

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 1

**DRAFT 9-17-18**

---

**Historical Statement of Significance:**

**Summary**

Warm Mineral Springs Park is historically significant to the social history of Florida because it served as a site for the second phase of Florida's Quadricentennial. For three months, beginning in December 1959, 400 years of Florida's history were celebrated.

The Warm Mineral Springs Motel, Spa and Cyclorama were all built to accommodate this statewide celebration. The opening ceremony for the Quadricentennial attracted 14,000 visitors to the springs. The ceremony began with a half-mile long procession from the Warm Mineral Springs Motel to the springs that included Seminole Indians, a Marine color guard, high school bands, and beauty queens.<sup>1</sup>

Additionally, Warm Mineral Springs Park Spa and Cyclorama are significant to the recreational history of Florida because it operated continuously from March 15, 1960 to July 1, 2013, when it was temporarily closed. The springs re-opened for swimming in April of 2014. Today visitors again come to Warm Mineral Springs Park from all over the world to swim in its mineral rich waters. The springs maintain a temperature of 85 degrees year-round and are the only warm springs in Florida.

**Warm Mineral Springs Development History 1955-1974**

Note: The following section is largely excerpted from a Technical Memorandum entitled "Historic Structure Survey Warm Mineral Springs at 12200 San Servando Avenue, North Port, Florida" prepared by Archaeological Consultants, Inc. for DMK Associates in May of 2016.

Warm Mineral Springs is a neighborhood located in the southern portion of Sarasota County, near the western city limits of North Port, Florida. Its centerpiece is natural springs after which the neighborhood was named. Today, the location of these springs is referred to as Warm Mineral Springs Park in promotional literature developed by the City of North Port, Florida.

---

<sup>1</sup> (Edelson 1959)

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 2

**DRAFT 9-17-18**

---

The natural springs have been in use by humans since prehistoric times. Historic evidence of its many years of popularity emerges from the numerous period articles extolling the health benefits of the springs.

Between 1940 and 1950, Sarasota County experienced a period of major growth, during which its population increased by 80% to 29,000, and more than 2.5 times in the following decade.<sup>2</sup> The vast majority of this population resided in the incorporated cities of Sarasota and Venice. More sparsely populated were the unincorporated communities of Englewood, and North Port Charlotte.

In 1945, today's Warm Mineral Springs Park was sold to Rochester, New York developers F.W. Wagner and Nick Corbisello for \$60,000. The developers intended to develop the property into a health resort.<sup>3</sup> Formal operation of the Springs, as a spa, began in 1946 attracting vacationers and health enthusiasts. The first permanent structure was a rectangular, concrete block bathhouse that was placed to the northwest of the springs that still exists on the property.<sup>4</sup>

“In 1955, former B.F. Goodrich executive Frederick M. Daley purchased the 1,040-acre Warm Mineral Springs tract with the intention of completing the health resort and neighborhood envisioned by the previous owners.<sup>5</sup> Sam Herron, Jr., Daley's son-in-law, managed the Warm Mineral Springs company's development efforts along with wife Doris Daley Herron.<sup>6</sup> Miami-based promotor Thomas H. Ennis oversaw sales and advertising.<sup>7</sup> They predicted a community of up to 40,000 people when built out.<sup>8</sup> Al McFayden, formerly director of public relations for Cypress Gardens in Winter Haven, sensationalized the springs' healthy qualities and hyped its reported Ponce de Leon link

---

<sup>2</sup> (Morris 1960)

<sup>3</sup> (Unknown 1945)

<sup>4</sup> (Miller 1955)

<sup>5</sup> (Stockbridge 1982)

<sup>6</sup> (Ocala Star Banner 1958)

<sup>7</sup> (The Venice Gondolier 1955)

<sup>8</sup> (St. Petersburg Florida Independent 1958)

