

Site Inventory Form

State Historical Society of Iowa

(November 2005)

State Inventory No. 92-00587

New Supplemental

Part of a district with known boundaries (enter inventory no.) 92-00349

Relationship: Contributing Noncontributing

Contributes to a potential district with yet unknown boundaries

National Register Status:(any that apply) Listed De-listed NHL DOE

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

Non-Extant (enter year) _____

1. Name of Property

historic name Washington International Company

other names/site number Piper Garage, Downtown Survey Map # DT-104

2. Location

street & number 102 E. Third Street

city or town Washington

vicinity, county Washington

Legal Description: (If Rural) Township Name _____ Township No. _____ Range No. _____ Section _____ Quarter of Quarter _____

(If Urban) Subdivision North addition Block(s) 3 Lot(s) parcel A

3. State/Federal Agency Certification [Skip this Section]

4. National Park Service Certification [Skip this Section]

5. Classification

Category of Property (Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

If Non-Eligible Property

Enter number of:

— buildings
 — sites
 — structures
 — objects
 — Total

If Eligible Property, enter number of:

Contributing	Noncontributing
<u>1</u>	—
—	—
—	—
—	—
<u>1</u>	—

Name of related project report or multiple property study (Enter "N/A" if the property is not part of a multiple property examination).

Title

Historical Architectural Data Base Number

6. Function or Use

Historic Functions (Enter categories from instructions)

02E01 Auto Showroom

02A07 Implement Dealer

Current Functions (Enter categories from instructions)

02E Specialty Store (bicycles)

7. Description

Architectural Classification (Enter categories from instructions)

09 Commercial

Materials (Enter categories from instructions)

foundation _____

walls (visible material) 03: Brick

roof 08B Rolled Asphalt

other _____

Narrative Description (SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED)

8. Statement of Significance

Applicable National Register Criteria (Mark "x" representing your opinion of eligibility after applying relevant National Register criteria)

- Yes No More Research Recommended
- Yes No More Research Recommended
- Yes No More Research Recommended
- Yes No More Research Recommended

- A Property is associated with significant events.
- B Property is associated with the lives of significant persons.
- C Property has distinctive architectural characteristics.
- D Property yields significant information in archeology or history.

County Washington Address 102 E. Third Street
City Washington

Site Number 92-00587
District Number 92-00349

Criteria Considerations

- 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 (Enter categories from instructions)

05: Commerce

Significant Dates

Construction date 1925 check if circa or estimated date
Other dates, including renovation

Significant Person

(Complete if National Register Criterion B is marked above)

Architect/Builder

Architect

Builder

Narrative Statement of Significance SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED

9. Major Bibliographical References

Bibliography See continuation sheet for citations of the books, articles, and other sources used in preparing this form

10. Geographic Data

UTM References (OPTIONAL)

Zone	Easting	Northing	Zone	Easting	Northing
1	_____	_____	2	_____	_____
3	_____	_____	4	_____	_____

See continuation sheet for additional UTM references or comments

11. Form Prepared By

name/title Mary Patterson, Chair Rebecca L. McCarley, consultant, Davenport
organization Washington Historic Preservation Commission date March 29, 2012
street & number City Hall – 215 E. Washington St telephone 319-653-6584
city or town Washington state Iowa zip code 52353

ADDITIONAL DOCUMENTATION (Submit the following items with the completed form)

FOR ALL PROPERTIES

- Map:** showing the property's location in a town/city or township.
- Site plan:** showing position of buildings and structures on the site in relation to public road(s).
- Photographs:** representative black and white photos. If the photos are taken as part of a survey for which the Society is to be curator of the negatives or color slides, a photo/catalog sheet needs to be included with the negatives/slides and the following needs to be provided below on this particular inventory site:

Roll/slide sheet #	_____	Frame/slot #	_____	Date Taken	_____
Roll/slide sheet #	_____	Frame/slot #	_____	Date Taken	_____
Roll/slide sheet #	_____	Frame/slot #	_____	Date Taken	_____

- See continuation sheet or attached *photo & slide catalog sheet* for list of photo roll or slide entries.
- Photos/illustrations without negatives are also in this site inventory file.

FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL

- Farmstead & District:** (List of structures and buildings, known or estimated year built, and contributing or noncontributing status)
- Barn:**
 - A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
 - A photograph of the loft showing the frame configuration along one side.
 - A sketch floor plan of the interior space arrangements along with the barn's exterior dimensions in feet.

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

Concur 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: _____

Evaluated by (name/title): _____ Date: _____

Iowa Site Inventory Form Continuation Sheet

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Washington International Company

Washington

Name of Property

County

102 E. Third Street

Washington

Address

City

This form was prepared as part of a research/survey/nomination project in 2011-2012 funded by a HRDP grant from the State Historical Society of Iowa for the nomination of the Washington Downtown Historic District. The project was primarily structured to develop the nomination for the downtown, with additional research on each building documented on an Iowa Site Inventory form. The information below is taken from the table in the August 2012 draft of the nomination, with additional information documented on the property and photographs in the following sections.

Washington International Company - 102 (100-104) E. Third St - State #92-00587 - Map #38 ~ 1 contributing building (A) - c.1925 - early 20th century commercial

Historic information:

1926 - Piper Garage (Chrysler)

1929 - Washington International Company opened - name changed to McCormick-Deering Store by 1935 - farm machinery sales and repairs; 1938 - Smart & Parrish bought store - continue as McCormick Deering dealer

1938-41 - Smart & Parrish Implement Company, 1941-c.1960 - Smart Implement Company (International Harvester dealer - tractors, farm equipment, refrigerators/freezer)

1961-1970s - Town & Country Plymouth

1994-2010s - Rider Sales

2012 - Rider Sales (bicycles)

Architectural information:

Height: 1 story

Walls: block

Storefront: large windows - partially covered

Windows: -

Architectural details: brick columns and brick detail on frieze

Architect/Builder: -

Modifications: Historic: -; Non-historic: windows partially covered

7. Narrative Description

The building is a large brick commercial one-story structure. It was built as an auto dealer, though used for many years as an agricultural implements store. The brick building has simple brick detailing typical of its 1920s construction, with inset rectangular panels and corbel rows. The entire building is painted white. It has large display windows on the south side and south portion of the west side. The south side faces 3rd Street, and it has an entry, large display window opening with two large windows and clad transom, large display window opening clad in siding, and a transom window opening clad in siding. The upper portion of this side is also clad in metal siding. The west side faces a (historic) parking area and N. Iowa Ave to the west. The side is roughly divided into three sections. The south third has a side entry, covered double-hung window opening, and two large display windows with transom areas clad in siding. The center section has a vehicular entry with two historic window openings on either side, which have been partially filled in. The north third is similar with a center vehicular entry and two historic openings on either side. The east side has no openings.

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<u>Washington International Company</u>	<u>Washington</u>
Name of Property	County
<u>102 E. Third Street</u>	<u>Washington</u>
Address	City

8. Narrative Statement of Significance

The Washington International Company appears to contribute historically to the Washington Downtown Historic District.

The building has a long history as a part of the agricultural industry of the region. The 1917 Sanborn map shows that an earlier house at this corner has been demolished, leaving a vacant lot. On October 27, 1920, Frances Eicher sold the property to R.E. Schultz (Schulty?), less a strip on the west side deeded to the City of Washington for right of way. On December 22, 1923, he then sold the property (then Lot 10, less the strip) to T.L. Brookhart (lawyer). The block was replatted in 1925, and this parcel became "A." On February 9, 1928, Parcel A was transferred by T.L. Brookhart (trustee) to Washington Loan and Trust Company.

The 1926 city directory lists Piper Garage, Chrysler sales and service, at 102-104 E. 3rd Street. The Washington International Company was listed here in 1929 and 1932. By 1935, it had become the McCormick-Deering Store. The 1941 directory lists Smart & Parrish Implement Company at 102-104 E. 3rd St. It then evolved to the Smart Implement Company, which was still here in 1953 and continued to be run by Bill Smart. Smart advertised home freezers sold here as well in May 1955. The 1956 city directory lists the International Harvester Store, which is noted as also carrying McCormick products.

