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Historic Home



[By P.J. LASSEK World Staff Writer](#)
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Darrell Jefflo stands outside his newly constructed home at 1174 N. Denver Ave. The house - the first to be constructed in the Brady Heights neighborhood in 60 years - was built in an effort to redevelop the historic area.

JOE IVERSON / Tulsa World

Brady Heights builds new home to fit in historic district

When the Brady Heights Neighborhood Association wanted someone to build a new historically compatible home in its area to spur

redevelopment, it was told to "do it yourself."

So it did.

One year later, a new \$137,000, two-story home sits on what was a vacant lot at 1174 N. Denver Ave. The area features similar-style homes, some of which are in bad need of a face-lift or major rehabilitation

The new house is the first to be constructed in the Brady Heights historic district in 60 years. Officials hope it will set a trend for further residential redevelopment.

Brady Heights was the first Tulsa neighborhood to be listed on the National Register of Historic Places.

"We believe people will be interested in living in Brady Heights, where the homes reflect the historical flavor of the neighborhood," said Tim Lovell, president of the Brady Heights Neighborhood Association.

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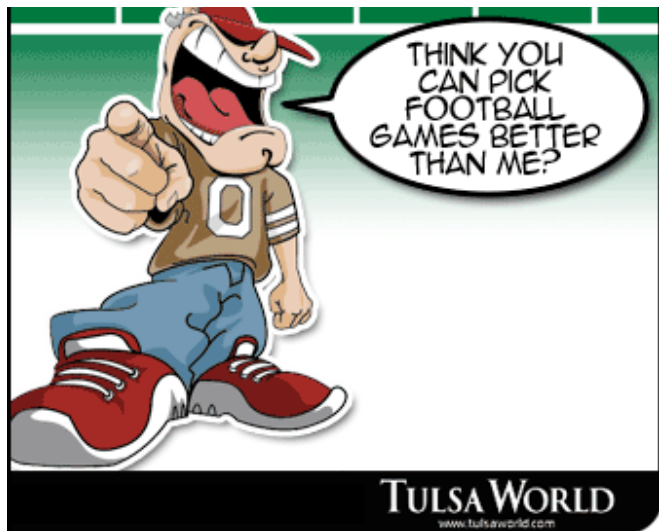
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Darrell Jefflo, who recently purchased the house, said it takes investment by people like himself to assist in the revitalization of a neighborhood.

"My wife and I have always been interested in historic areas. We also want to live in north Tulsa. We prayed about this and decided this was the right house for us," he said.

Earlier this week, Jefflo and the Brady Heights Neighborhood Association held an open house and ribbon-cutting ceremony to celebrate the

completion of the house.

"The people who live in the area love this neighborhood. They have worked hard to bring it back to life," Mayor Susan Savage said during the ceremony.

"With this house, the neighborhood celebrates its history; it celebrates new development; it celebrates your diversity, and we, the city of Tulsa, are really excited to be a part of this effort to help bring this neighborhood up to the standard that you, the neighbors, want," she said.

The house was built in a public-private partnership between the Brady Heights Neighborhood; the Tulsa Development Authority, which owned the vacant lot; Keller Williams Midtown; Thomas Construction; and a consortium of four banks led by Bank of Oklahoma.

This is the first time the Tulsa Development Authority has allowed a neighborhood to purchase a lot for development.

"This effort meets the criteria of 'smart growth' and 'infill development' as recently defined by the Mayor's Infill Development Task Force," Lovell said. "Some people thought we would buy the house and it would sit and we wouldn't find anyone to buy it. We've proven that isn't the case."

The price of the house covered its construction, and there was no profit for the neighborhood group, said Emily Warner, a neighborhood association member. Warner said the Brady Heights association has not ruled out efforts to build more houses in the area.

During the early 1900s, Brady Heights was the "Silk Stocking District" of Tulsa, filled with a variety of architectural style homes, mansions and bungalows.

Now, the architectural character of the historic north-side area is struggling to survive.

The new home is just one effort by the neighborhood to turn the area around, Lovell said. The group also is seeking a historic preservation zoning overlay, which would dictate the look of the facades on newly built and rehabilitated residences.

"This home is an example of how historic preservation and new construction can work together," Lovell said.

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By P.J. LASSEK World Staff Writer

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