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 3

**DRAFT 9-17-18**

to attract residents.<sup>9</sup> A 1958 travel article refers to the springs as ‘bottomless’ before estimating the depth at 18,000 feet. Its healthful properties exceed the most renowned spas in America and Germany, the unnamed writer said. “

“By 1958 the development was well under way. The company paid \$20,589 to bring telephone service to the desolate location.<sup>10</sup> The Wynn-Warren Company, led by future baseball Hall of Fame pitcher Early Wynn, had paved 18 miles of the planned 32-mile road network. Ten-thousand feet of canals had been dug, and lakes were expected to be completed next.<sup>11</sup> Three thousand lots were platted over 820 acres, and Herron’s company had completed 25 homes.<sup>12</sup> The cheapest model cost \$9,950, and 100-by-600 foot lots could be purchased for as little as \$890.00.<sup>13</sup> Spear, Inc., a subsidiary of the Wynn-Warren company, was the official builder. Sam Herron was on Spear’s Board.<sup>14</sup>

Meanwhile, Daley’s daughter Alice Wheeler and her husband George Wheeler, oversaw the construction of the Warm Mineral Springs Motel. They sought a design that would grab motorist’s attention, and hired architect Victor Lundy, a member of the Sarasota School of Architecture and a classmate of Paul Rudolph’s at Harvard. The building’s one of a kind stepped roof featured concrete columns said to resemble umbrellas or giant cocktail glasses. Lundy’s design received many accolades, and the motel was widely published in architectural journals. The Warm Mineral Springs Motel, located at the entrance to the springs along U.S. 41, held an open house on Sunday, March 16, 1958.<sup>15</sup> An estimated 10,000 people toured the motel that day, and traffic reached a standstill on U.S. 41.<sup>16</sup>

<sup>9</sup> (New Port Richey Press 1960)

<sup>10</sup> (Sarasota Herald Tribune 1958)

<sup>11</sup> (ibid)

<sup>12</sup> (ibid)

<sup>13</sup> (ibid)

<sup>14</sup> (Goetz 2016)

<sup>15</sup> (Rive and Shiver 2012)

<sup>16</sup> (Sarasota Herald Tribune 1958)

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 4

**DRAFT 9-17-18**

---

The Motel was listed in the National Register of Historic Places in 2012 as part of a Multiple Resources Nomination to the Sarasota School of Architecture. A lightweight aluminum sculpture called The Three Graces is located to the east of the Warm Mineral Springs Motel. It was completed at the same time as the completion of the Motel and designed by local artist Sophie Johnstone.<sup>17</sup>

“As the Quadricentennial opened in Pensacola in May 1959, Warm Mineral Springs’ development team sought to lure the event in an effort to bring attention to the fledgling development. McFayden, the springs’ publicity director, emphasized the Fountain of Youth fable. The lobbying was successful, and Florida Quadricentennial Commission Chairman J. McHenry Jones announced that Warm Mineral Springs would be the next host should it demonstrate it had the money.<sup>18</sup> If funds could not be procured, the event would instead travel to Orlando.<sup>19</sup>

The City of North Port was incorporated in June of 1959 as North Port Charlotte. The original town was five and one-half square miles in size and was incorporated by General Development Corporation employees who had hastily established residency there. Through annexation of company owned land, the new city’s boundaries would rapidly increase to more than 100 square miles.

“In July 1959, Herron announced that the Quadricentennial’ s second phase would open at Warm Mineral Springs in December of 1959. It was to run at least four months. (Sarasota Journal 1959). The ‘little world’s fair’ was predicted to attract as many as 300,000 additional visitors and cost \$500,000.<sup>20</sup>

The Warm Mineral Springs Park Spa Building and Cyclorama were built to house activities and exhibits associated with this phase of the Florida Quadricentennial.

