

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: Reverend and Mrs. Horace H. Leavitt Residence

Other names/site number: 2309 Ferdinand Ave., Honolulu, HI 96822

Name of related multiple property listing:

N/A

(Enter "N/A" if property is not part of a multiple property listing)

2. Location

Street & number: 2309 Ferdinand Ave

City or town: Honolulu State: Hawaii County: Honolulu

Not For Publication: Vicinity: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 ___ statewide ___ local

Applicable National Register Criteria:

___A ___B ___C ___D

<p>_____ Signature of certifying official/Title:</p>	<p>_____ Date</p>
<p>_____ State or Federal agency/bureau or Tribal Government</p>	

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

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

4. National Park Service Certification

I hereby certify that this 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.)

- Private:
- Public – Local
- Public – State
- Public – Federal

Category of Property

(Check only **one** box.)

- Building(s)
-

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property _____
District _____

Honolulu, Hawaii
County and State

Site

Structure

Object

Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>1</u>	<u>1</u>	buildings
_____	_____	sites
_____	_____	structures
_____	_____	objects
<u>1</u>	<u>1</u>	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

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Current Functions

(Enter categories from instructions.)

DOMESTIC/Single Dwelling

7. Description

Architectural Classification

(Enter categories from instructions.)

Colonial Revival

Craftsman

Materials: (enter categories from instructions.)

Principal exterior materials of the property:

Foundation – lava rock, concrete

Walls – wood clapboard siding

Roof – composition shingle

Narrative Description Summary Paragraph

The Reverend and Mrs. Horace H. Leavitt Residence is located at the lightly trafficked makai end of Ferdinand Avenue. Constructed circa 1926, the residence has a mauka side facing into Mānoa Valley, while the makai side overlooks Honolulu and the Pacific Ocean. The tropically landscaped 14,178-square-foot lot slopes diagonally downward from its mauka-north high point toward the makai-south side. The substantial two-story wood-frame dwelling rests on a lava-rock foundation with concrete footings and is clad in wood clapboard siding beneath roofs surfaced with composition shingles. It exhibits a generally symmetrical mauka-facing façade organized around a centered entry porch, with flanking sections incorporating hipped, gabled, shed, and gambrel roof forms that create a complex but balanced massing. Features include double-hung wood-sash windows, roof overhangs with exposed rafter tails, interior arched openings, and a Doric-inspired covered arcade on the makai elevation. The interior retains spatial characteristics

Reverend and Mrs. Horace H. Leavitt Residence.

Honolulu, Hawaii

Name of Property

County and State

typical of substantial early twentieth-century residences in Mānoa Valley, including high ceilings, generously proportioned rooms, and tall, narrow windows that provide light and ventilation suited to the local climate. The 2,970-square-foot main dwelling is in good condition and retains integrity of location, setting, design, materials, workmanship, feeling, and association.

Narrative Description

The description begins with the exterior and then proceeds room by room. Figures 5, 6, and 7 show the viewing angles for the 30 property photographs that follow. Photograph 31 shows the Reverend Dr. Horace H. Leavitt.

Property. The substantial two-story wood-frame dwelling sits on a lava-rock foundation with concrete footings, exterior walls finished in wood clapboard siding, and composition-shingled roofs. The 1927 Sanborn Fire Insurance Map (Figure 4) shows the largely unchanged outline of the house and its garage. The kitchen and pantry on the mauka side are accessed from the gentle slope leading down to the house. This arrangement reserves the full makai elevation for the principal family and entertaining rooms, which at that time enjoyed unobstructed views over Honolulu. The grounds retain mature tropical landscaping, including a triple-grafted mango tree, a broad-leaved breadfruit (‘ulu) tree, areca palms, ferns, ti plants, and flowering shrubs.

Mauka façade. The residence presents a generally symmetrical mauka façade centered on the principal entrance. The main hipped roof extends across the principal block, while the flanking sections are articulated by gabled, shed, low-pitched, and gambrel roof forms. The roofs are clad in composition shingles, except for the low-pitched shed roof over the kitchen, which is identified as metal on the Sanborn map. This low roofline preserves northward views from the upstairs bedroom.

Notable exterior features include the varied roof forms, the projecting entrance porch, numerous tall wood-framed windows, clapboard siding, and roof overhangs with exposed rafter tails. The rectangular main block measures approximately 80 feet by 30 feet and is organized into four bays oriented perpendicular to Ferdinand Avenue. Localized areas of the siding have been replaced over time.

A covered projecting entrance porch rises from the center of the mauka façade and shelters the principal entrance. It features an arched window, flared eaves, and a red-painted concrete floor scored into one-foot squares. A brick-paved walkway approaches the porch from the parking area to the north.

The earliest located photograph of the residence, published in a 1979 real estate advertisement, shows the exterior in a form generally consistent with its present appearance (Photos 1 and 2). Although original building permits were not located, the principal exterior features correspond closely to the building outline shown on the 1927 Sanborn Fire Insurance Map (Figure 4).

Reverend and Mrs. Horace H. Leavitt Residence.

Honolulu, Hawaii

Name of Property

County and State

Makai façade. On the makai side, the grade is leveled and retained by a lava-rock wall rising above the slope below. A covered central arcade extends across the length of the living room. The arcade has a red-painted concrete floor scored into six-inch squares and is defined by three round arches supported by two simplified Doric columns, with applied pilasters at each end. The columns have molded capitals and square abaci from which the arches spring. The overhanging roof shelters the arcade below.

Above the arcade, the second story is articulated by a broad shed-roof dormer containing five closely spaced single-light windows aligned with the arcade below. To the south of the arcade, an arched opening leads to an uncovered terrace across the width of the first-floor library. A door from the single-story, gambrel-roofed library opens directly onto this terrace. North of the arcade, the dining room and adjoining sitting or breakfast room project outward in shallow bays sheltered by pent roofs, with second-story bedroom windows aligned above. The bay windows do not appear in the house outline on the 1927 Sanborn Map (Figure 4).

Secondary Elements. The approximately 632-square-foot basement level is accessed by two exterior doors. A 1943 advertisement described this level as containing “a maid’s room, bath, workshop, and laundry.” A one-bedroom guest cottage of approximately 538 square feet above car parking was constructed in 1985 at the mauka-north corner of the property on the site of the former garage. Its modest scale, hipped roof, and placement render it visually subordinate to the principal residence. It is counted as a noncontributing building.

Porch and Entrance Hall. The principal entrance is through the covered porch centered on the mauka façade. It features an arched window and flared eaves and forms a focal element at the center of the mauka façade. The entrance door opens from the porch into the entrance hall. The hall is finished with molded baseboards approximately eleven inches in height, with crown molding at the ceiling. A powder room opens on the south side of the entrance hall. Its walls are finished with vertical wood beadboard wainscoting capped by a molded chair rail. The floor is surfaced with small white hexagonal ceramic tile, installed as part of a later remediation. Although the fixtures have been replaced, the room retains proportions and finishes consistent with an early twentieth-century bathroom.

