



LANDMARK NAME: Myer-Jones House
OWNERS: Melissa and David Pierson
APPLICANTS: Melissa and David Pierson
LOCATION: 2232 Tangley Street, Houston, TX 77005

AGENDA ITEM: C
HPO FILE No.: HP2026_0151
DATE ACCEPTED: May 13, 2026
HAHC HEARING: July 16, 2026

SITE INFORMATION: Lot 2, Block 20, Southampton Place, City of Houston, Harris County, Texas. The site includes a two-story, 3,635 square foot brick single-family residence located on a 6,978 square foot lot a few blocks away from Rice University.

TYPE OF APPROVAL REQUESTED: Protected Landmark Designation

HISTORY AND SIGNIFICANCE SUMMARY

The Myer-Jones House at 2232 Tangley Street reached a significant milestone in November 2025, when its current owners marked the centennial of its construction. Over the past century, the property has been stewarded by several families, most notably Alice Bentley Myer and Sewall Sterling Myer, who owned the home from the mid-1930s through the mid-1940s. The longest period of continuous ownership belongs to the Jones family, who maintained the traditional brick residence from 1946 to 1973 — nearly three decades.

Alice and Sewall Sterling Myer were prominent figures in Houston society. In addition to their ownership of 2232 Tangley, the couple maintained a Tudor Revival residence at 4 Courtlandt Place, a distinguished private enclave, where they occupied a home built in 1910. Sterling Myer served as managing partner of the Courtlandt Improvement Company and as a partner in the law firm Campbell and Myer — reflecting the family's considerable professional and civic standing in early twentieth-century Houston.

Located just a few blocks from Rice University, the Myer-Jones House contributes to the historic character of Southampton Place. Developed beginning in 1923, after E.H. Fleming purchased the land in 1922, Southampton Place was shaped by deed restrictions requiring single-family residences and generous setbacks. These early planning measures helped establish the cohesive architectural character and enduring “1920s feel” that continue to define the neighborhood today. The home was built in 1925.

As historic houses in the area face increasing pressure from demolition and incompatible new construction, the Myer-Jones House remains an important and well-preserved example of the colonial style that reflects both the architectural heritage and layered social history of Southampton Place.

The Myer-Jones House at 2232 Tangley Street meets criteria 1, 4, and 5 of Landmark Designation and criteria 1 and 2 for Protected Landmark Designation.



HISTORY AND SIGNIFICANCE

Southampton Place

In 1922, developer E.H. Fleming purchased 160.75 acres from Mrs. Nellie B. League of Galveston for \$297,387.50, originally envisioning a mixed residential and business community. During this early period, deed restrictions were established that would ultimately be incorporated into every property sale in the neighborhood, helping to preserve the residential character that Southampton Place continues to enjoy today. These restrictions prohibited saloons and the sale of "spirituous liquors," as well as any "foundry, cemetery, reform school, asylum, slaughterhouse, or institutions for the treatment of tuberculosis or the mentally impaired." "Prospecting, mining or drilling" was likewise prohibited, as were apartment buildings and multi-family housing. Minimum construction costs were also established to ensure building quality: lots facing Rice Boulevard were set between \$12,000 and \$15,000, those facing Sunset Boulevard between \$8,000 and \$10,000, and all remaining lots between \$5,000 and \$7,000.

A 1922 sales prospectus advertised Southampton as "a place to love to live in," promising "a community of beautiful homes, harmonious in every detail" and a "desirable environment." The development was further bolstered by its proximity to the Rice Institute, then the largest privately endowed college in the nation. The prospectus outlined an array of planned amenities for residents, including a park and playground, a school site, a transportation fund, paved alleys and sidewalks, ornamental plantings, and utilities with adequate storm sewers. The concept of enforcing stringent deed restrictions to protect the character of a large single-family residential community is credited in part to E.C. Barkley, a colleague of E.H. Fleming and Vice President of the San Jacinto Trust Company, who became one of Southampton's earliest residents.

Early residents built their homes in an irregular pattern extending southward from Bissonnet, with construction on Rice Boulevard occurring last. By 1926, the city directory lists four homes on Bissonnet, six on Wroxton, nine on Albans, and seven on Sunset. By 1928, homes had been established on all of Southampton's east-west thoroughfares, with 144 residences combined across Bissonnet, Wroxton, Albans, Sunset, Quenby, Tangleby, Robinhood, Dunstan, Bolsover, and Rice Boulevard. A.E. Kerr, the first resident on Rice Boulevard, went on to serve as the first president of the Southampton Civic and Improvement Club.