---

<sup>17</sup> (Goetz 2016)

<sup>18</sup> (Sarasota Herald Tribune 1959)

<sup>19</sup> (Venice Area Chamber of Commerce 1959)

<sup>20</sup> (Sarasota Herald Tribune 1959)

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 5

**DRAFT 9-17-18**

---

“Warm Mineral Springs’ Quadricentennial celebration opened at 2 p.m. on Sunday December 14, 1959, with as many as 14,000 people in attendance. The ceremony began with a half-mile long procession from the Warm Minerals Springs Inn to the springs that included Seminole Indians, a Marine color guard, high school bands, and beauty queens.<sup>21</sup>

Flags representing Spain, France, England, the Confederacy, and the United States were raised one at a time by the Marines color guard with assistance from Navy and Air Force color guards. The anthem of each was played as its respective flag was unfurled.<sup>22</sup> Then Merle Evans, the Ringling Brother Barnum and Bailey Circus bandleader led the playing of the Star-Spangled Banner. Hernando de Soto impersonator Walter R. Tally cut a ribbon with his sword to officially open exhibits as Miss Florida 1959, Nancy Purvis of Bradenton, and Billy Osceola, chairman of the Seminole Tribe of Florida, stood by his side.<sup>23</sup>

Despite a strong opening, by late February the Quadricentennial attendance had not met the lofty expectations. The adult admission fee was dropped \$1 and was only charged to see the Water Ballet Show and Cyclorama. All the other exhibits were free. Synchronized lights were added to the historical buildings and fifteen more sculptures were added to the Cyclorama. More historic artifacts also were put on display.<sup>24</sup>

“The changes were not enough to boost attendance. In March, Daley announced that the Quadricentennial would close on March 16. However, on March 15, Daley said that the celebration would end that day. Poor weather and road construction on U.S. 41 were cited as the main reasons why attendance failed to meet expectations.<sup>25</sup>

---

<sup>21</sup> (Edelson 1959)

<sup>22</sup> (Aumann 1959)

<sup>23</sup> (Edelson 1959)

<sup>24</sup> (Sarasota Herald Tribune 1960)

<sup>25</sup> (Sarasota Journal 1960)

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 6

**DRAFT 9-17-18**

---

When the Quadricentennial Celebration ended in the spring of 1960 the spa building began its current use, housing spa activities associated with the Springs, including rooms for treatments, showering and changing. The Cyclorama continued its recreational use, and displayed images and statuary depicting Ponce De Leon's discovery of the Fountain of Youth until its closure in 2000. In 1974, by referendum, North Port Charlotte was renamed North Port to create a separate identity from Port Charlotte.

**Architectural Significance:**

**Summary**

Warm Minerals Springs Park Spa and Cyclorama are eligible for listing in the National Register of Historic Places, at the local level, under criterion C in architecture. The buildings are significant as examples of the Sarasota School of Architecture as they were designed, in 1959, by architect Jack West, a leader of the movement.

The Spa Building and Cyclorama, also, embody many characteristics of the Sarasota School of Architecture, an architectural movement that adapted the International Style of architecture to the climate and geographical setting of south west Florida.

The Warm Mineral Springs Park Spa and Cyclorama contribute to the ARCHITECTURAL RESOURCES OF THE SARASOTA SCHOOL OF ARCHITECTURE National Register of Historic Places Multiple Property submission under: *The Influence of New Architects, 1953-1959* Historic Context and the F.5 Property Type: *Miscellaneous Buildings*.

**Statement of Significance**

The earliest designs of the Sarasota School of Architecture were based upon a conscious design philosophy developed by Paul Rudolph in 1947 in association with Ralph Twitchell. This philosophy was built upon the tenants of clarity of design, maximum economy of means, simple overall volumes penetrating vertically and horizontally, cleans geometry floating above the

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 7

**DRAFT 9-17-18**

---

Florida landscape, and honesty in details and structural connections.