Evening Journal – Washington County Centennial Celebration – July 1936 - page 25 - McCormick-Deering Store – started in 1929 as the Washington International Company – one of most active in state – exceptional display rooms, repair department, and stock of merchandise – photo of building – 102 E. 3rd St (Iowa and 3rd) – Harry Roy – current manager

Evening Journal – Centennial Celebration – August 1939 - page 11 – Smart & Parrish – feature McCormick Deering products – service department – machinery and trucks – 102-104 E. 3rd St – Bill Smart and Frank Parish

Washington Evening Journal, 60th Anniversary Edition, February 27, 1953, page 19 – Smart Implement Company – 102-104 E. 3rd Street – IHC dealer – tractor service – new tractors and equipment – International Harvester refrigerators and freezers – partnership until 1941 – Mr. Parrish sold interest – Mr. Smart continue – bought 60 by 160 lot next to building – built warehouse in 1945 there

The building then returned to its original use, with Town & Country Plymouth advertising here in May 1961 as the newest Plymouth dealer in town. They remained here in 1976, celebrating 15 years in business.

Later occupants include: Clean City Manufacturing (1991 phone directory), Sayers Auto (1993 city directory), and Ryder Sales (1994 phone directory). The current (2012) tenant, Rider Sales, sells bicycles and work clothes.

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<u>Washington International Company</u> Name of Property	<u>Washington</u> County
<u>102 E. Third Street</u> Address	<u>Washington</u> City

9. Major Bibliographical References

City/Telephone Directories, Washington. Various publishers, various dates. Available at the Washington Public Library.

Deed Records, Transfer Books, Auditor's Office, Washington County Courthouse, Washington, Iowa.

Newspaper advertisements, various years/dates, on microfilm at Washington Public Library:

Washington Evening Journal

Washington Gazette

Washington Press

Sanborn Map Company. "Washington, Iowa," Sanborn fire insurance maps. Pelham, NY: Sanborn Map Company, 1885, 1892, 1897, 1902, 1909, 1917, 1931, 1943.

Iowa Department of Cultural Affairs
State Historical Society of Iowa
Iowa Site Inventory Form
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Related District Number 92-00349

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<u>Washington International Company</u> Name of Property	<u>Washington</u> County
<u>102 E. Third Street</u> Address	<u>Washington</u> City

Location map



2009 aerial photograph (Washington County) – line indicates survey/research area boundary

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Washington International Company

Washington

Name of Property

County

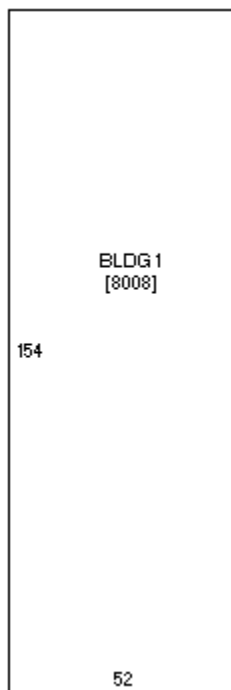
102 E. Third Street

Washington

Address

City

Building plan (from assessor's website)



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Related District Number 92-00349

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Washington International Company

Name of Property

Washington

County

102 E. Third Street

Address

Washington

City

Historic images



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Washington International Company

Washington

Name of Property

County

102 E. Third Street

Washington

Address

City



TOWN & COUNTRY PLYMOUTH

Mr. Paul Brenneman has been a Washington car dealer for 15 years as of April 1, 1976. He employs nine people. And is located

102 East 3rd

Washington, Iowa

Iowa Site Inventory Form Continuation Sheet

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Washington International Company

Washington

Name of Property

County

102 E. Third Street

Washington

Address

City

Digital photographs



Photograph 92-00587-001 - West and south elevations, looking northeast (McCarley, September 20, 2011)

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Washington International Company

Washington

Name of Property

County

102 E. Third Street

Washington

Address

City



Photograph 92-00587-002 - Detail of brick on west elevation, looking northeast (McCarley, September 20, 2011)

Iowa Site Inventory Form Continuation Sheet

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Washington International Company

Washington

Name of Property

County

102 E. Third Street

Washington

Address

City



Photograph 92-00587-003 - South and east elevations, looking northwest (McCarley, September 20, 2011)