

Iowa Site Inventory Form

State Historic Preservation Office

(July 2014)

State Inventory Number: 38-00319 ☒ New ☐ Supplemental

9-Digit SHPO Review & Compliance (R&C) Number: _____

☐ Non-extant Year: _____

Read the Iowa Site Inventory Form Instructions carefully, to ensure accuracy and completeness before completing this form. The instructions are available on our website: <http://www.iowahistory.org/historic-preservation/statewide-inventory-and-collections/iowa-site-inventory-form.html>

• Property Name

A) Historic name: Carpenter Block

B) Other names: Carpenter-Graves Block; Graves Hardware; Dr. L.H. Carpenter Office; Gamble Store; I.G.A. Store

• Location

A) Street address: 617-619 G Avenue

B) City or town: Grundy Center (☐ Vicinity) County: Grundy

C) Legal description:

Rural: Township Name: _____ Township No.: _____ Range No.: _____ Section: _____ Qtr: _____ of Qtr: _____

Urban: Subdivision: Original Plat Block(s): 26 Lot(s): W 40' of Lot 8

• Classification

A) Property category: *Check only one*

- ☒ Building(s)
☐ District
☐ Site
☐ Structure
☐ Object

B) Number of resources (within property):

If eligible property, enter number of:

Contributing Noncontributing

<u>1</u>	Buildings	—
—	Sites	—
—	Structures	—
—	Objects	—
<u>1</u>	Total	—

If non-eligible property, enter number of:

—	Buildings
—	Sites
—	Structures
—	Objects
—	Total

C) For properties listed in the National Register:

National Register status: ☐ Listed ☐ De-listed ☐ NHL ☐ NPS DOE

D) For properties within a historic district:

- ☐ Property contributes to a National Register or local certified historic district.
☒ Property contributes to a potential historic district, based on professional historic/architectural survey and evaluation.
☐ Property *does not* contribute to the historic district in which it is located.

Historic district name: _____ Historic district site inventory number: _____

E) Name of related project report or multiple property study, if applicable:

MPD title

Historical Architectural Data Base #

• Function or Use *Enter categories (codes and terms) from the Iowa Site Inventory Form Instructions*

A) Historic functions

02E05 COMMERCE/specialty store/hardware store

02E06 COMMERCE/specialty store/jewelry store

11D03 HEALTH CARE/doctor's office

B) Current functions

02E COMMERCE/specialty store

08E RECREATION & CULTURE/sport facility

• Description *Enter categories (codes and terms) from the Iowa Site Inventory Form Instructions*

A) Architectural classification

09F05 Commercial/Brick Front

B) Materials

Foundation (visible exterior): 10A CONCRETE/Block

Walls (visible exterior): 03 BRICK

Roof: 15C01 SYNTHETICS/Rubber Membrane

Other: _____

C) Narrative description ☒ SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED

• **Statement of Significance**

A) Applicable National Register Criteria: *Mark your opinion of eligibility after applying relevant National Register criteria*

Criterion A: Property is associated with significant events.

☒ Yes ☐ No ☐ More research recommended

Criterion B: Property is associated with the lives of significant persons.

☐ Yes ☐ No ☐ More research recommended

Criterion C: Property has distinctive architectural characteristics.

☒ Yes ☐ No ☐ More research recommended

Criterion D: Property yields significant information in archaeology/history.

☐ Yes ☐ No ☐ More research recommended

B) Special criteria considerations: *Mark any special considerations; leave blank if none*

☐ A: Owned by a religious institution or used for religious purposes.

☐ E: A reconstructed building, object, or structure.

☐ B: Removed from its original location.

☐ F: A commemorative property.

☐ C: A birthplace or grave.

☐ G: Property less than 50 years of page or
achieved significance within the past 50 years.

☐ D: A cemetery

C) Areas of significance

Enter categories from instructions

02 ARCHITECTURE

D) Period(s) of significance

1913-1963

05 COMMERCE

E) Significant dates

Construction date

1913 ☐ *check if circa or estimated date*

Other dates, including renovations

1945; 1952

F) Significant person

Complete if Criterion B is marked above

G) Cultural affiliation

Complete if Criterion D is marked above

H) Architect/Builder

Architect

Builder/contractor

Black Hawk Construction Co, Waterloo

I) Narrative statement of significance ☒ *SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED*

• **Bibliography** ☒ *See continuation sheets for the list research sources used in preparing this form*