The entrance hall serves as the central circulation space of the first floor. From the hall, an arched opening leads to the living room and a rectangular cased opening leads to the dining room. A second arched opening leads to a short flight of three steps ascending to a small hall that provides access to both the kitchen and the stairs to the second floor.

Living Room and Library. The recessed living room on the south side, reached by a step down from the entrance hall, occupies the central makai portion of the house. The room has approximately ten-foot ceilings, crown molding, molded baseboards, built-in shelving adjacent to the powder room, and four double-hung wood-sash windows on the mauka side. On the makai side, a double pocket door with period hardware and wood-framed multi-light glazing opens to the covered arcade. A tall two-light casement window also opens to the arcade.

Reverend and Mrs. Horace H. Leavitt Residence.

Honolulu, Hawaii

Name of Property

County and State

South of the living room, a step up and a pocket door open into the library. The library contains tall wood casement windows facing the front garden and similar windows facing south-side landscaping. It retains molded baseboards and crown molding; however, this is the only room in the house where the baseboards are four inches instead of eleven inches and the crown molding is narrower. This room does not appear in the house outline on the 1927 Sanborn Map (Figure 4).

Dining Room and Sitting Room. At the north end of the arcade, steps lead up into the dining room. An arched opening leads into the adjoining sitting or breakfast room; both rooms retain tall ceilings, eleven-inch molded baseboards, and crown molding. A swinging door opens to the service corridor and pantry.

Breakfast Lanai, Service Area, and Kitchen. A door on the north side of the sitting room opens into a 95-square-foot lanai. A 1943 real estate advertisement calls this a “breakfast lanai.” It was enclosed without finishing the new interior walls in a later alteration and is now used as a laundry room. This secondary space is utilitarian in character, not visible from the public right-of-way, and does not alter the primary elevations.

The adjoining service corridor and pantry retain much of the original shelving and cabinetry. The adjacent kitchen retains its tall wood casement windows but has otherwise been modernized. On the south side of the kitchen, three steps rise to a short hall that returns to the entrance hall; this hall also contains a small arched wall niche.

Second Floor. The principal stair ascends in two flights to the north end of a second-floor hallway running north-south. The hall retains the eleven-inch baseboards with molded caps, as well as crown molding, and provides access to the second-floor rooms. Two common closets open from the hall, and a door near the center provides a second entrance to the principal bathroom. The second-floor plan retains its traditional spatial arrangement of bedrooms opening from a central passage.

Two secondary bedrooms are located along the south side of the hall and share a Jack-and-Jill bathroom. These rooms retain the wide molded baseboards, crown molding, painted wood trim, paneled wood doors, and tall multi-part casement windows with projecting interior sills. Each bedroom also contains a small built-in closet entered through a single-panel door.

A door at the south end of the hallway enters the principal bedroom suite. Along the mauka wall are two sets of three double-hung wood-sash windows overlooking the garden. A door on the north side leads to a closet area with built-in shelving and hanging space, followed by a second door providing access to the principal bathroom. Much of the built-in shelving appears to date from the period of construction, although the bathroom has been updated and contains the only jalousie window in the house. On the makai side of the suite, an arched opening leads to a sewing alcove with six tall casement windows and adjacent changing area.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Alterations and Integrity. The library appears to be a later addition constructed in the materials and style of the original house. Documentation of the date of this addition could not be found. Remedial work in 2022, undertaken following a rental period, covered the wood floors with vinyl flooring selected to match the color and direction of the underlying flooring, which remain in place. Some architectural hardware was also replaced.

The enclosure of the lanai, modernization of the kitchen and bathrooms, replacement of many interior light fixtures, and installation of split-system air-conditioning units do not substantially diminish the residence's ability to convey its architectural character.

The residence remains on its original site within a residential setting and adjacent to two neighboring residences already listed in the Hawai'i Register of Historic Places. The property retains integrity of location, setting, design, materials, workmanship, feeling, and association.

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.
- 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

(Mark "x" in all the boxes that apply.)

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

- 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.)

Religion

Architecture

Period of Significance

1939-1943

Significant Dates

1926, 1939

Significant Person

(Complete only if Criterion B is marked above.)

Reverend Dr. Horace Hall Leavitt

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Cultural Affiliation

N/A

Architect/Builder

Architect: Unknown

Builder: Unknown

Reverend and Mrs. Horace H. Leavitt Residence.
Name of PropertyHonolulu, Hawaii
County and State**Statement of Significance Summary Paragraph*****Significance Summary Paragraph – Criterion B (Person)***

The Reverend and Mrs. Horace H. Leavitt Residence is significant at the local level under Criterion B for its direct association with Reverend Dr. Horace H. Leavitt during the period 1939–1943, when he owned and occupied the property and carried out an intensive phase of his ministerial, civic, and wartime leadership in Honolulu. Notably, this was the only property Reverend Leavitt owned in Hawai‘i, further underscoring its importance as the place most directly associated with him in the Islands. As pastor of Central Union Church and a participant in broader interchurch and civic affairs in territorial Hawai‘i, Leavitt was active in the religious and civic life of Honolulu beyond the administration of a single congregation. Searches of Honolulu newspapers indexed in Newspapers.com identified more than 4,000 references to Reverend Leavitt. Contemporary accounts also document the use of the residence for church-related and community meetings. The property is therefore significant under Criterion B as the residence most closely associated with Reverend Leavitt during this well-documented period of ministerial and civic leadership in Honolulu.

Significance Summary Paragraph – Criterion C (Architecture)

The Reverend and Mrs. Horace H. Leavitt Residence is significant at the local level under Criterion C as a substantial example of Colonial Revival residential design with Craftsman-influenced features. The two-story dwelling, constructed circa 1926, displays characteristic Colonial Revival features, including a generally symmetrical façade, a central entrance with flanking wings, tall wood windows, and classically derived detailing. The Doric-inspired triple-arched arcade on the makai elevation overlooks Honolulu, with the Pacific Ocean beyond. Interior spaces retain high ceilings, tall molded baseboards, crown molding, arched openings, and built-in cabinetry. Remedial work and later alterations are not visible from the public rights-of-way, except for the later-added library, which was designed to match the architecture of the residence. As shown on the 1927 Sanborn Fire Insurance Map, the largely intact floor plan remains a strong example of how substantial houses of the territorial period were planned to accommodate domestic life and social activity through a clear separation of formal entertaining rooms, family spaces, and service areas. The two adjacent houses, both listed in the Hawai‘i Register of Historic Places, together with the well-landscaped residential character of the neighborhood, further reinforce the property’s sense of setting and feeling. The residence retains integrity of location, design, setting, materials, workmanship, feeling, and association, and continues to convey its architectural significance.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Narrative Statement of Significance

Significance Criterion B – Association with Reverend Horace H. Leavitt

Reverend Dr. Horace H. Leavitt (1882–1966) served as pastor of Central Union Church in Honolulu from 1931 to 1943 and emerged as a Protestant religious leader in Honolulu during the territorial period. The son of an American Board missionary to Japan, born in North Andover, Massachusetts in 1882, Reverend Leavitt graduated from Princeton University and from Union Theological Seminary in Manhattan. Leavitt spent fifteen years as pastor of the Bay Ridge Presbyterian Church in Brooklyn, New York, before his recruitment to lead Central Union Church, one of the leading Protestant congregations in Hawai‘i.

