's house is an outbuilding of modern construction, which is also considered noncontributing.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

☐ nationally ☐ statewide ☒ locally

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

Criteria Considerations (Exceptions) ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

Areas of Significance (enter categories from instructions)

Architecture

Period of Significance

1925-27

Significant Dates

Cultural Affiliation

N/A

Significant Person

N/A

Architect/Builder

Hook and Remington

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

Submitted as part of the thematic resource nomination, "The Residential Structures in Kansas City by Mary Rockwell Hook" (NRHP 1983), Four Gates Farm (property #9) is eligible for listing under criterion C (area of significance - Architecture) as a fine example of the work of Mark Rockwell Hook, one of Kansas City's foremost early female architects. Four Gates Farm typifies Mrs. Hook's innovative design approach: the employment of historic styles and motifs to adorn an eclectic home set in a romantic landscape, with numerous doors, windows and balconies that visually draw the outdoors into the interior spaces and the incorporation of a stage for amateur theatricals.

From 1924-29, Mrs. Hook maintained an architectural partnership with Eric Douglas MacWilliam Remington. The extent of Remington's contribution to the design of several houses, among them the Four Gates farmhouse, is unknown. Four Gates, the last Kansas City residence designed by Mrs. Hook, was planned for an affluent city family, the Marvin Gates, long time friends of Mrs. Hook. The family purchased a farm approximately fifteen miles east of the Kansas City residential area, and in 1925 commissioned the Hook and Remington firm to design a house for them. Completed by 1927, Four Gates Farm demonstrated many of the characteristic features associated with Mrs. Hook's architectural idiom: a hillside site, the combination of brick and stone construction materials, a profusion of multi-light windows, arched door and window openings, the use of balconies and porches, and the use of built-in storage areas. However, the resulting design is different from Mrs. Hook's other Kansas City projects in that it incorporates the residence into a rural setting in which other structures already existed, including a barn, water tower, and (farm house) servants' quarters.

Mrs. Marvin Gates was very active in amateur theatrical productions. In addition to her acting abilities, she served as the Director of the Junior League Children's Theater. Because of her dramatic interests, approximately one-third of the large living room was elevated so that it could be used as a stage, and lighting equipment was also installed. A cabinet was included for the storage of costumes.¹

☒ See continuation sheet

United States Department of the Interior
National Park Service

**National Register of Historic Places
Continuation Sheet**

Section number 8 Page 1

Four Gates Farm

In 1961, the farm property was incorporated within the limits of Kansas City, Missouri. Even today, with the encroachment of shopping centers and suburban developments, the surrounding area is essentially rural, as the present proprietor owns forty acres surrounding the house.

¹ See footnote 24 in cover document.

9. Major Bibliographical References

See bibliography submitted with thematic resource cover document, "Residential Structures in Kansas City by Mark Rockwell Hook".

☐ See continuation sheet

Previous documentation on file (NPS): N/A

☐ 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 # _____

☐ recorded by Historic American Engineering

Record # _____

Primary location of additional data:

☒ State historic preservation office

☐ Other State agency

☐ Federal agency

☒ Local government

☐ University

☐ Other

Specify repository:

Department of Natural Resources

10. Geographical Data

Acreage of property 40 acres

UTM References

A 15 376490 4317500
Zone Easting Northing

C 15 376060 4317140

B 15 376460 4317110
Zone Easting Northing

D 15 376100 4317530

☐ See continuation sheet

Verbal Boundary Description

☒ See continuation sheet

Boundary Justification

☒ See continuation sheet

11. Form Prepared By

name/title Beverly A. Fleming, Preservation Coordinator

organization Dept. of Natural Resources, Kansas City Regional Office

street & number 3800 S. Elizabeth Avenue, Suite G

city or town Independence

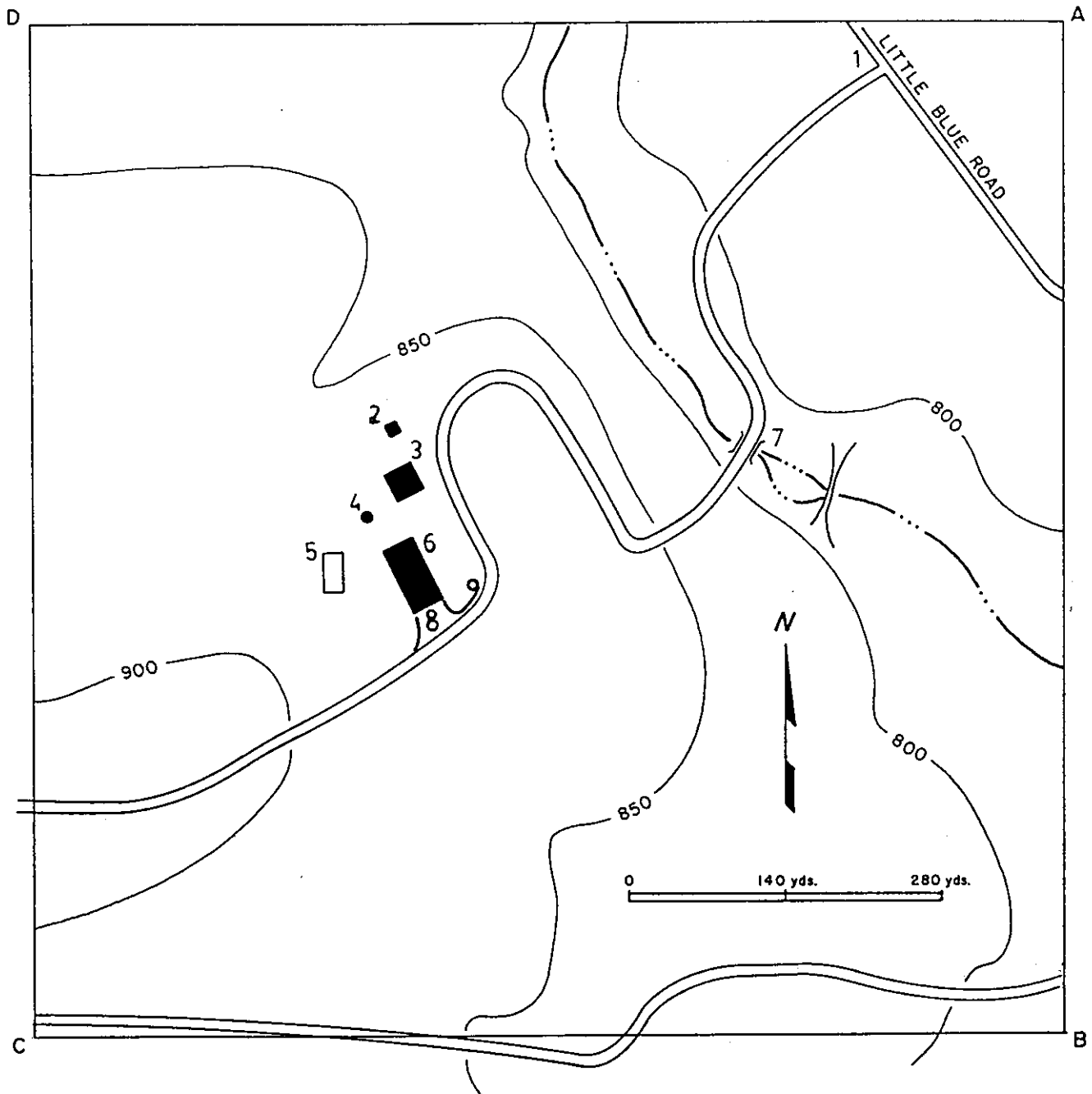
