

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: Chuck and Karen Mau Residence
Other names/site number: La Pietra Condominium Unit 26
Name of related multiple property listing:
La Pietra Townhouse
(Enter "N/A" if property is not part of a multiple property listing)

2. Location

Street & number: 3077 La Pietra Circle
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Not For Publication: Vicinity: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 X local
Applicable National Register Criteria:
 X A B X C D

<p>_____ Signature of certifying official/Title: Date</p> <p>_____ State or Federal agency/bureau or Tribal Government</p>
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<p>In my opinion, the property <u> </u> meets <u> </u> does not meet the National Register criteria.</p> <p>_____ Signature of commenting official: Date</p> <p>_____ Title : State or Federal agency/bureau or Tribal Government</p>

Chuck and Karen Mau Residence
Name of Property

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County and State

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)
- District
- Site
- Structure
- Object

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Number of Resources within Property

(Do not include previously listed resources in the count)

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

Number of contributing resources previously listed in the National Register None

6. Function or Use

Historic Functions

(Enter categories from instructions.)

Domestic/Multiple Dwelling

Current Functions

(Enter categories from instructions.)

Domestic/Multiple Dwelling

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7. Description

Architectural Classification

(Enter categories from instructions.)

Modern
Regional Hawaii

Materials: (enter categories from instructions.)

Principal exterior materials of the property: lava rock walls, horizontal lap wood walls, poured concrete foundation.

Narrative Description

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

Summary Paragraph

The Chuck and Karen Mau residence is situated in the La Pietra Townhouse complex, a quiet residential neighborhood on the western base of Diamond Head, between La Pietra School for Girls and Kapiolani Park. It faces east and sits just beyond the third curve of La Pietra Circle on a flat parcel with its front yard flowing out to the street. It is the right half of a two-story, modern Hawaii style duplex which has lava rock walls on the first story and horizontal lap siding on the second. The unit is recessed slightly from its neighboring unit. It has a low pitched, Euroshield shingled, hip on hip roof with overhanging eaves and exposed rafter tails. The building sits on a poured in place reinforced concrete foundation and a single car carport adjoins the unit on its right (north) side. The three bedroom, three and a half bath townhouse has 2,228 square feet under roof, and is in excellent condition. It retains its historic integrity of location, setting, design, materials, craftsmanship, feelings and associations.

Chuck and Karen Mau Residence
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Narrative Description

The Mau residence is located just beyond the third curve on La Pietra Circle with a rolled asphalt curb between the street and the property's front lawn. A curving sidewalk with small clay tiles runs from the street to the front entry. Three guava trees (*Psidium guajava*) are on the right (north) side of the sidewalk and one guava on the left (south) side. Yedo hawthorn (*Rhaphiolepis umbellate*) surrounds the guava trees and asparagus fern (*Asparagus sprengeri*) forms an understory.

The balanced, asymmetric façade of the unit is two bays wide with three projecting, 8' high lava rock walls demarcating the bays, with a wall extending out from each corner of the unit and another from the middle. The right bay has at the ground level a pair of sliding doors flanked by single pane fixed windows. A rectangular, sun screen runs above the windows and doors of the right bay.

The left bay contains the left-of-center entry as well as a pair of single pane sliding windows. The entry is framed by the center projecting wall on its right side and a lava rock pilaster on the left. The entry is framed by the projecting wall on its right side and a lava rock pilaster on the left. The windows, like all windows and exterior sliding doors in the townhouse complex, are bronze anodized aluminum, and if not original, replaced the originals in-kind. The entry lanai's floor retains its original small, square tile pavers, which the sidewalk's pavers strives to emulate.

A set of historic wood double doors with recessed panels provides entry to the unit. The door opens on a foyer with a white tile floor, which extends to the left (south) of the foyer and is used in a front to rear running hall with a downstairs bedroom and a half bath to either side. The doors to both of the rooms are original and the handles, which date from the 1970s, differ from original handles seen in other units. The handles are found consistently on all interior doors throughout the unit, unless otherwise noted.

The door in the hall's south wall opens on a half bath, which retains its original sink and cabinet, as well as the light above the sink with its plastic grille. The half bath is an "island" around which flow the hallway, living room and dining area. It has plaster walls, which may be original. In the island's west wall the original wet bar is concealed behind a pair of double doors. The wet bar's original cabinet, sink and counter remain intact.