Searches of Honolulu newspapers indexed in Newspapers.com identified more than 4,000 references to Reverend Leavitt. Newspapers regularly reported the topics of weekly one-hour broadcasts on KGMB radio throughout his Honolulu tenure. Through sermons, public lectures, weddings, funerals, and civic engagement, he maintained a high public profile and played an influential role in the religious and civic life of the city during a period marked by economic recovery, rising international tensions, and the onset of World War II. He exemplifies the extent to which religious and civic leaders of the territorial period occupied a highly visible place in public and social life.

Leavitt’s influence extended beyond his own congregation into citywide religious and civic leadership. He served as head of the Federation of Honolulu Churches, a coalition representing twenty-five Protestant congregations across the island. At Central Union Church, he established the Women’s League by consolidating three existing organizations and scheduling meetings at times more convenient for women as increasing numbers entered the workforce. Newspapers also report Women’s Christian Temperance Union (WCTU) meetings held at the subject residence. He oversaw the 1940 merger of the Pilgrim Church (founded 1852) into Central Union. These activities demonstrate that his work extended well beyond parish administration into broader interchurch leadership and civic life.

Reverend Leavitt likely lived in rented housing during his career, supported by housing allowances commonly provided to clergy, particularly in Hawai‘i, where Central Union Church did not maintain a rectory. Contemporary newspaper accounts list his addresses at 1914 Vancouver Highway, 1830 Judd Hillside, and the subject residence. A search of the Honolulu Bureau of Conveyances records from 1931 to 1945 indicated that the subject property is his only documented land purchase during his Honolulu residency. Reverend and Mrs. Leavitt purchased the property on May 31, 1939, and retained ownership until July 29, 1943. These years coincided with a heightened period of his public activity as Honolulu entered wartime mobilization following the attack on Pearl Harbor.

Reverend and Mrs. Horace H. Leavitt Residence.

Honolulu, Hawaii

Name of Property

County and State

Leavitt played a leading role in directing Central Union Church's wartime response. Honolulu newspaper records identify approximately 1,500 references to Leavitt during the 1939–1943 period, a marked increase that reflects the heightened visibility of his ministry and public leadership during the years he resided at the property. Contemporary accounts describe his efforts to assist evacuees immediately following the attack on Pearl Harbor, including arranging housing for 114 evacuees in the homes of members of his congregation. By early 1942, the church had become integrated into broader civil defense planning as an evacuation center prepared to shelter and feed up to 300 displaced persons. Church grounds were adapted to wartime needs, including the cultivation of a victory garden and the installation of protective barriers for air raids. Through public addresses and regular radio broadcasts on KGMB, Leavitt extended his influence well beyond his congregation, emerging as a conspicuous religious voice in Honolulu on matters of war, public morality, and civic responsibility.

The Ferdinand Avenue residence was not merely Leavitt's home but also part of his working life. News accounts document church and community meetings held at the property. The Reverend and Mrs. Horace H. Leavitt Residence is significant under Criterion B for its direct association with Reverend Leavitt during the period 1939–1943, when he owned and occupied the property and carried out his ministerial, civic, and wartime leadership in Honolulu.

Significance Criterion C – Architecture

The Reverend and Mrs. Horace H. Leavitt Residence is significant at the local level under Criterion C as a substantial example of Colonial Revival residential architecture incorporating Craftsman-influenced elements adapted to the climate and social patterns of early twentieth-century Mānoa Valley. Colonial Revival residences are comparatively uncommon in the Hawai'i Register of Historic Places. The 2019 nomination for the Dr. Robert and Dalia Wayson Residence noted that approximately nine such residences had been listed at that time, and several more had been added by 2025. Central Union Church is likewise a Colonial Revival building listed in the Hawai'i Register of Historic Places.

Residential architecture reflects the cultural values and social patterns of a community. In Honolulu, the mission houses of the nineteenth century were direct expressions of New England missionary building traditions. By the territorial period, Colonial Revival residences reflected the aspirations, status, and domestic patterns of a growing professional and civic class within an expanding island economy. Their stately composition and formal architectural vocabulary complemented a way of life in which the home served not only domestic needs but also professional and community functions. Formal entertaining spaces, family quarters, and service areas reflected the increasing complexity of upper-middle-class residential life. The subject property is a substantial and well-preserved example of this architectural and social development.

Reverend and Mrs. Horace H. Leavitt Residence.

Honolulu, Hawaii

Name of Property

County and State

The Colonial Revival style is expressed through the generally symmetrical mauka façade, projecting central entrance element, flanking wings, arched openings, and classically derived detailing. On the makai elevation, the Doric-inspired covered arcade with triple arches provides a distinctive classically inflected feature. Interior spaces retain character-defining features associated with early twentieth-century residential design, including high ceilings, molded trim, arched openings, paneled doors, and tall wood windows. The residence also incorporates Craftsman-influenced features, including broad roof overhangs with exposed rafter tails, operable wood windows that enhance natural ventilation, and a close relationship between interior rooms and covered outdoor space.

The house illustrates a clear differentiation among formal entertaining spaces, private family areas, and service functions. The large living room and adjoining covered arcade accommodated sizable gatherings, while the sitting room and library provided smaller spaces suited to conversation or informal meetings. The centrally located dining room served as a focal point for entertaining, and a formal entrance hall led directly to the principal rooms serving these functions. These spaces were supported by a separated kitchen, service corridor, and pantry area that historically allowed household functions to operate apart from the main social spaces. The basement level further supported these service functions.

The house outline shown on the 1927 Sanborn Fire Insurance Map demonstrates strong preservation of the building's overall form and floor plan. Remedial work, kitchen and bathroom modernizations, and the later addition of the library are secondary to the largely intact floor plan and function of the residence. The property therefore retains integrity of location, design, setting, materials, workmanship, feeling, and association, and continues to convey its architectural significance.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

9. Major Bibliographic References

Bibliography

Archival and Institutional Sources

Central Union Church Archives. "Pastoral files and biographical records of ministers." Honolulu. Accessed February 12, 2026.

Central Union Church History Library. *The Central Union Spire. Bound annual volumes of church bulletins and activities.* Honolulu. Accessed February 12, 2026.

Hawai'i Bureau of Conveyances. Deed records. Honolulu, Hawai'i.

Newspapers

"1980 Judd Hillside Open for Inspection." Real Estate section, *Honolulu Star-Bulletin*, July 4, 1943, 24.