The development of Southampton reflected a broader momentum in Houston during the late 1920s, when the city experienced the most significant building boom in its history — one that would not be duplicated for three decades. In keeping with the spirit of the era, E.H. Fleming constructed two sample homes on Sunset Boulevard to demonstrate the possibilities of modern design and technology. The homes were fully electrified, and a contemporary newspaper account noted that "everything...is electrical, bringing before the people of this city an opportunity to learn the many advantages this wonderful invention of science has brought to the present-day household." Architect William Ward Watkin captured the ambition of the moment in Houston magazine, writing that "the opportunity is here to make a city, growing as



recently and rapidly as Houston is growing, one of the most beautiful cities in the country." He added, "I wonder if we are not at the beginning of an epoch in the history of our country when we are about to experience a very positive migration from the northern and north-central states to the south and toward the southwest." By 2000, Southamptton grew to encompass 601 homes.

Myer – Jones House

Constructed circa 1925, the house is a longstanding contributor to the architectural fabric of Southamptton Place, through early documentation leaves some uncertainty regarding its initial occupancy.

While several records cite 1925 as the construction date, no deed or ownership documents confirming a resident at that time have been located, suggesting the house may have been built as a speculative property. The earliest known reference appears in a 1928 block book listing an M. E. Mansell, though no additional information about this individual has been found. In 1929, Mrs. G. R. Miller purchased the home from E. H. Fleming. A few years later, during the financial strain of the Great Depression, Mrs. Miller—by then married to Robert L. McLeroy—defaulted on her loan. The property was foreclosed upon by Alice Bentley Myer, wife of Sewall Sterling Myer, and sold at public auction in 1934, where it was repurchased by Alice Myer for \$1,000.

Alice and Sterling Myer were prominent Houstonians who also owned a distinguished residence at 4 Courtlandt Place. Sterling Myer was managing partner of the Courtlandt Improvement Company and a partner in the law firm of Campbell and Myer. He died in 1938, four years after Alice acquired the property on Tangley Street and both are interred at Glenwood Cemetery.

In 1946, Roy Mumford Jones and his wife, Marie LaRoe Jones, became owners of the home. They moved to Southamptton so their sons could attend Rice University. After Roy's death, Marie supported herself by making draperies in a second-floor room above the driveway and teaching piano lessons in the room below, now used as an office. In 1954, the property was conveyed to their son, William Ward Jones, a Rice graduate who earned a degree in electrical engineering in 1945 at the age of nineteen. After serving in World War II, Ward worked for Humble Oil Company before founding H&J Electric Co. During the Jones family's tenure, the garage was relocated to the rear of the lot and a driveway was installed to the street—an uncommon feature on the block at the time. The Jones family were the longest standing owners of 2232 Tangley Street—collectively owning the property for nearly thirty years.

Ownership and Renovation History, 1973 – Current

Mitja and Barbara Peterman purchased the home in 1973 and raised their four children there over the next twenty-one years. Their stewardship reflected both practicality and a love of family life. They cultivated a vegetable garden in the backyard and kept bees near the rear fence, and both commuted by bicycle to jobs downtown and in the Texas Medical Center. The



Petermans paved the original shell driveway, replaced the earlier garage with a carport, and later enclosed it to create a new garage with a second-story apartment to accommodate visits from Mitja's mother in Slovenia. They also expanded the home's footprint, adding a first-floor family room and enlarging the second floor to include a primary bedroom suite.

James and Clare Doyle acquired the property in 1994 and undertook renovations that included interior updates, while maintaining the original character of the exterior. In May 2017, David and Melissa Pierson purchased the residence and continue to call it home along with their family. In 2018, they completed renovations, including the addition of a porch, an expanded kitchen, reconfigured second-floor bedrooms, and a swimming pool. Today, the house remains an active and evolving family home, reflecting a century of adaptation while retaining its historic presence within the Southampton neighborhood.

ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY

Colonial Revival Style

In her book *Field Guide to American Houses*, architectural historian Virginia McAlester explains that the Colonial Revival style "was *the* dominant style for domestic building throughout the country during the first half of the twentieth century." Between 1880 and 1910, only a small number of houses were built in this style as the Queen Anne style remained paramount. By 1930, however, "about 40% of the houses built [in America] were in the Colonial Revival style." After World War II, new homes were still built in the Colonial Revival style, however in a "far less elaborate form... [by] the 1950s and early 1960s."