The downstairs bedroom's closet is behind a pair of wood, louvered, bi-fold doors immediately opposite the bedroom's entry door. These doors retain their original handles, as do all the original bi-fold doors in the unit. The bedroom's ceiling features three exposed, lateral running beams, and its north wall holds built-in book shelves and a built-in desk. In the east wall a pair of single pane sliding windows provides light and ventilation. In the room's west wall an original door, opens on the bathroom. The bathroom retains its original sink with cabinet below its counter, all of which are also original. The fluorescent light over the sink with its plastic grille is also original, as is the tub/shower. The towel racks are not consistent with those in other units, but date from the 1970s.

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The 8' high opening on the foyer's north side flows into the living room. The living room has a two story, 17' 2" high open beam ceiling with three beams. In the front wall, a pair of 8' high, single pane sliding doors, which are flanked on either side by a fixed single pane window, open on the front yard. The rear, west, wall of the living room also features a pair of 8' high, single pane, sliding doors flanked by single pane fixed windows on either side. These doors and windows at both ends of the living room are surmounted by four, single pane fixed windows. The west end doors lead out to a rear patio.

A 16" x 19" lava rock column, which has been encased in dry wall marks the south terminus of the living room's rear wall, and to its northwest is the dining area and kitchen. The dining area has an 8' high ceiling and retains its three exposed beams in its ceiling. The kitchen runs along the south wall and retains its original cabinets. An original, two panel, louvered door in the kitchen/dining area's east wall opens on the laundry room. The original wall separating the kitchen and dining area remains intact and has a mirror face on its north side. A modern style, Murano glass, teardrop chandelier hangs from the middle beam in the dining area. The original lava rock north wall of the dining area has been enclosed with dry wall and has a pair of 8' high single pane sliding doors, and the west wall has a similar pair of sliding doors flanked by single pane fixed windows. Both of these sets of sliding doors open on the patio.

The patio is of rough, scored concrete and flows out into the yard to form a deck for a swimming pool. The L-shaped swimming pool is lined with blue tiles and a set of four steps situated in a projection on the pool's east side, descend into the pool. An elevated Jacuzzi with built-in tile benches occupies the short leg of the pool. A masonry wall featuring two lion head fountains serves as the back wall of the pool and yard. Beyond the wall are bougainvillea (*Bougainvillea sp*). A balcony projects from the dining-kitchen area's rear wall, and a wood slat sunscreen runs around the living room's rear wall and dining-kitchen's side wall. Both the balcony and sun screen are supported by lava rock walls at their termini, with their supporting beams extending beyond the ends of the walls. A fence made of horizontal lap siding and with a similar gate is on the south side and conceals the pool equipment. On the back yard's north side a 6' high masonry fence demarcates the boundary between the back yard and the neighboring unit's yard. Adjoining the wall, on the east side, a horizontal lap gate opens on the garage which runs between unit 26 and shared with 3075 La Pietra Circle. The carport has a lava rock north and south wall and a flat roof.

On the interior, in front of the wet bar an original stair with 2" x 4" hand rails with a wood dowel balustrade, one dowel per step, accesses the second floor and its two bedrooms and two baths. The dogleg stair has twelve steps ascending to a landing from which three steps complete the journey to the second floor. The stair opens on a front-to-rear running hall which overlooks the living room on its south side. The hall's railing is the same as that of the stair.

An original door in the east terminus of the hall opens on the front bedroom. The bedroom has in its east wall a pair of 7' high, single pane sliding doors. The doors lead out to a 52" wide balcony which has a wood slat floor and a 44" high metal railing, and runs the length of the

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bedroom's façade. The front wall of the unit jogs out at the north end of the balcony to accommodate an interior closet.

In addition to the sliding doors, the bedroom features a closet in its west wall with a pair of original louvered bi-fold doors. An opening in the room's north wall leads into a bathroom. Two pairs of louvered bi-fold doors in the east wall open on the closet contained by the exterior wall's jog. The bathroom is divided into two areas by a wall with an original hinged door. Along the north wall of the outer area runs a vanity with an original sink and cabinet. The wall behind the counter is mirrored, and an original box fluorescent light with its plastic grille runs above the counter. The interior area retains its original tub/shower.