"Farewell Tea for Leavitt's." *Honolulu Star-Bulletin*, July 7, 1943, 8.

"First Day of the Trolley." *Honolulu Star-Bulletin*, September 2, 2001, 1.

"Full-Time Maid Wanted 1980 Judd Hillside." Real Estate section, *Honolulu Star-Bulletin*, October 14, 1943, 16.

"Mānoa 1980 Judd Hillside." Real Estate section, *Honolulu Star-Bulletin*, February 21, 1971, 67.

"Mānoa – 2309 Ferdinand Sold." Real Estate section, *Honolulu Star-Bulletin*, February 25, 1979, 80.

"Miss Leavitt, John Scott Pledge Vows." *Honolulu Star-Bulletin*, December 16, 1939, 7.

"Na Pua Hotel Takes Place of Old Timer Villa Vida." *Honolulu Star-Bulletin*, January 23, 1948, 10.

"Obituary—Dr. Horace H. Leavitt." *New York Times*, September 8, 1966, 47.

"Service Guild Meeting 1980 Judd Hillside." Church Announcements, *Honolulu Star-Bulletin*, June 27, 1943, 6.

"WCTU Tea Today." *Honolulu Star-Bulletin*, April 27, 1938, 11.

Additional newspaper research conducted in the *Honolulu Advertiser* and *Honolulu Star-Bulletin*, 1931–1943, via Newspapers.com.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Published Works

Dabagh, Jean L., and Suzanne Espenett Case. Central Union Church, 1887–1988: One Hundred and One Years. Honolulu: Central Union Church, 1988.

McAlester, Virginia. A Field Guide to American Houses. Rev. ed. New York: Alfred A. Knopf, 2015.

Maps

Sanborn Map Company. Sanborn Fire Insurance Map from Honolulu, Oahu County, Hawaii. Vol. 2, image 98, sheet 294. New York: Sanborn Map Company, 1927. Library of Congress. Accessed March 1, 2026 at URL <https://www.loc.gov/resource/g4384hm.g01537192702/?sp=98&st=image&r=0.46,-0.044,0.656,0.248,0>

Ball State University Libraries. “Maps and Cartography: Using Sanborn Fire Insurance Maps.” Accessed March 1, 2026.

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 # _____
- 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): _____

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

10. Geographical Data

Acreeage of Property 0.3255 acres (14,178 square feet)

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____
(enter coordinates to 6 decimal places)

- | | |
|--------------------------|--------------------------|
| 1. Latitude: 21.307269 N | Longitude: -157.824310 W |
| 2. Latitude: | Longitude: |
| 3. Latitude: | Longitude: |
| 4. Latitude: | Longitude: |

Or
UTM References

Datum (indicated on USGS map):

NAD 1927 or NAD 1983

- | | | |
|----------|-----------|-----------|
| 1. Zone: | Easting: | Northing: |
| 2. Zone: | Easting: | Northing: |
| 3. Zone: | Easting: | Northing: |
| 4. Zone: | Easting : | Northing: |

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Verbal Boundary Description (Describe the boundaries of the property.)

The nominated property consists of all land included within Tax Map Key (1) 2-5-004-039, owned by the Coleman Family Trust in 2026.

The history of the boundary, including the address change from 1980 Judd Hillside Road to 2309 Ferdinand Avenue, is illustrated in Figure 4.

Boundary Justification (Explain why the boundaries were selected.)

The deed history, beginning with the sale by the Judd Estate to J. Earl Midkiff in 1923 and continuing through the 1972 subdivision that changed the address from 1980 Judd Hillside Road to 2309 Ferdinand Avenue, is documented in the attached file, “Deed History of 2309 Ferdinand Avenue.”

11. Form Prepared By

name/title: Denis R. Coleman
organization: Self
street & number: 622 Paopua Loop
city or town: Kailua state: Hawaii zip code: 96734
e-mail: dcoleman296@gmail.com
telephone: 650-743-0387
date: April 3, 2026

Reverend and Mrs. Horace H. Leavitt Residence.

Name of Property

Honolulu, Hawaii

County and State

Additional Documentation

Submit the following items with the completed form:

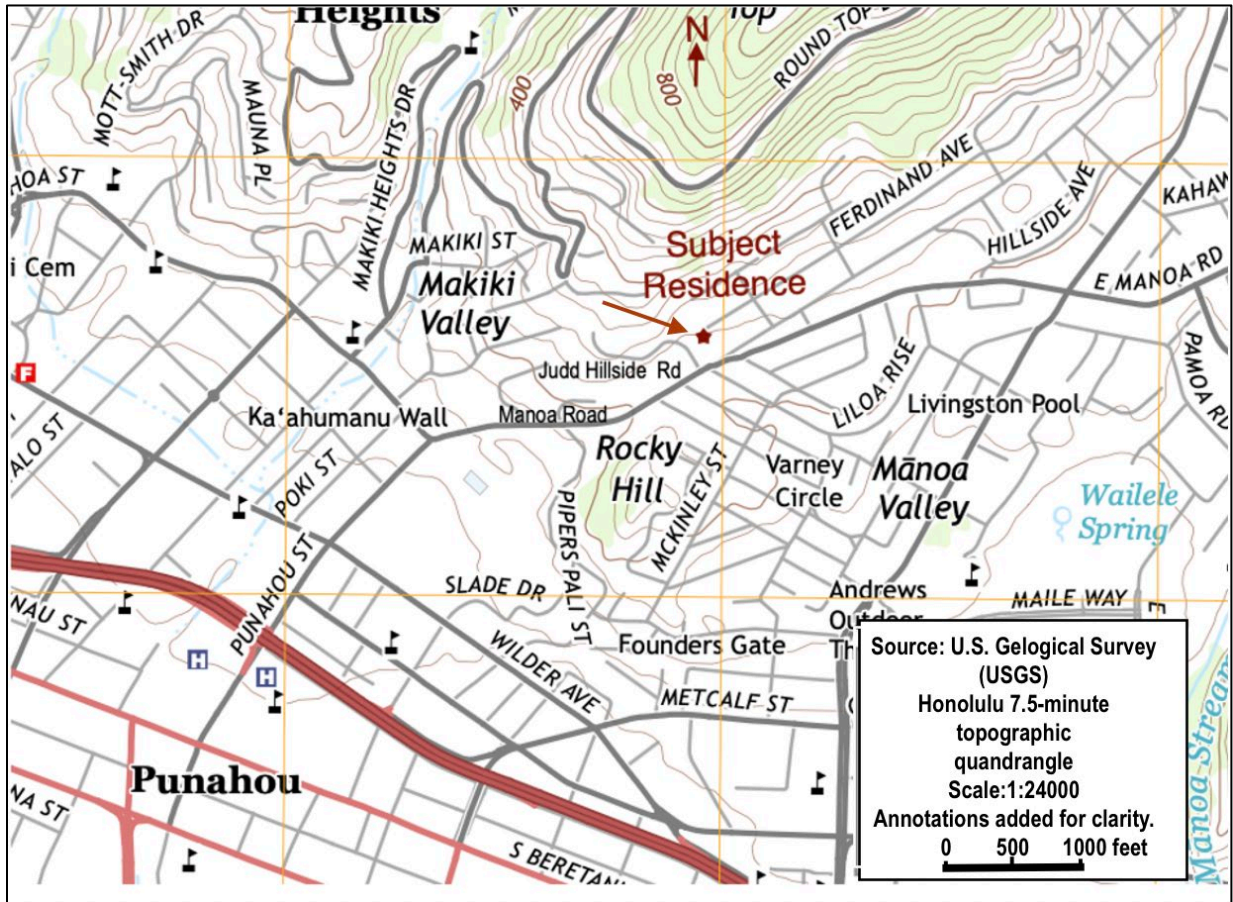
- USGS & Tax Maps Figures 1–3 and in attached file.
- Sanborn 1927 Map Figure 4 and in attached file.
- Photo Key Figures 5–7 and in attached file.
- Photo Log Below and in attached file.
- Photographs In attached directory in .JPG format.
- NPS Consent Form In attached file.
- Deed History In attached file.
- Owner Information Below and in attached file.

