**Site Inventory Form**

State Inventory No. 92-00540

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

State Historical Society of Iowa
(November 2005)

<table>
<thead>
<tr>
<th>Relationship</th>
<th>Contributing</th>
<th>Noncontributing</th>
</tr>
</thead>
</table>

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

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

□ Non-Extant (enter year) _____

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**1. Name of Property**

historic name Knights of Pythias Building

other names/site number Downtown Survey Map # DT-123

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**2. Location**

street & number 108-110-112 West Main

city or town Washington

victory, county Washington

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

(If Urban) Subdivision Original Plat Block(s) Lot(s) Lot 7 W44 ft & Lot 6 E22 ft

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

**4. National Park Service Certification [Skip this Section]**

**5. Classification**

<table>
<thead>
<tr>
<th>Category of Property (Check only one box)</th>
<th>Number of Resources within Property</th>
</tr>
</thead>
<tbody>
<tr>
<td>☑ building(s)</td>
<td></td>
</tr>
<tr>
<td>site</td>
<td>buildings 1 Total 1 buildings</td>
</tr>
<tr>
<td>structure</td>
<td>sites Total 1 sites</td>
</tr>
<tr>
<td>object</td>
<td>structures Total 1 structures</td>
</tr>
<tr>
<td></td>
<td>objects Total 1 objects</td>
</tr>
</tbody>
</table>

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)

03A04: Social - fraternal/lodge hall

02E: Commerce - specialty stores

02E: Commerce - specialty stores (books, shoes, etc)

02F04: Commerce - department store

Current Functions (Enter categories from instructions)

02E: Commerce - specialty stores

01B02 Apartments

---

**7. Description**

Architectural Classification (Enter categories from instructions)

09F05: Commercial / brick front

05B Italianate

Materials (Enter categories from instructions)

foundation 04 Stone

walls (visible material) 03 Brick

roof

other

---

**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 A Property is associated with significant events.

☐ Yes ☐ No ☐ More Research Recommended B Property is associated with the lives of significant persons.

☒ Yes ☑ No ☐ More Research Recommended C Property has distinctive architectural characteristics.

☒ Yes ☑ No ☐ More Research Recommended D Property yields significant information in archeology or history.
### 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)

<table>
<thead>
<tr>
<th>Areas</th>
<th>Significance Dates</th>
<th>Significant Person</th>
<th>Narrative Statement of Significance</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>05:</strong> Commerce</td>
<td>1893</td>
<td>Architect/Builder</td>
<td>SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED</td>
</tr>
<tr>
<td><strong>02:</strong> Architecture</td>
<td></td>
<td>Architect/Builder</td>
<td></td>
</tr>
</tbody>
</table>

### Significant Dates

- **Construction date**
  - 1893

### Significant Person

- **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)**

<table>
<thead>
<tr>
<th>Zone</th>
<th>Easting</th>
<th>Northing</th>
<th>Zone</th>
<th>Easting</th>
<th>Northing</th>
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<td></td>
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</tr>
<tr>
<td>3</td>
<td></td>
<td></td>
<td>4</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

See continuation sheet for additional UTM references or comments

### 11. Form Prepared By

- **name/title**: Michael Kramme, commission member
- **organization**: Washington Historic Preservation Commission
- **date**: May 27, 2012

### Additional Documentation

**FOR ALL PROPERTIES**

1. **Map**: showing the property’s location in a town/city or township.
2. **Site plan**: showing position of buildings and structures on the site in relation to public road(s).
3. **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.

**FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL**

1. **Farmstead & District**: (List of structures and buildings, known or estimated year built, and contributing or noncontributing status)
2. **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**: 

---
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.