• **Geographic Data** *Optional UTM references* ☐ *See continuation sheet for additional UTM or comments*

Zone	Easting	Northing	NAD	Zone	Easting	Northing	NAD
1				2			
3				4			

• **Form Preparation**

Name and Title: Jennifer A. Price/Consultant Date: June 2018

Organization/firm: EarthView Environmental, Inc./Impact7G E-mail: jprice@impact7G

Street address: 310 2nd Street Telephone: 319.594.9513

City or Town: Coralville State: IA Zip code: 52241

• **ADDITIONAL DOCUMENTATION** *Submit the following items with the completed form*

A) For all properties, attach the following, as specified in the Iowa Site Inventory Form Instructions:

1. **Map** of property's location within the community.

2. **Glossy color 4x6 photos labeled** on back with property/building name, address, date taken, view shown, and unique photo number.

3. **Photo key showing each photo number on a map and/or floor plan, using arrows next to each photo number to indicate the location and directional view of each photograph.**

4. **Site plan** of buildings/structures on site, identifying boundaries, public roads, and building/structure footprints.

B) For State Historic Tax Credit Part 1 Applications, historic districts and farmsteads, and barns:

See lists of special requirements and attachments in the Iowa Site Inventory Form Instructions.

State Historic Preservation Office (SHPO) Use Only Below This Line

The SHPO has reviewed the Site Inventory and concurs with above survey opinion on National Register eligibility:

☐ Yes ☐ No ☐ More research recommended

☐ *This is a locally designated property or part of a locally designated district.*

Comments: _____

SHPO authorized signature: _____

Date: _____

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<u>Carpenter Block</u>	<u>Grundy</u>
Name of Property	County
617-619 G Avenue	Grundy Center
Address	City

This Iowa Site Inventory Form is being prepared for the City of Grundy Center as part of an Iowa Economic Development Authority (IEDA) Downtown Revitalization Grant. The building is located in the Area of Potential Effects (APE) for the grant project, and the owner of the building at 617-619 G Avenue is participating in the Downtown Revitalization Grant. The building is also located in a potential Grundy Center Commercial Historic District, and this site form provides an architectural/historical evaluation of the property as a contributing building in that potential historic district.

7. Narrative Description

NARRATIVE DESCRIPTION

This two-story, full basement, flat-roofed, brick building was originally constructed in 1877, but was razed and the current building was erected in 1913. The building is located within a commercial block which consists of similar buildings on both the north and south sides of the streets, adjacent to the "Central Block" and County Courthouse. The front doors open to the sidewalk on main street, and the back doors provide access to the alley. Rectangle in shape, this building features 10-12 ceilings on the main and upper levels. There are four windows on the upper level overlooking main street. Some of the windows are five feet tall double hung and some are single view. The windows have decorative limestone sills. These are not the original windows, as evidenced by the fill in brick that appears slightly different color. The top of the façade contains three, three-piece limestone decorative pieces and the roof line comes to a point in the middle.

The main level façade has been altered, most recently around 1970. The storefronts features metal-framed windows and recessed entrance doors.

On the interior, the property has been divided to accommodate two separate businesses (antique store and dance studio). The west side is mainly open retail space. The original pressed tin ceilings are mostly intact. Floors on the west side appear to be original fir or pine. Walls are a combination of plaster and drywall.

On the east side, the ceilings have been lowered with a grid and tile system. The floors are a combination of carpet, vinyl, and wood laminate. The ceiling lights are fluorescent incorporated into the grid and tile.

On the upper level, there are two apartments. They have drywall ceilings and walls. The floors are carpet and vinyl tile.

(Description taken from previous site form dated February 2018)

8. Statement of Significance

The Carpenter Block is locally significant and eligible for the National Register of Historic Places as a contributing building in a potential Grundy Center Commercial Historic District under Criteria A and C. The Carpenter Block, built in 1913, is associated with the first phase of development in the Grundy Center commercial district, during which a number of architecturally significant buildings replaced older buildings that were either torn down, or as in this case, were lost in fires. The Carpenter Block, itself, was built as a result of a 1911 fire, which destroyed wood false-front store buildings immediately east of the Hummel Block. The town's railroad connections via the Burlington, Cedar Rapids and Northern Railroad (later known as the Cedar Rapids & Sioux Falls Branch of the Chicago, Rock Island & Pacific Railroad) made building materials, such as pressed brick, cut stone, cast iron storefront elements, and other architectural elements easy to procure. The prosperity of the era also allowed many merchants and property owners to hire architects to draw plans for their store buildings. The Carpenter Block, with its Prairie style influenced brick and cut stone upper wall details and pedimented parapet, was very likely designed by an architect, whose name remains unknown at this time. The Carpenter Block also reflects the history of the Grundy Center business community as the location of several well-known retail businesses, including Fred F. Graves Hardware, C.A. Ivins Jeweler, I.G.A. Store, Gamble Store, and the Goodyear Store.