Coleman Family Trust
Denis R. Coleman, Trustee
622 Paopua Loop
Kailua, Hawaii 96734

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Figures 1–4 Maps.
Figures 5–7 Photo Keys.

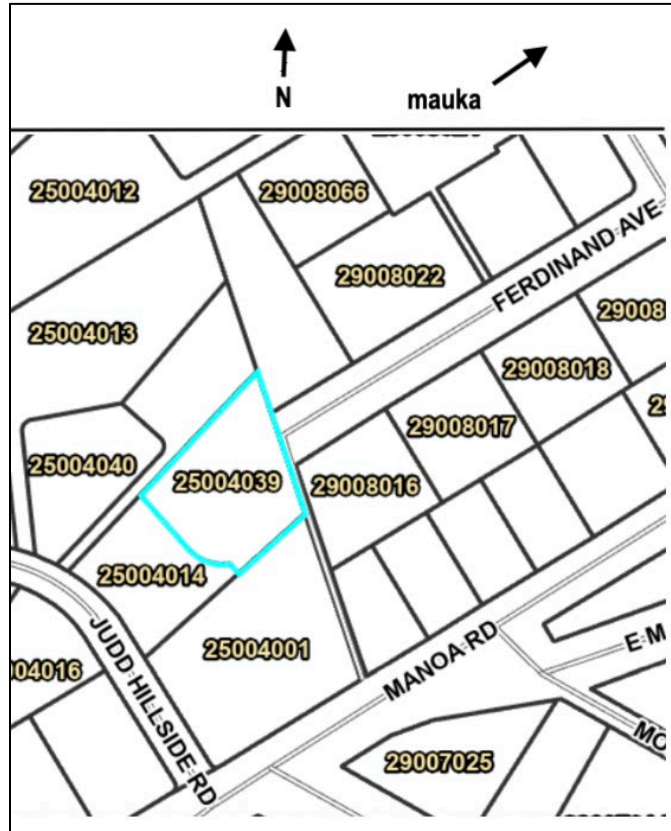


Reverend and Mrs. Horace H. Leavitt Residence – 2309 Ferdinand Ave, Honolulu, Hawaii
USGS 7.5-minute series, Honolulu Quadrangle, 1998 (portion)

Figure 1. USGS map with arrow to location of residence.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

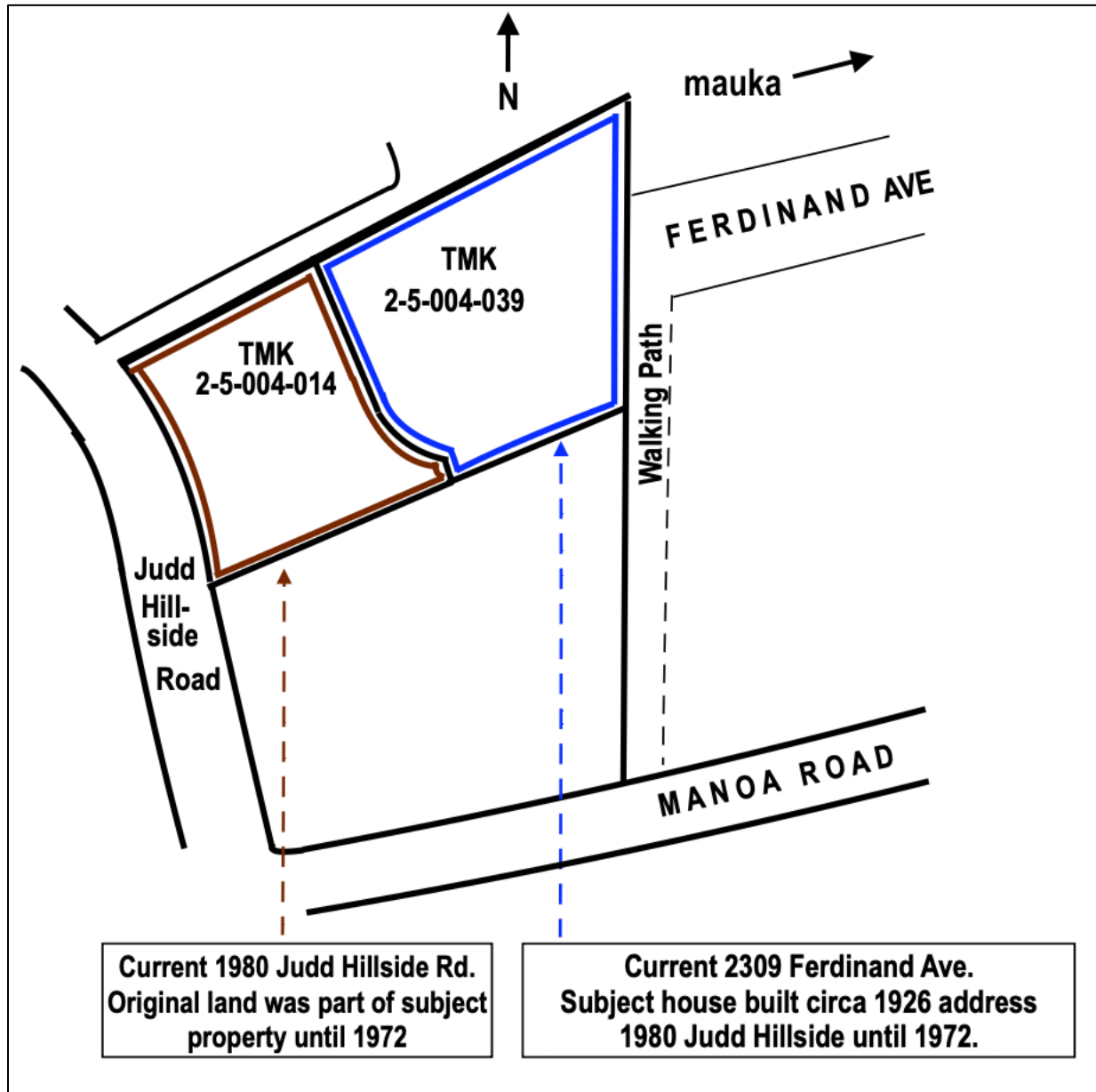


Tax Map Key (TMK). Subject Property and Adjacent Parcels.
Source: City and County of Honolulu Real Property Assessment Division.