Ralph Twitchell, an early Sarasota architect, is credited by most people as being the grandfather of the Sarasota School of Architecture. Although his work in Sarasota dates from the 1920s, it wasn't until the late 1930s that his designs grew more modern with a notable emphasis on clean building lines and a lack of ornamentation. It was after World War II that some of the most interesting examples of the Sarasota School of Architecture were completed. Many of these structures took advantage of building technologies and materials that were developed as part of the war effort. The regional concentration of the resources distinguished the building of the Sarasota School of Architecture as Sarasota County's own unique architectural legacy.

Sarasota School of Architecture architects designed buildings that related to their environment. At Warm Mineral Springs Park, the Spa and Cyclorama both relate environmentally as evidenced by their designs and site orientation. The shape and size of the buildings, as well as the ornamental tile design, reference the hourglass shape of the springs in cross section. Additionally, the building is aligned to create a direct view of the springs from the point of entry and the extensive use of glass permits the linkage of exterior and interior spaces.

**Jack West**

West began his Sarasota career by working as a draftsman for Ralph Twitchell and Paul Rudolph, the team of architects whose association began the mid-century modern movement now known as the Sarasota School of Architecture. Born in Illinois in 1922, Jack West served in the Navy in the Pacific during World War II. Afterwards, he attended Yale University School of Architecture, where he was awarded a Bachelor of Architecture Degree in 1949. After graduation from Yale, Jack West traveled to Sarasota to meet with the Rudolph and Twitchell Architectural Firm to discuss the sleek, modern buildings they were designing. West worked periodically with Ralph Twitchell and Paul Rudolph, first as draftsman and later, after passing the Florida Architectural Board exam in 1950, as an architect. In 1951, West resigned from that firm, and briefly worked in southern California. He returned to Sarasota and opened his own practice. In 1953, he formed a partnership with Ralph Twitchell, which lasted to 1954. In 1956,

United States Department of the Interior  
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 8

**DRAFT 9-17-18**

---

he formed a partnership with architect Beth Waters; the firm of West and Waters lasted until 1960.

#### Miscellaneous Buildings

During his long career, Jack West designed buildings and structures of many types. They include: the Nokomis Beach Pavilion, the Activities Building at the Marie Selby Botanical Gardens, and the Lemon Avenue Mall in downtown Sarasota. He was also active in Sarasota County's post World War II school building program. Along with Ft. Myers architect Bolton McBride, he designed additions to Englewood and Fruitville Elementary Schools. Working with interior designer Terry Rowe, he designed the Courtyard House on Bird Key which won a Homes for Better Living Award. In 1965, he designed Sarasota City Hall and later, the City Hall Annex, both of which have been listed in the City of Sarasota's Local Register of Historic Places.

#### The Warm Mineral Springs Park Spa and Cyclorama

For many years the architect for the Warm Mineral Springs park Spa building and Cyclorama was unknown. The original design for the Warm Mineral Springs Park Spa was completed by Sarasota School of Architecture architect Victor Lundy. Published in *Architectural Record* in January of 1958, the period article describes a rectangular building in a pavilion design with an inner courtyard area.<sup>26</sup> Exterior glass walls were etched in an arched shaped pattern allowing diffused light in while allowing those in offices to see out. Lundy described the building, "the outer and inner arcades are defined by the supporting lacework of light, curved laminated wood arches arranged in scissor like fashion. They echo the organic growing shapes of the surrounding trees. Although never constructed, the proposal exerted an influence on Lundy's later work including the nearby Warm Mineral Springs motel which was published in *Architectural Forum* in May of the same year."<sup>27</sup>

In 2010, Sarasota School of Architecture architect Jack West donated his extensive collection of

---

<sup>26</sup> (Architectural Record 1958)

<sup>27</sup> (Architectural Forum 1958)



**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 8 Page 9

**DRAFT 9-17-18**

---

architectural drawings, photographs and correspondence to the Sarasota County History Center to make these resources available to the public. Within this collection of materials, there was a comprehensive project list that provided evidence that West had designed the Warm Mineral Springs Park Spa and Cyclorama. Warm Mineral Springs Park Spa and Cyclorama were done at a time when Jack West was expressing increased interest in designing and constructing circular buildings. A noteworthy example, in the Sarasota area, is the Hilton Leech Studio located on Riverwood Drive. Information gathered while curating the collection for a public exhibit entitled “J. West Architect 60 Years of Sarasota Design” by architect Joseph King, the co-author of Paul Rudolph: the Florida Houses served to further solidify West’s involvement with the design.