She explains that the term 'Colonial Revival' refers to "the entire rebirth of interest in the early English and Dutch houses of the Atlantic Seaboard." The backbone of the Colonial Revival style were the earlier Georgian and Federal styles, with the Postmedieval English and Dutch Colonial styles acting as secondary influences.

The Colonial Revival style is characterized by elaborate entrances, cornices, and windows. Vernacular examples of Colonial Revival were primarily wood, until the expansion of veneering techniques in the 1920s. There are nine principle subtypes of the Colonial Revival style, including the side-gabled roof subtype shown at 2232 Tanglely Street, a subtype that makes up only 30% of Colonial Revival houses.

Architectural Description

The Myer-Jones House is a two-story painted brick residence that reflects the Colonial Revival style through its symmetrical composition and classical detailing. A straight, paved walkway leads to stadium-style steps, both bordered in red brick, creating a formal and inviting approach to the main entrance.

The principal façade is organized around a central arched entry flanked by two pairs of windows on either side. The front entrance features an arched doorway with wood trim and two glass panels, accompanied by a pair of lanterns. A broad porch spans the full width of the first



floor, covered by a standing-seam metal roof. The second story continues the rhythm established below, with two sets of paired windows; however, the upper pairs are slightly offset from those beneath, introducing a subtle variation within the overall symmetry.

A recessed bay is positioned on the right side of the house. The porch continues across this section at the first-floor level, and both the first and second stories feature matching pairs of double hung, one-over-one windows, maintaining the overall cohesion of the façade.

The structure is capped by a low-pitched, side-gabled roof clad in brown shingles, completing the Colonial Revival composition.

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The information and sources provided by the applicant for this application have been reviewed, verified, edited and supplemented with additional research and sources by [Samantha de Leon](#), Planning and Development Department, City of Houston.

APPROVAL CRITERIA FOR LANDMARK DESIGNATION

Sec. 33-224. Criteria for Landmark Designation

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
☒	☐			(1) Whether the building, structure, object, site or area possesses character, interest or value as a visible reminder of the development, heritage, and cultural and ethnic diversity of the city, state, or nation;
☐	☒			(2) Whether the building, structure, object, site or area is the location of a significant local, state or national event;
☐	☒			(3) Whether the building, structure, object, site or area is identified with a person who, or group or event that, contributed significantly to the cultural or historical development of the city, state, or nation;
☒	☐			(4) Whether the building or structure or the buildings or structures within the area exemplify a particular architectural style or building type important to the city;
☒	☐			(5) Whether the building or structure or the buildings or structures within the area are the best remaining examples of an architectural style or building type in a neighborhood;
☐	☒			(6) Whether the building, structure, object or site or the buildings, structures, objects or sites within the area are identified as the work of a person or group whose work has influenced the heritage of the city, state, or nation;
☐	☒			(7) Whether specific evidence exists that unique archaeological resources are present;
☐	☒			(8) Whether the building, structure, object or site has value as a significant element of community sentiment or public pride.

AND

- ☐ ☒ (9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).



APPROVAL CRITERIA FOR PROTECTED LANDMARK DESIGNATION

Sec. 33-229, Criteria for Protected Landmark Designation

S **NA** **S - satisfies** **D - does not satisfy** **NA - not applicable**

- ☒ ☐ (1) Meets at least three of the criteria for designation in section 33-224 of this Code;
- ☒ ☐ (2) Was constructed more than 100 years before application for designation was received by the director;
- ☐ ☒ (3) Is listed individually or as a contributing structure in an historic district on the National Register of Historic Places; or
- ☐ ☒ (4) Is recognized by the State of Texas as a Recorded State Historical Landmark.

STAFF RECOMMENDATION

Staff recommends that the Houston Archaeological and Historical Commission recommend to City Council the Protected Landmark Designation of the Myer-Jones House at 2232 Tangle Street, Houston, TX 77005.



EXHIBIT A

CURRENT PHOTOS

MYER-JONES HOUSE

2232 TANGLEY STREET, HOUSTON, TX 77005





EXHIBIT B

SANBORN MAP

MYER-JONES HOUSE

2232 TANGLEY STREET, HOUSTON, TX 77005





EXHIBIT C

PHOTO OF STERLING MYER (UNDATED)

MYER-JONES HOUSE

2232 TANGLEY STREET, HOUSTON, TX 77005