Figure 2. Tax Map, subject property outlined in blue.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

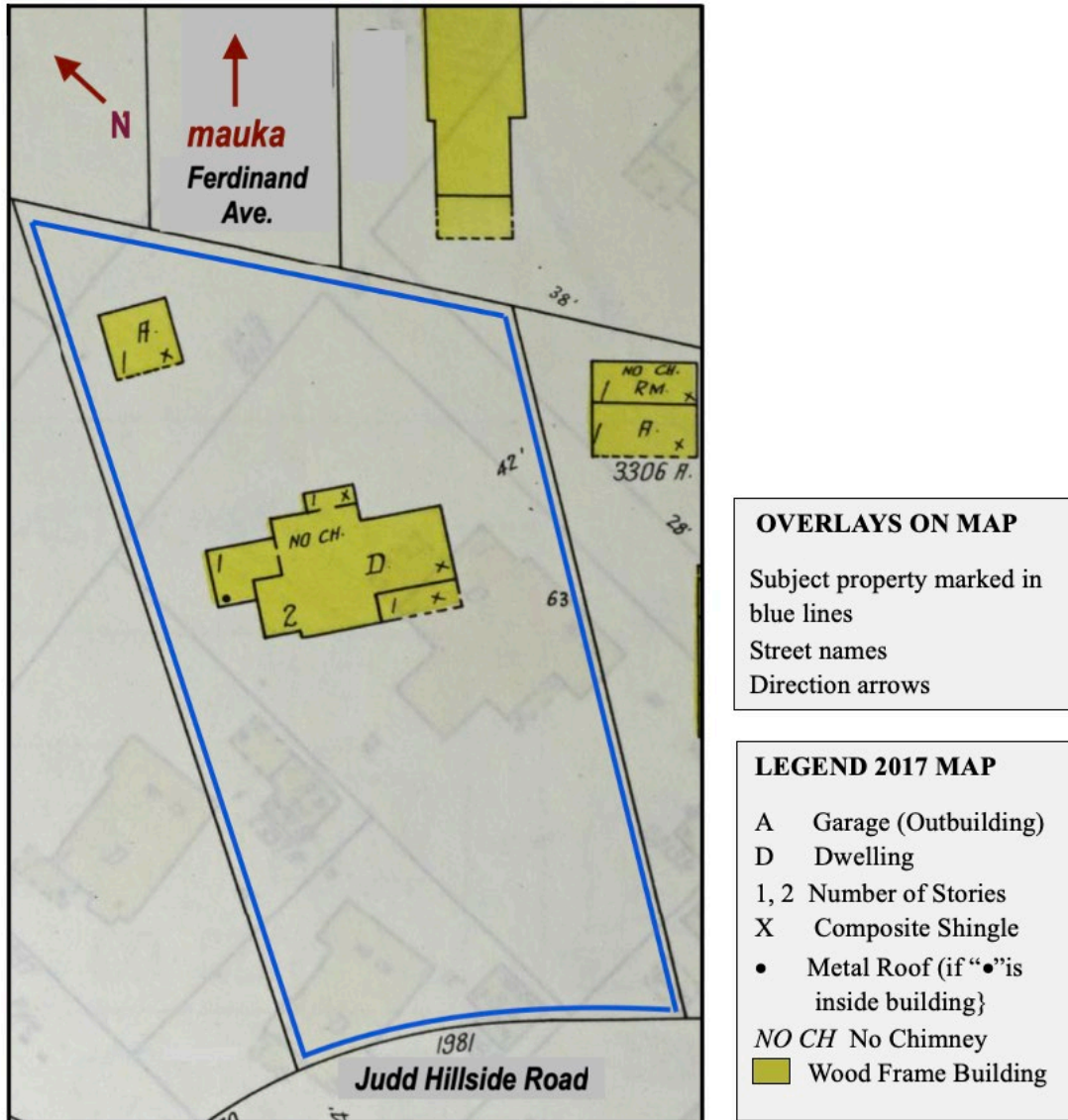


Tax Map Key (TMK)
Source: City and County of Honolulu Real Property Assessment Division.

Figure 3. Property Division Explanation (to scale).