Florida Department of State  
Division of Historical Resources  
Bureau of Historic Preservation

Adapted from NPS 10-900  
to propose the nomination of  
Properties in Florida for listing in  
the National Register of Historic  
Places

FLORIDA NOMINATION PROPOSAL

Grayed Areas for Use by Staff

1. Name of Property

historic name Warm Mineral Springs

other names Warm Mineral Springs Park FMSF Number 8SO7026

2. Location

street & number 12220 San Servando Avenue  not for publication

city or town North Port  vicinity

state FLORIDA code FL county Sarasota code    zip code 34287

3. Owner Awareness Statement

As the owner, or official representative of the owner, of the property identified above, I am aware of this proposal for its nomination for listing in the National Register of Historic Places. I have been advised of the procedures for review of the proposal by the State Historic Preservation Office and the Florida National Register Review Board, and for the formal nomination of the property at the discretion of the State Historic Preservation Officer. I understand that I will be notified of the date and place of the public meeting at which the proposal will be considered by the Florida National Register Review Board, and that I will be given an opportunity to submit written comments and to appear in person in support of or opposition to the nomination of the property.

At this time I  support  oppose  reserve opinion on this proposal.

  
Signature of property owner or representative

11/19/18  
Date

4. Legal Description of Property (according to county property appraiser's office)

Please also provide:

Name of USGS Quadrangle: Myakka River

Township, Section and Range: T 39S S 25 R 20E

Tax Parcel #: 0769070014

see attached:

Attach continuation sheet if necessary

Warm Mineral Springs  
Name of Property

Sarasota, Florida  
County and State

**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)

- buildings
- district
- site
- structure
- object

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

Contributing	Noncontributing	
2		buildings
		sites
		structures
		objects
2		total

**Name of related multiple property listings**  
(Enter "N/A" if property is not part of a multiple property listing.)

**Number of contributing resources previously listed in the National Register**

Architectural Resources of the Sarasota School of Architecture

none

**6. Function or Use**

**Historic Functions**  
(Enter categories from instructions)

recreation and culture  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Current Functions**  
(Enter categories from instructions)

recreation and culture  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**7. Description**

**Architectural Classification**  
(Enter categories from instructions)

Modern Movement Other Mid-Century Modern  
\_\_\_\_\_  
\_\_\_\_\_

**Materials**  
(Enter categories from instructions)

foundation Concrete  
walls Tile  
Stucco  
roof Cross-Gabled, Other  
other \_\_\_\_\_  
\_\_\_\_\_

**Narrative Description**

(Describe the historic and current condition of the property on one or more continuations sheets.)

Warm Mineral Springs  
Name of Property

Sarasota, Florida War  
County and State

**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 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 of 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.)

Property is:

- 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 of age or achieved significance within the past 50 years

**Areas of Significance**

**Narrative Statement of Significance**

(Explain the significance of the property on one or more continuation sheets.)

**9. Major Bibliographical References**

**Bibliography**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

(Enter categories from instructions)

- |  |  |
|--|--|
| <input type="checkbox"/> Agriculture             | <input type="checkbox"/> Industry                  |
| <input checked="" type="checkbox"/> Architecture | <input type="checkbox"/> Maritime History          |
| <input type="checkbox"/> Archaeology             | <input type="checkbox"/> Military                  |
| <input type="checkbox"/> Community Planning      | <input type="checkbox"/> Politics/Government       |
| <input type="checkbox"/> Commerce                | <input checked="" type="checkbox"/> Recreation     |
| <input type="checkbox"/> Education               | <input checked="" type="checkbox"/> Social History |
| <input type="checkbox"/> Early Settlement        | <input type="checkbox"/> Transportation            |
| <input type="checkbox"/> Health/Medicine         | Other: _____                                       |