date June 14, 1991

telephone 816-795-8655

state MO

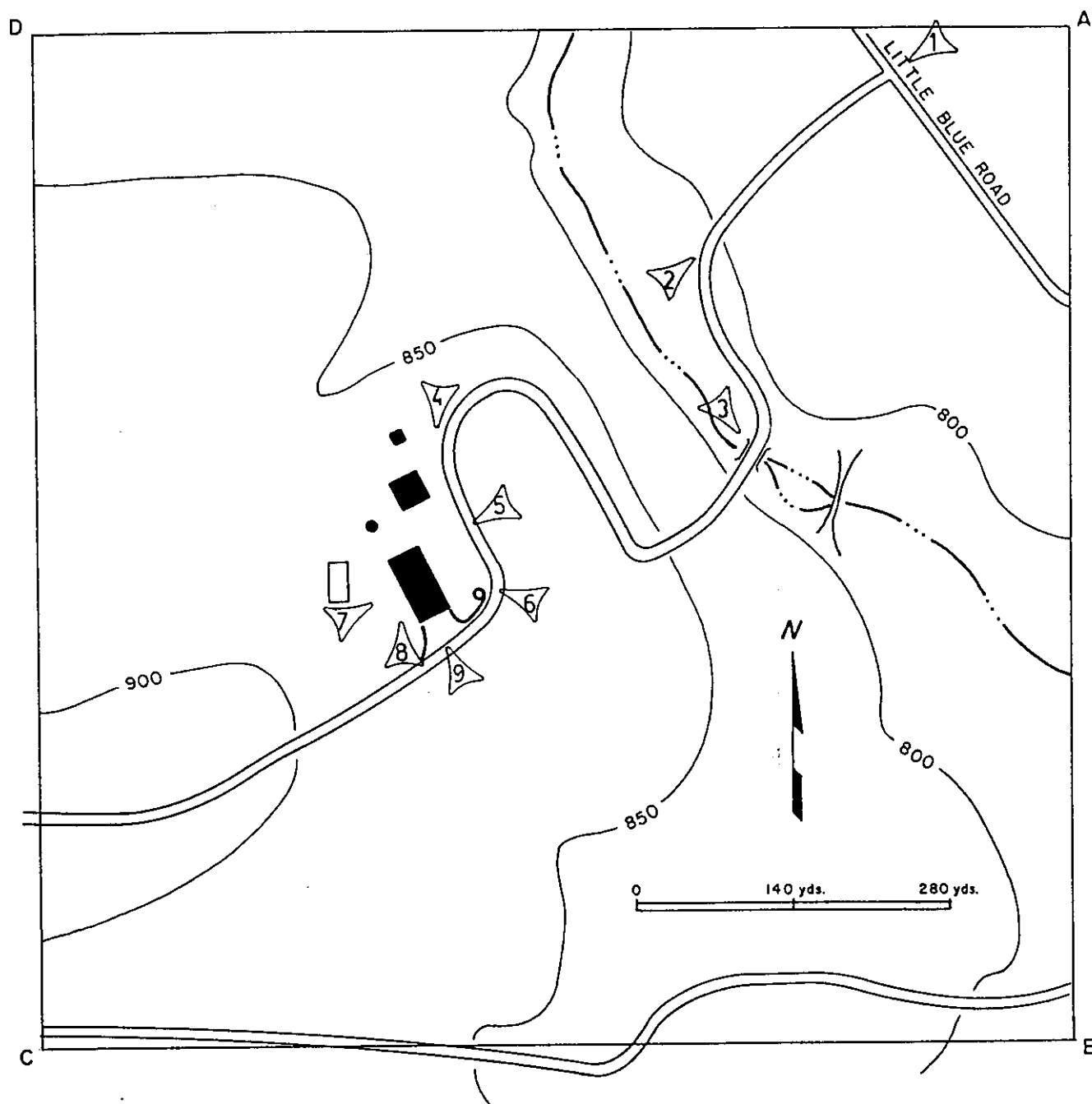
zip code 64057

SITE PLAN - FOUR GATES FARM



- | | |
|----------------------------------|---|
| 1. Entrance Gate and Fence | 5. Swimming Pool (Noncontributing) |
| 2. (Noncontributing) Outbuilding | 6. Main House |
| 3. Caretaker's House | 7. Bridge |
| 4. Water Tower | 8. Retaining Walls and Ornamental Cistern |

PHOTOGRAPHIC VIEWS - FOUR GATES FARM



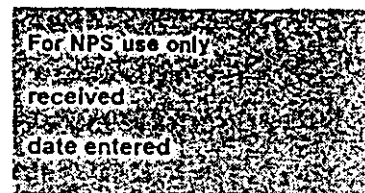
United States Department of the Interior
National Park ServiceNational Register of Historic Places
Inventory—Nomination Form