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

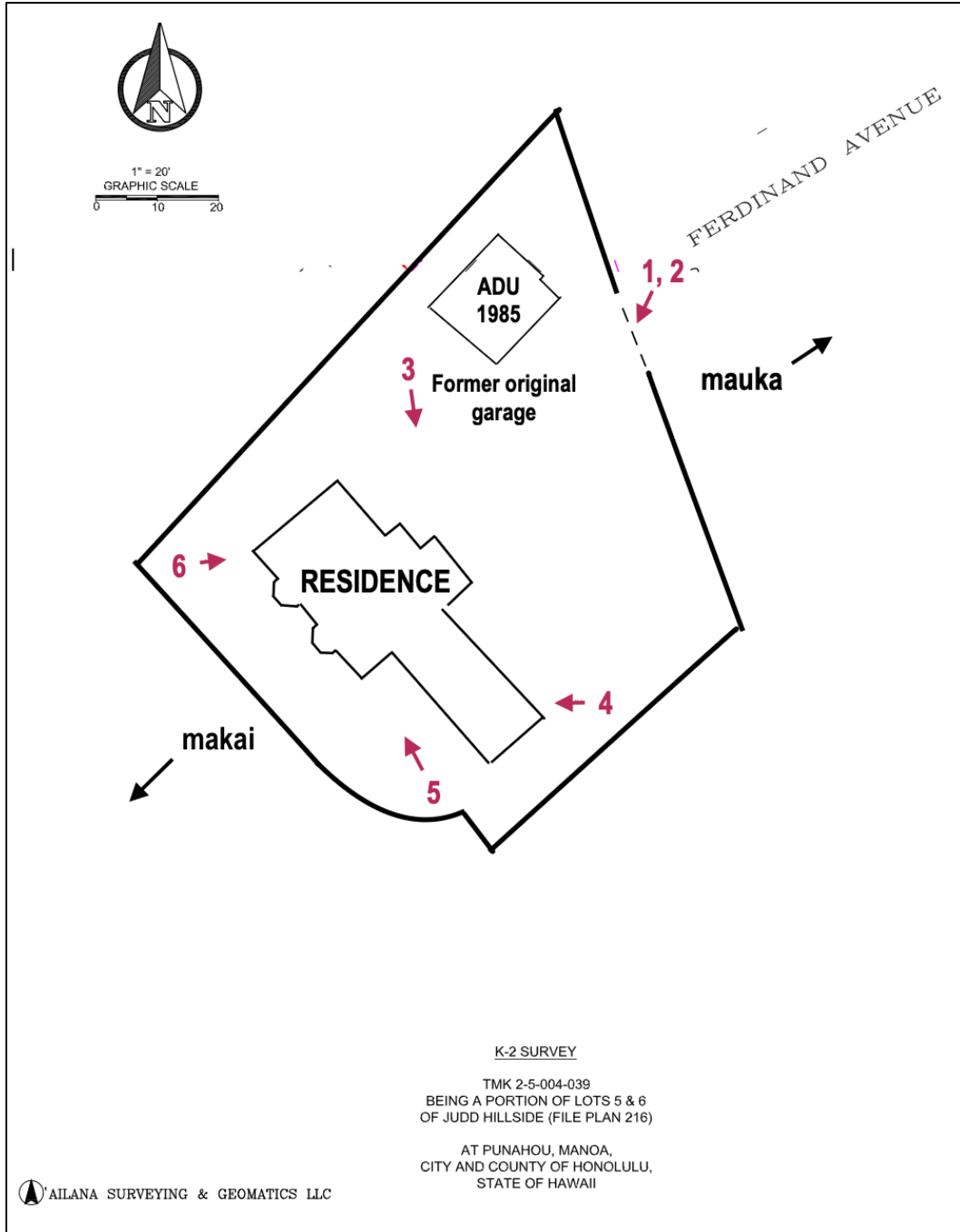


Sanborn Map Company. *Sanborn Fire Insurance Map from Honolulu, Oahu County, Hawaii*. Vol. 2, sheet 294. 1927. Library of Congress.

Figure 4. Property and Residence on Sanborn Fire Insurance Map of 1927.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

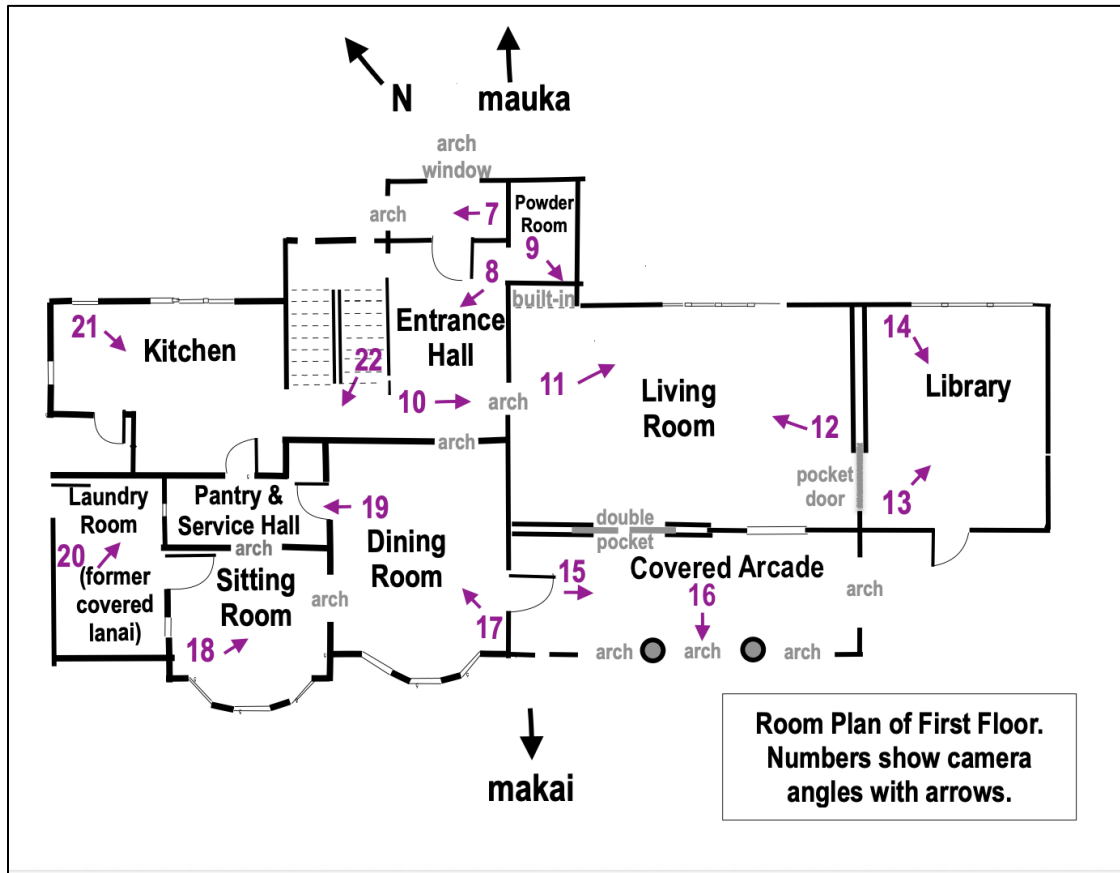


K-2 Survey (2022) by Alina Surveying and Geomatics, LLC, details masked out.