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The building is also a good example of a Property Type III Main Street Commercial Building, according to typologies set forth in the National Register Multiple Property Document, *Iowa's Main Street Commercial Architecture* (Nash 2002). These buildings date from the succeeding years of a town's commercial growth, with Iowa's commercial districts typically reaching a peak in the very late nineteenth to early twentieth centuries. The impact of the railroad was reflected in the continued building up of the platted commercial district. Type III buildings are typically multi-story in height and can contain anywhere from one to a number of actual store units. Large block buildings were constructed during this period, with store units often unified along the second floor by a shared façade, cornice, and other details. Type III buildings are most often of masonry construction, usually brick either locally manufactured or shipped in by rail. Many display stylish architectural features, like the Carpenter Block, which was among the first key buildings devoid of the elaborate cornices and other ornamental features of the late nineteenth-century. Instead, it features a simplified brick front with bracketed stone sills and Prairie Style stone capital-like motifs at the corners and center of a pedimented parapet.

9. Major Bibliographical References

Downtown Revitalization Survey/Iowa Site Inventory Form, February 2018.
"East Wall of Carpenter Building Being Veneered," *Grundy Register*, July 24, 1952.
"Goodyear Store in Grundy Center to Open Next Month," *Grundy Register*, April 19, 1945.
Grundy County Assessor Record online.
"Let Contract for a Brick Block," *Grundy Democrat*, August 28, 1913.
Nash, Jan Olive. *Iowa's Main Street Commercial Architecture*. Multiple Property Document, National Register of Historic Places, National Park Service, Department of the Interior, Washington, D.C., 2002.
New Carpenter-Graves Block [advertisement], *Grundy Republican*, February 26, 1914.
"Pettit Hardware Gamble Store Will Move," *Grundy Register*, June 3, 1943.
Sanborn Fire Insurance Map, Grundy Center, Grundy County, Iowa, 1894, 1902, 1911, 1916, 1928, and 1928, updated to 1939.
"Will Build a Double Brick Block," *Grundy Democrat*, July 3, 1913.
"Will Build Addition to Store Building," *Grundy Register*, May 17, 1945.

10. Additional Documentation

General Location Map

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Carpenter Block
Name of Property
617-619 G Avenue
Address

Grundy
County
Grundy Center
City



Latitude: 42.361759
Longitude: -92.771989

Location in Potential Grundy Center Commercial Historic District

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Address

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City



(dark boundary = preliminary boundary of potential historic district)

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Carpenter Block
Name of Property
617-619 G Avenue
Address

Grundy
County
Grundy Center
City

Current Photographs

(photos by Jennifer A. Price, June 20, 2018)



View north

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Name of Property
617-619 G Avenue
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Grundy
County
Grundy Center
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View northeast



View northwest

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Carpenter Block
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617-619 G Avenue
Address

Grundy
County
Grundy Center
City

Historical Documentation

**WILL BUILD A
DOUBLE BRICK BLOCK**

DR. L. CARPENTER AND F. F. GRAVES ARE COMPLETING PLANS FOR MODERN BUILDING.

WORK TO START THIS MONTH

Dr Carpenter and Fred Graves will put up a 'double brick block on their Main street lots this year. The building will have a 40 foot front and it will be made 80 to 100 feet deep and two stories high.

Mr Graves will have the old Wegstein hotel property moved from his lot. Dr Carpenter's lot adjoining is vacant. Mr Graves will occupy the lower floor of his half of the building. Dr Carpenter will occupy a portion of his building. The other part has been spoken for. A store room in as desirable place as this need not look long for a tenant. There is a strong demand for it.

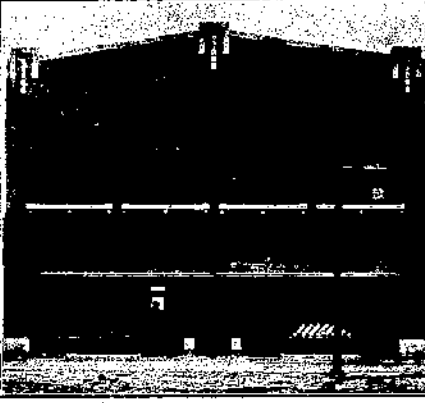
Source: Grundy Democrat, July 3, 1913

LET CONTRACT FOR A BRICK BLOCK.