Two doors in the hall's south wall open on a closet and the rear bedroom. The bedroom has in its east wall a pair of 7' high sliding doors flanked by single pane fixed windows, which access a balcony, which is similar in design to the front balcony and runs the length of the bedroom. A closet, with two pairs of mirrored, double doors runs the length of the rear bedroom's north wall. A door in the room's east wall opens into the bathroom area, which is divided into two spaces via a wall with a hinged original door. The initial space has its original sinks, towel and cabinets to either side. The walls behind the two sinks are clad in mirror. Above the sinks are their original rectangular box fluorescent ceiling lights with plastic grilles. Beyond the hinged door is the original tub/shower.

The Chuck and Karen Mau residence retains a high degree of historic integrity, and remains in the hands of the owner's family. Much of its original materials including its interior doors, the partition wall between the kitchen and dining area, and original patio paving remain, and changes that have occurred have transpired primarily in such secondary spaces as the kitchen and bathrooms, although even here a fair amount of original cabinetry, and such items as the fluorescent lights with their plastic grilles over the bathroom sinks, remain intact. Such changes as the encasing of the dining area's lava rock column and wall, are miniscule compared to the overall historic character of the unit. The original spatial configuration and the indoor/outdoor relationships of the unit remain intact and readily recognizable as do the exterior massing, sliding doors, windows, and appearance.

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8. Statement of Significance

Applicable National Register Criteria

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

- A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B. Property is associated with the lives of persons significant in our past.
- 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.)

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

Areas of Significance

(Enter categories from instructions.)

Architecture
Community Planning and Development
Historic Preservation

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Period of Significance

1967-1971

Significant Dates

1971

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

Louis Pursel architect

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

The Chuck and Karen Mau residence is significant on the local level under criterion C, as a good example of a luxury townhouse unit built in Honolulu during the late 1960s in a modern Hawaii style. The unit includes a number of distinctive features and is typical of its period in its design, materials, workmanship and methods of construction. The townhouse is also significant at the local level under criterion A for its associations with the development of townhouse complexes in Hawaii and its associations with the historic preservation movement.

The 1967-1971 period of significance was chosen in accordance with the instructions on how to complete a national register nomination form provided in National Register Bulletin 16A: "For architecturally significant properties, the period of significance is the date of construction" As noted above, under significant dates, 1971 is the date of construction. The bulletin further states, "For properties associated with historic trends, such as commercial development, the period of significance is the span of time when the property actively contributed to the trend."

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As is noted above under, "significant dates", 1971 is the year of construction, and 1967-1970 are the years in which historic preservation concerns were raised and resolved.

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

The Mau residence's architectural significance, as well as its associations with townhouse development in Hawaii and historic preservation in Hawaii, are explained in the La Pietra Townhouse multiple property nomination.

Initially unit 18 was sold to John C. Hanrahan in April 1971. Two years later, in May 1973 he traded this unit to Chuck and Karen Mau for a unit in the Kahala Apartments, in which they lived. Chuck Mau was a prominent lawyer in Honolulu who operated his own office. The unit remains in the Mau family's possession, and their daughter, Susan Soong, and her husband John, purchased and lived in Unit 2 for many years.

9. Major Bibliographical References

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

City and County Tax Office records.

original plans for La Pietra townhouse

Hawaii State Bureau of Conveyances, book 7516, page 37 and book 9603, page 388

conversation with Gordon Mau

Building permits associated with TMK 3-1-029:0330026

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): _____

10. Geographical Data

Acreeage of Property less than one acre

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: BING [<https://www.bing.com/maps/trail/Oahu,-Hawaii-Hawaii?id=cae5608608c34251b8135d0ea66ea1ba>]

(enter coordinates to 6 decimal places)

Latitude: 21.262303

Longitude: 157.816856

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: |

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

The property being nominated includes all the property owned by the Gordon J. Mau Trust in 2023 as described by Tax Map Key: 3-1-029:0330026

Boundary Justification (Explain why the boundaries were selected.)

This is the parcel of land associated with this building since its construction.

11. Form Prepared By

name/title: Don Hibbard
organization: self
street & number: 45-287 Kokokahi Place
city or town: Kaneohe state: Hawaii zip code: 96744
e-mail _____
telephone: (808)-542-6230
date: April 9, 2023

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.