Figure 5. Photo Key – Exterior

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

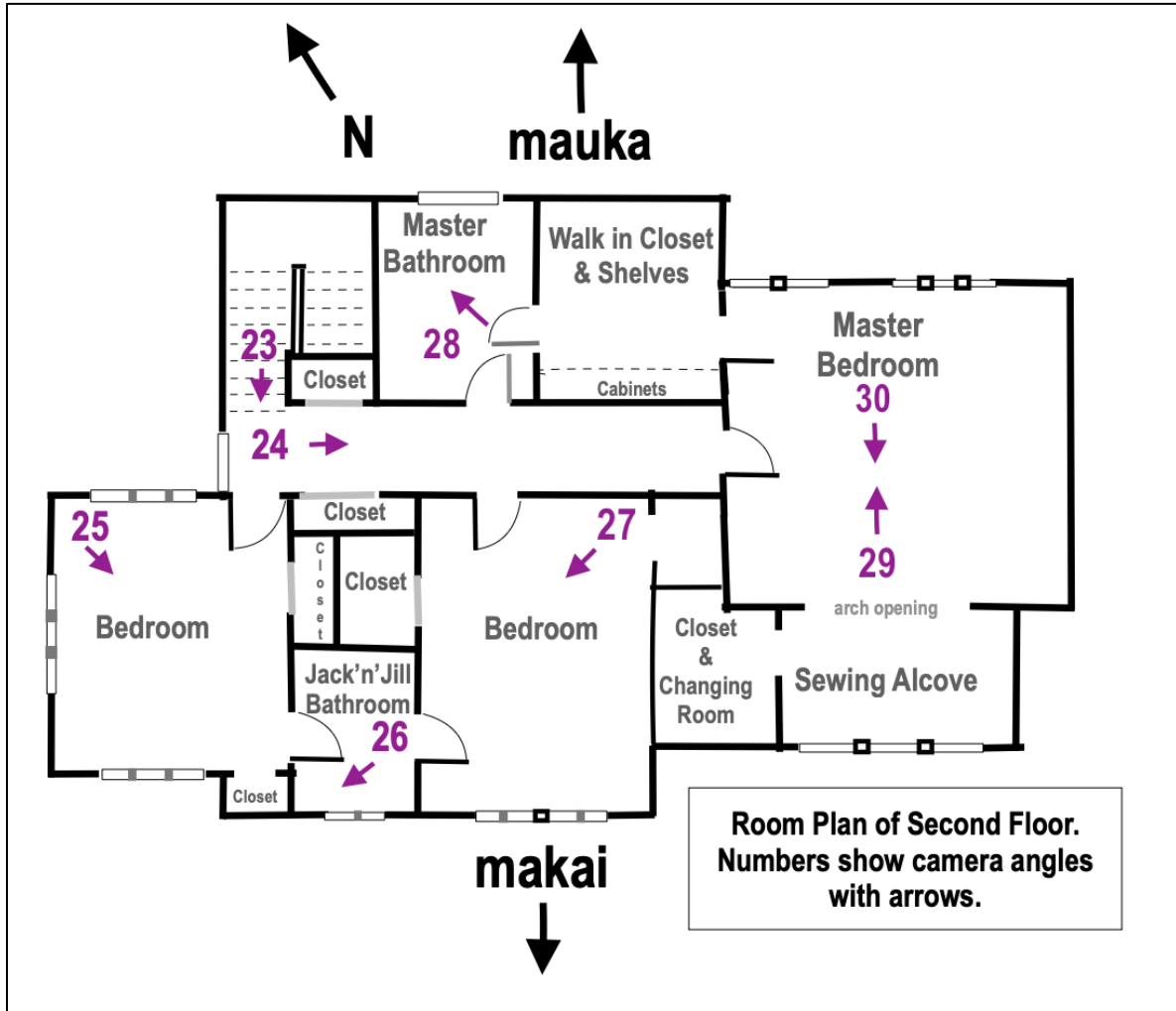


Architect survey 2022, labels added, details masked out. No subsequent floorplan changes.
Scale approximate.

Figure 6. Photo Key – First Floor

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State



Architect survey 2022, labels added, details masked out. No subsequent floorplan changes.
Scale approximate.

Figure 7. Photo Key – Second Floor

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Photographs

Photo Log – Reverend and Mrs. Horace H. Leavitt Residence

Name of Property: Reverend and Mrs. Horace H. Leavitt Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Denis R. Coleman

Date Photographed: Photos 4 and 5: March 23, 2026; all other photos: December 8, 2025.

The photos are numbered in the order of the architectural narrative in Section 7. The numbers and arrows on Figures 5, 6, and 7 indicate the viewing angle of the numbered photographs.

Exterior. Photographs 1 – 6.

1. Exterior. View to makai.

Approach seen by walkers on makai end of Ferdinand Avenue.

2. Exterior. View to makai.

Approach as shown in a 1979 real estate advertisement containing the earliest located photograph of the residence.

3. Exterior. View to makai.

Mauka façade of residence, showing primary massing, front porch, and relationship to Ferdinand Avenue and Mānoa Valley.

4. Exterior. View to north.

Library and lower-level basement/service area, including laundry and maid’s room.

5. Exterior. View to north.

Arcade, dining and sitting rooms, upstairs bedrooms.

6. Exterior. View to north.

Laundry room – former unenclosed breakfast lanai.

Reverend and Mrs. Horace H. Leavitt Residence.

Name of Property

Honolulu, Hawaii

County and State

First Floor. Photographs 7 – 29.

7. First Floor. View to north.

Covered entrance porch, showing principal entrance door to left.

8. First Floor. View to makai.

Entrance hall, primary organizing space of first-floor plan.

9. First Floor. View to makai.

Powder room opening off entrance hall.

10. First Floor. View to south.

Entrance hall looking into living room.

11. First Floor. View to south.

Living room, showing windows opening toward the front garden.

12. First Floor. View to north.

Living room looking back toward entrance hall.

13. First Floor. View to mauka.

Library, with view toward front garden on left.

14. First Floor. View to makai.

Library, view makai toward Honolulu and the ocean.

15. First Floor. View to south.

Covered arcade extending along the length of the living room.

16. First Floor. View to makai.

Covered arcade, looking through arch toward the ocean.

17. First Floor. View to makai.

Dining room, accessed from living room, sitting room, arcade, and service corridor on the right.

18. First Floor. View to south.

Sitting room adjacent to dining room, with views toward rear yard.

19. First Floor. View to south.

Service passage showing pantry; kitchen to right, sitting room to left.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

20. First Floor. View to north.

Laundry room – former breakfast lanai enclosed in a later non-historic alteration.

21. First Floor. View to south.

Kitchen.

22. First Floor. View to makai.

Hallway from entrance hall toward service wing and kitchen.

Second Floor. Photographs 23 – 30.

23. Second Floor. View to makai.

Stairs up to south end of second-floor hallway and door to bedroom.

24. Second Floor. View to south.

Second-floor hallway leading toward principal bedroom suite.

25. Second Floor. View to makai.

First secondary bedroom, served by shared Jack-and-Jill bathroom.

26. Second Floor. View to makai. Shared Jack-and-Jill bathroom between secondary bedrooms.

27. Second Floor. View to makai.

Second secondary bedroom, with access to shared Jack-and-Jill bathroom.

28. Second Floor. View to mauka.

Principal bathroom associated with principal bedroom suite.

29. Second Floor. View to mauka.

Principal bedroom, with views toward front garden.

30. Second Floor. View to makai.

Principal bedroom, showing arched opening to sewing alcove.

31. Photograph of the Reverend Dr. Horace H. Leavitt.

Pastor of Central Union Church (1931–1943) and occupant of the residence from 1939 to 1943. Photograph date unknown. Source: Central Union Church Archives.

Photographs in JPEG format are attached to electronic submission.

Reverend and Mrs. Horace H. Leavitt Residence.
Name of Property

Honolulu, Hawaii
County and State

Paperwork Reduction Act Statement: This information is being collected for nominations 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.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.

Estimated Burden Statement: Public reporting burden for each response using this form is estimated to be between the Tier 1 and Tier 4 levels with the estimate of the time for each tier as follows:

- Tier 1 – 60-100 hours
- Tier 2 – 120 hours
- Tier 3 – 230 hours
- Tier 4 – 280 hours

The above estimates include time for reviewing instructions, gathering and maintaining data, and preparing and transmitting nominations. Send comments regarding these estimates or any other aspect of the requirement(s) to the Service Information Collection Clearance Officer, National Park Service, 1201 Oakridge Drive Fort Collins, CO 80525.