**Period of Significance**

1959 - 1968  
\_\_\_\_\_  
\_\_\_\_\_

**Significant Dates**

1959 Completion of Construction  
1960 Placed into use as a Recreational Facility  
\_\_\_\_\_  
\_\_\_\_\_

**Significant Person**

**Cultural Affiliation**

**Architect/Builder**

Jack West and Beth Waters/Smally Wellford and Nalven/  
builder unknown  
\_\_\_\_\_

Warm Mineral Springs  
Name of Property

Sarasota, Florida  
County and State

**10. Geographical Data**

Acreage of Property 21.6

**UTM References**

(Place additional references on a continuation sheet.)

1	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	3	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	
	Zone	Easting			Northing								Zone	Easting			Northing						
2	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	4	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	
	Zone	Easting			Northing								Zone	Easting			Northing						

See continuation sheet

**Verbal Boundary Description**

(Describe the boundaries of the property on a continuation sheet.)

**Boundary Justification**

(Explain why the boundaries were selected on a continuation sheet.)

**11. Form Prepared By**

name/title Loretta Muldowney

organization Creative Preservation LLC date August 17, 2018

street & number 2709 Temple Street telephone 9415395150

city or town Sarasota state Fl zip code 34239

**Additional Documentation**

Submit the following items with the completed form:

**Continuation Sheets** (All information on continuation sheets must be typed.)

**Maps**

A **USGS map** (7.5 or 15 minute series) Do not write upon or attach labels to this map.

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

**Photographs**

Representative **black and white photographs** of the property.  
(Do not write upon or attach permanent labels to the photographs.)

**Additional items**

(check with the area Historic Sites Specialist at [850] 487-2333 for any additional items)

**Property Owner**

name City of North Port

street & number 4970 City Hall Blvd telephone \_\_\_\_\_

city or town North Port state Fl zip code 34286

## **Warm Mineral Springs Building Complex Resource Group Legal Description**

**Parcels A & B as described in UN 20110001, being same lands as defined as the “Premises” in the City of North Port Warm Mineral Springs Site Management Agreement with National and State Park Concessions Warm Mineral Springs, Inc, a document on file with the City of North Port Clerk’s Office, also being part of vacated plats of Warm Mineral Springs Units 83, thru 88, Units 83 thru 87 and Unit 89 in Ords. 2011 R-16, 2011 R-17 & 2011 R-18, containing 21.6 C-Ac M/L**

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 7 Page 1

DRAFT

---

**Summary:**

The Spa Building and Cyclorama at Warm Mineral Springs Park were designed in the style of the Sarasota School of Architecture and constructed for the Florida Quadricentennial in 1959. They were designed to accommodate daily visitors to the site and house exhibits, which describe Florida tourism, agriculture, and industry. When the celebration of the Quadricentennial concluded in March of 1960, the building was converted into a bathhouse, restaurant, real estate office, and gift shop.

The shapes and sizes of the buildings reference the adjoining Warm Mineral Springs and were designed by Jack West, a leader of the Sarasota School of Architecture. The Sarasota engineering firm of Smally, Wellford and Nalvin were the site engineers.

The Spa Building and Cyclorama comprise the Warm Mineral Springs Park Building Complex Resource Group (8SO07026). The one-story, Spa Building is irregular in shape. A comparison of it to a cross section of Warm Mineral Springs shows similarities in their shapes. The round shape of the Cyclorama references the spring at Warm Mineral Springs Park.

The one-story Spa Building consists of three sections: the south building, the north building, and a formerly covered walkway with steel beams and columns that connects the two. The Spa Building was designed to house informational exhibits for the Florida Quadricentennial. Exhibits on tourism were placed in the southern portion of the building and exhibits on industry in the northern portion. Agricultural exhibits were displayed in the covered walkway that connected the two.