Black Hawk Construction Co. to Build Carpenter-Graves Building

Dr Carpenter and Fred Graves let the contract Monday for the erection of their new brick block on Main street. The Black Hawk Construction Company of Waterloo will put up the new building. The contractor has workmen on the ground now. He expects to complete the building within 90 days. The space in the new building has all been leased. Several different parties wanted it.

Source: Grundy Democrat, August 28, 1913

<p>THE FIRMS</p> <p>Mr. Graves occupies the entire west half of the building with his hardware stock. The basement is used for storing heavy and rough material. The first floor, is devoted to the finer class of goods and is the sales room proper. The second floor is used for display and storage purposes. Here also will be located the work shop.</p> <p>Dr. Carpenter occupies the second floor of his part of the building. The waiting room is in the center of the building while in front are his office and consultation rooms. These are finished in white tile floors, light airy, and easily kept sanitary. The rear half of the floor is fitted up for surgical and hospital purposes and a limited number of patients can be given hospital services in a thorough manner right here at home.</p> <p>The first floor of the east half is occupied jointly by C. A. Ivins, jeweler, and Morrison & Lakor, milliners. Mr. Ivins has his display cases along the east half of the building and they have been fitted up in keeping with the finish of the building. Mr. Ivins has also added considerably to his stock of goods and is in a position better to supply his customers.</p> <p>Mrs. Morrison and Miss Lakor, occupy the west half of the room. They have recently returned from Chicago and are stocking goods and arranging for their spring opening. The rear of the store room is divided into two stock and work rooms. Mr. Ivins using one and Morrison & Lakor having the other.</p>		<p>THE BUILDING</p> <p>The Carpenter-Graves building is Grundy Center's newest and most modern store building and was erected jointly by Dr. L. H. Carpenter and Fred F. Graves at a cost exceeding \$20,000. It is forty feet wide and one hundred feet long and full two stories high. The building is a brick and cement structure, the front being built of a pleasing dark brick with mortar to match.</p> <p>The building departs from the ordinary store front in that it has no cornice, the front walls running straight up and being topped with a stone slab and stone ornaments, the top having a slight gable effect.</p> <p>Two modern store fronts occupy the ground floor space, both having modern display windows set in copper with prism lights above the plate glass, thus insuring good lighting in the store rooms.</p> <p>The building is finished inside in natural oak finish for the most part. Special features were built into the building for the firms occupying it, such as freight elevator, work rooms, hospital rooms, and similar conveniences. Modern sky lights give plenty of light to the inside rooms.</p> <p>On the second floor the west room is used for a hardware display and storage space. The east half of the second floor is used by Dr. Carpenter. All in all the new building is a welcome addition to Grundy Center's Main street and a credit to the town.</p>
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Description of the newly completed Carpenter-Graves Block and its businesses, 1914

Source: Grundy Republican, February 26, 1914

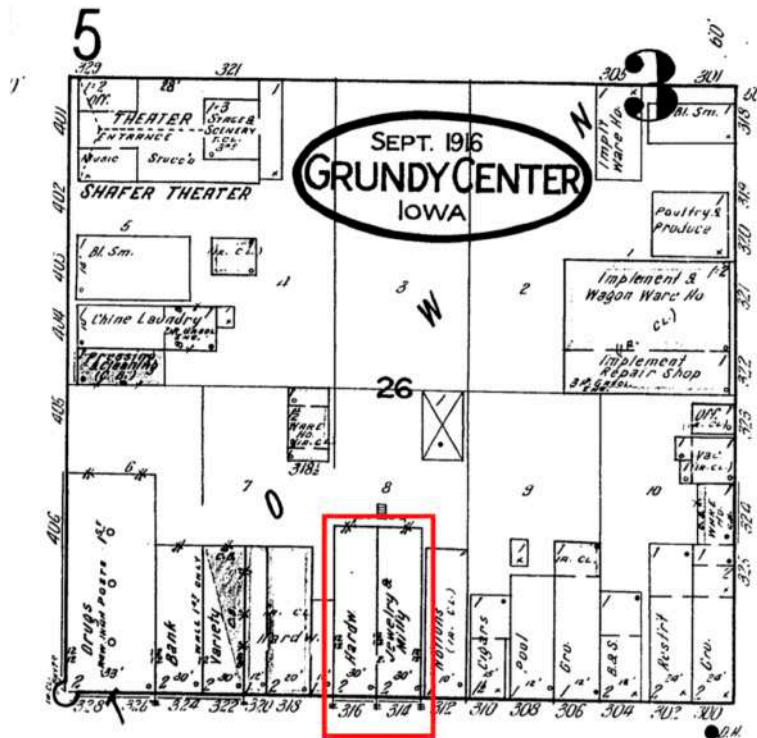
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Carpenter Block
 Name of Property
 617-619 G Avenue
 Address