INDIVIDUAL DATA SHEET 9. 13001 Little Blue Road

Continuation sheet

Item number 7

Page 18

Statement of Significance

The last Kansas City residence designed by Mrs. Hook was planned for an affluent city family, the Marvin Gates', longtime friends of Mrs. Hook. The family purchased a farm approximately fifteen miles east of the Kansas City residential area, and in 1925 commissioned the Hook and Remington firm to design a house for them. The resulting design is different from Mrs. Hook's other Kansas City projects in that it incorporates the residence into a rural setting in which other structures already existed, including a barn, water tower, and servant's house. It does demonstrate characteristic features associated with Mrs. Hook's architectural idiom: a hillside site, the combination of brick and stone construction materials, a profusion of multi-light windows, arched door and window openings, the use of balconies and porches, and the use of built-in storage areas.

Mrs. Marvin Gates was very active in amateur theatrical productions. In addition to her acting abilities, she served as the Director of the Junior League Children's Theater. Because of her dramatic interests, approximately one-third of the large living room was elevated so that it could be used as a stage, and lighting equipment was also installed. A cabinet was included for the storage of costumes.²⁴

The farm property was incorporated within the limits of Kansas City, Missouri, in 1961. Even today, with the encroachment of shopping centers and suburban developments, the surrounding area is essentially rural, as the present proprietor owns forty acres surrounding the house.

Geographical Data

Verbal Boundary Description: ALL NE 1/4 NE 1/4 SEC 10 48 32 EXC PRT LY S
OF CO RD RNG EAST & WEST NEAR S LI SD TR ALSO
EXC PRT LY E & N OF C/L CO RD KNOWN AS 4S
LITTLE BLUE RD DAF BEG C/L SD RD & N LI SD
SEC TH E 188 FT M/L TO NE COR TH S ALG E LI
224 FT M/L TO C/L SD RD TH NWLY ALG SD C/L
TO BEG

Acreage: approximately 40
UTM Reference: 15/376220/4317300

United States Department of the Interior
National Park Service

National Register of Historic Places Inventory—Nomination Form

INDIVIDUAL DATA SHEET

9. 13001 Little Blue Road

Continuation sheet

Item number 7

Page 17

For NPS use only
received
date entered

Name: Four Gates Farm
Oak Hill Farm (Marvin Gates Residence)
Address: 13001 Little Blue Road
RFD #3
Kansas City, Missouri 64133
Owner: Harold L. and Sally H. Oppenheimer
13001 Little Blue Road
RFD #3
Kansas City, Missouri 64133

60 96 6320
TURN 8000
6000 2000
1000 1000
1000 1000

Architect/Builder: Hook & Remington
Date: 1925-27
Original Use: Residence
Style:

Current Use: Residence

353-5176

Sally Oppenheimer

Physical Description

Sitting on the crest of a hill, this house has a commanding view of the countryside. From the main facade, the hillside drops dramatically a quarter mile to a creek bed. However, unlike other Hook homes, this house capitalizes on the contours of the terrain only at one end, where the entrance to the basement garage is located.

Basically rectangular in its ground plan, the house consists of a central block with large wings at each end, the wings slightly recessed along the front facade. Much greater diversity is apparent on the rear facade where there are decks, balconies, projecting one-story porches, and an engaged conical roof over a doorway. The roof covering is of slate. The fenestration, multi-light casement sash in metal frames, is quite symmetrical.

Some previously erected fieldstone structures, including a small farmhouse, a free-standing conical roofed tower, and other outbuildings, were not demolished when planning began for the construction of this large residence, but rather incorporated into a complex of both old and new. Possibly the rubble facing of the old buildings was a factor in determining the material for the new construction.

The interior of the house utilizes the brick and masonry of the exterior. A rather formal living room is located in front of an informal, almost rustic, dining room in which walls of brick and masonry are broken by large windows and exposed beams line a slanted ceiling. The dining room floor is of polished stone, as is the living room and foyer. Fireplaces are focal points in both the living and dining rooms, as well as in the walnut-paneled library. Between the dining room and kitchen is a large pantry, lined with cabinets.

On the second floor, a straight hall runs the length of the house. Opening from it at each end of the hall, are sleeping porches with three exposures. Six other bedrooms open from this hall. The high-ceiling third floor could have been planned as a ballroom.





