The one-story Cyclorama is a round gallery building that contains paintings depicting Ponce De Leon's quest for the Fountain of Youth. At the time of the Quadricentennial, sculptures were placed in front of the paintings to enhance the visitor experience. Viewers entered the building from the west, walked through two scenes, and continued onto a network of tiered, circular ramps.

**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 7 Page 2

DRAFT

---

The Spa Building and Cyclorama are located in close proximity to one another on the south side of Warm Mineral Springs Park. They were designed to reference the Springs and allow for convenient pedestrian flow between all three locations.

**Warm Mineral Springs Park Spa Building**

The Spa Building at Warm Mineral Springs Park consists of two separate buildings connected by a walkway. It is 10,345 square feet in size and its 225-foot length approximates the depth of the adjoining Warm Mineral Springs. In addition to referencing the depth of the Springs, architect Jack West referenced the Springs hourglass shape in the building plan. An additional hourglass reference to the Springs can be found in the decorative tiles present in several highly visible locations on the exterior walls of the building.

The one-story Spa Building has non-load bearing tile and masonry walls and storefront glass. The vertical loads are carried by steel beams supported on steel columns allowing the walls to remain free of the structural system and operate independently. The 60-foot walkway that connects the two buildings is constructed of steel beams and steel columns.

Both buildings have cross gabled roofs with a single gable at each end. The southern building has three gable-ended bays facing east and west and the northern building has five for a total of eight bays.

Operable clerestory windows were installed through-out the interior and exterior portions of the Warm Mineral Springs Park Spa Building. On the exterior, clerestory windows appear in the gable ends below divided fixed panes that follow the form of the gable end. In the interior, clerestory windows appear above the walls of the central walkway. Entry doors shaded by the cross gabled roof are present at each end of the two enclosed buildings.

**Warm Mineral Springs Park Cyclorama Building**

Cycloramas, also referred to as panoramas, were developed in Europe in the late 18<sup>th</sup> century as a form of entertainment that presented historical events and scenes to mass audiences. Very few cycloramas remain in this country today. At Warm Mineral Springs Park, an audio



**United States Department of the Interior  
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET**

Section number 7 Page 3

DRAFT

---

component was developed to compliment the painting and statuary and enhance the story of the Fountain of Youth.

The Cyclorama building is circular with a single open interior space. The building is one story tall and its area is 4,750 square feet. A vestibule is located on the western side of the Cyclorama. The vestibule is simple in design with stacked concrete block walls, clerestory windows, paired glass doors, and a flat roof.

The Cyclorama has a zigzag roof that consists of 14 gable ends. Its exterior is stucco that has been painted. The Cyclorama was originally painted white; now each bay has a painted landscape framed on both sides and the top by a border depicting large boulders. Three relief sculptures moved from another area of the site have been attached to the exterior walls. A concrete slab foundation supports concrete block walls. The Cyclorama has no windows.

The Warm Mineral Springs Park Spa building and the Cyclorama contain numerous decorative elements. They include decorative tile on the exterior of the Spa Building that reference the cross section of Warm Mineral Springs and a previously-mentioned original interior mural in the Cyclorama that depicts Juan Ponce de Leon's discovery of the Fountain of Youth. The Spa Building at Warm Mineral Springs Park is approached by a circular drive. In the center of the drive is a concrete pad covered in tile that depicts the State of Florida and commemorates the Florida Quadricentennial. To the south of the drive is a large surface parking lot for visitor parking.

Uses for the Warm Mineral Springs Park Spa Building and Cyclorama have changed very little during their years of service. The principal change occurred shortly after construction when the Florida Quadricentennial exhibits were closed, and the Spa building was converted to its present use. The Cyclorama continued to operate as a tourist attraction until 2000. The most notable changes in the buildings themselves are the result of deferred maintenance and the introduction of air conditioning. The buildings have retained their architectural significance.