Grundy
 County
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Block 26 as shown on the 1916 Sanborn Fire Insurance Map with Carpenter Block indicated



The new Carpenter Block (arrow), c.1915
 Source: Grundy County IAGenWeb

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Bird's-eye view of Grundy Center and Carpenter Block (arrow), c.1940
Source: Grundy County IAGenWeb

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Carpenter Block with I.G.A. Store and Gamble Store, c.1940
Source: Grundy County IAGenWeb

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Grundy
County
Grundy Center
City

**GOODYEAR STORE IN
GRUNDY CENTER TO
OPEN NEXT MONTH**

It is planned to open th Good-year store in Grundy Center sometime next month. The store room in the Carpenter building has been under lease to the Goodyear Company since last July. Duane Greany, son of Mr. and Mrs. Earl Greany of Wellsburg, will be the manager of the Goodyear store. He has been with the Goodyear Company for some time and most of the past year he has been assisting in the Goodyear store in Moline, Ill.

Source: Grundy Register, April 19, 1945

**Will Build Addition To
Store Building**

The Goodyear Company who have taken a 10-year lease on the store room in the Carpenter building in Grundy Center will build a 30-foot addition to the building in the rear. The additional space will be used for storage. The walls of the building will be cement blocks. Joe Dimke from Wellsburg will put up the walls. The new store will open some time next month.

Source: Grundy Register, May 17, 1945

**East Wall of Carpenter
Building Being Veneered**

The Carpenter building on Main street that houses the Goodyear Store is having the east wall rebricked. A fire destroyed the restaurant building to the east of the Carpenter building about thirty years ago and water got behind the first layer of brick. This caused them to crumble away and this layer is being replaced by the Vinton Construction Co. of Eldora.

PAID ENTRIES DUE

Source: Grundy Register, July 24, 1952

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617 G Ave

- 1913 August Meier, Fred Graves Implements, Carriages and Blacksmithing
- 1917 Wm. F. Lesch Jewelry
- 1928 Iowa Light & Power
- 1938 Grundy County REA
- 1942-1944 Gamble Store, owned by Nick Horbach
- 1947 Goodyear Service Store
- 1955 Water's Good Year
- 1965 Don's Tire and Appliance, owned by Don Coleman
- 1967 Elmer and Winifred Long's Booterie
- 1970 Candler's Booterie, owned by Don and Opal Candler
- 1976 The Shoe Box, owned by Harry Banks
- 2009 The Fabric Store
- 2010 Building empty
- 2011 Crazy Daisies, owned by Connie Stickley
- 2013 Movement Dance & Fitness Studio

617 ½ G Ave (upstairs)

- 1913 Dr. L. H. Carpenter M. D.
- 1928 A. H. Bartels, Optometrist
- 1930 Dr. J. E. Rose, Physician
- 1963 Dr. Don M. Geer, Dentist
- 1966 Apartments

617 ½ G Ave (basement)

- 1919 The Cleaner
- 1974 The Predicament (Wrestling News)
- 1974 – 1976 Gerald Monk, Attorney

619 G Ave

- 1913 Fred Graves Hardware
- 1914 G. C. Pettit Hardware
- 1916 Pettit Hardware
- 1934 Fred Schoenfeldt's IGA Grocery
- 1948 Center Apparel, Jeanette Groote and Milda Getting
- 1954 Grundy Style Shop, Birdine Shirk
- 1968 Grundy Style Shop, Gerald and Betty Hess
- 2009 Dress Shop, Consignment Store
- 2010 Shabby Shack, owned by Mel Engelkes
- 2015 Gram's

Businesses located in Carpenter Block, 1913-2015

Source: Downtown Revitalization Survey/Iowa Site Inventory Form, February 2018