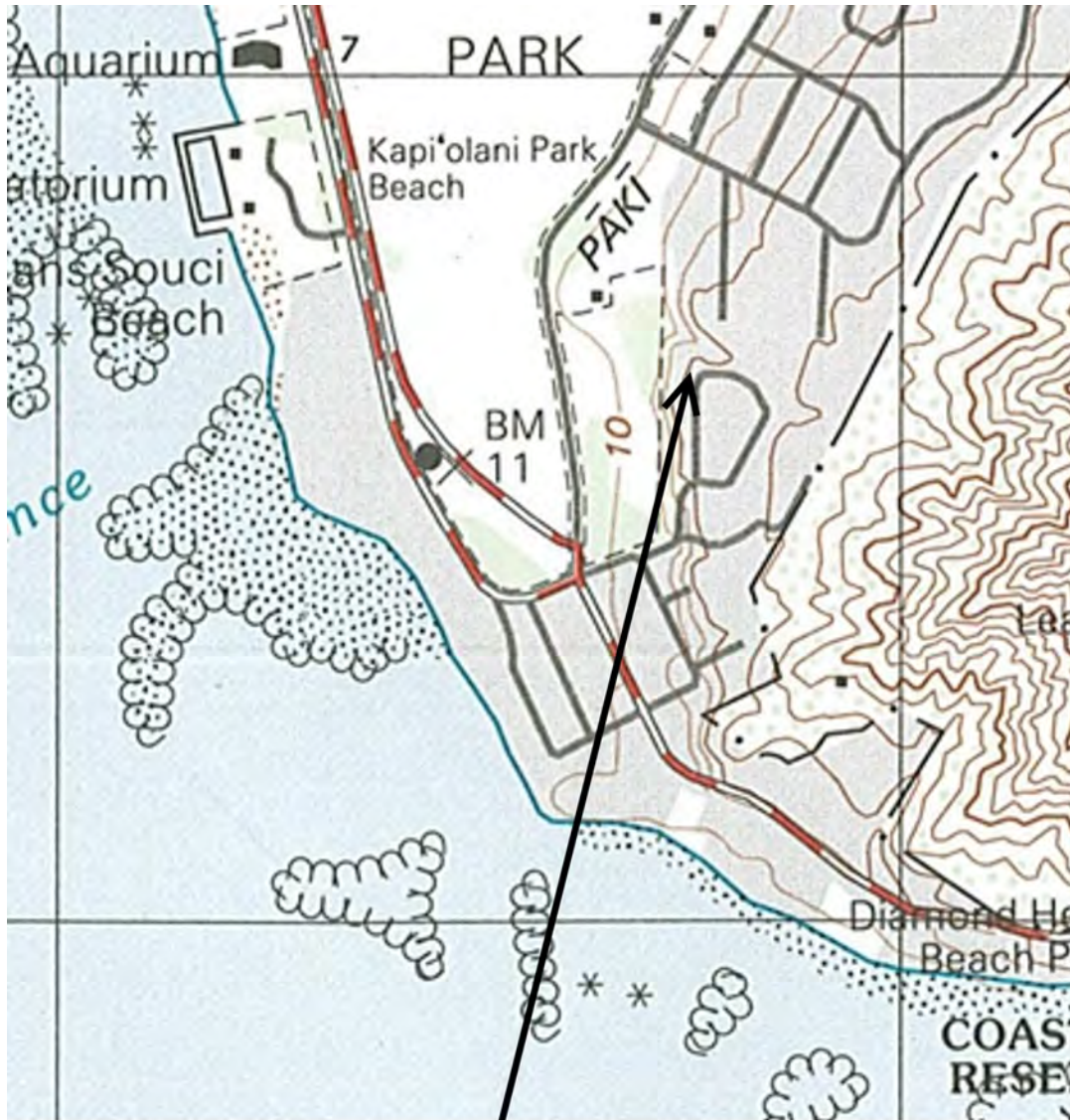
Owner:

Mr. Gordon Mau
3077 La Pietra Circle
Honolulu, Hawaii 96815

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

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

USGS Map



Mau Residence

Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the front of duplex with Unit 26 on the right from the northeast

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the front of unit 25, from the east

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the entry from the east

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the half bath with original cabinet and light from the south

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the living room front windows from the west

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the living room, looking from front to rear, from the east

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the living room from the northeast

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the dining area, with glass mirrored kitchen wall, from the northeast

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the dining area from the east

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the back patio and pool from the northeast

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the rear patio and pool from the south

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the rear patio and pool from the northwest

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View of the rear of the unit from the northwest

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Photo Log

Name of Property: Chuck and Karen Mau Residence

City or Vicinity: Honolulu

County: Honolulu State: Hawaii

Photographer: Kikuyo Akao

Date Photographed: April 6, 2023

View from the vanity in the front bedroom's bath from the south

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