**Knights of Pythias Building - 108-110-112 W. Main St** - State #92-00540 - Map #18 - 1 contributing building (A and C) - c.1893 - Italianate

Historic information:
- 2-1893 - H. Scofield sold to F.E. Swift (Washington Brick and Tile Co) - likely then built - first on 1897 map;
- 1897 - 3rd story - Knights of Pythias Hall (still here in 1920s), 108 - hardware, 110 - vacant, 112 - clothing
- 112: c.1897-c.1911 - Nicola & Harmon - books and stationery; c.1911-c.1940 - Graham's Department Store - start at 112 - expanded west into 114 by 1926, east into 110 by 1935
- 110 1/2: 1910s-1950s - Morrison & Morrison - lawyers, 1950s - Smith Optometry
- 1989 - The Sewing Room (108), Farrell's (110), and Custom Impressions (112)

Architectural information:
- Height: 3 story
- Walls: brick
- Storefront: three storefronts - all remodeled
- Windows: 1/1 windows - aluminum
- Architectural details: window hoods, decorative metal cornice, bay windows on 108
- Architect/Builder: -
- Modifications: Historic: -; Non-historic: storefront remodeling, windows replaced

7. Narrative Description

The building is a three-story, three storefront, brick structure in the Italianate style. It faces Main Street and Central Park to the south. The south façade of the building (on West Main Street) has a highly decorative pressed metal cornice. The cornice has four larger brackets, dividing it into the three bays of the building. Within each section then are five smaller brackets. Below the cornice is a plain brick coursework, containing four brick brackets under the four main large cornice brackets, with decorative brick coursework between them. The west third (112) section of the building has three replacement double-hung windows on the second story and three original one-over-one-light double-hung wood windows on the second story. The windows retain highly decorative metal hoods and stone sills. The middle third (110) section of the building also has four windows on each of the upper stories with
decorative metal hoods and stone sills. The third story windows retain original one-over-one-light double-hung wood sashes. A shared upper story entry is located between these two storefronts on the first story, and the storefront remolds are mirror images on either side of this entry, with entry to the respective storefront spaces immediately on either side. The east third (108) section of the building has a separately designed storefront remodel. The second story has two original square bay windows with a shared roof and brackets. The bays have one window on each side, and a double window on the front. The third story windows have been replaced with short windows and infilled at the bottom of the openings.

The north façade (facing the alley) has been painted. It appears that the original windows on the western two bays remain. An additional opening for a door to a fire escape is likely a later addition. The windows on the eastern third appear to have been modified in recent years. The eastern bay has a newer addition that reaches to the alley, while the western bays are inset. The east and west facades protrude above the adjoining buildings. The east façade has three windows, which have been infilled with concrete blocks. The west façade is covered with metal of a recent vintage.

8. Narrative Statement of Significance

The Knights of Pythias Building appears to contribute historically and architecturally to the Washington Downtown Historic District. It is among the largest buildings in the district.

Sanborn maps show a series of three two-story buildings spanning 108-110-112 W. Main in 1885, with at least two owned by H. Scofield. The 1892 map shows the same two story buildings. On February 4, 1893, Scofield sold his property to Frank E. Swift. Frank E. Swift established the Washington Brick and Tile Factory in town in summer 1885, initially filling a contract for the courthouse. In 1891, he supplied the brick and built Smouse's block and the M.E. Church (Washington Press, December 23, 1891, 3). The local construction in 1892 included a $3,500 building constructed by H. Shrader for F.E. Swift, which would be a smaller building (Washington Press, December 28, 1892). This building was then perhaps constructed in 1893. The 1897 Sanborn maps shows the new three-story, three-storefront building completed. The third story was occupied by a hall for the Knights of Pythias. The east storefront (108) had a hardware store on the first story with a tin shop in the rear one-story section and barber on the second story, the middle storefront (110) was vacant, and the west storefront (112) had a clothing store. In 1897, several quit claim deeds appear to have transferred interest in all three sections of the property/building to E.E. Everson (part of Lot 6 and part of Lot 7). However, in 1904, the east (108) storefront was transferred from Frank E. Swift to Margaret Swift.

The Knights of Pythias were organized in 1883. In 1909, their dues were five dollars a year, and a sick member received three dollars a week and the service of a nurse. They had 140 members (Burrell 1909, Vol. 1: 357). The Knights of Pythias continued to occupy this third story space into the 1920s. Their rooms were described as beautifully housed on the north side of the square in 1926. Several club
rooms were available to members for a variety of activities. They were noted as being a friendly lodge (25th anniversary edition, *Evening Journal*, April 3, 1926, 28).

On the 1902 Sanborn map, 108 was occupied by a restaurant with the kitchen in the rear one-story section, the second story had hand printing, and a hall with a stage was located on the third story. The 1909 map continues to show a restaurant here. The Harmier Law Office is listed here in the 1910 directory, perhaps on the second story. On December 31, 1908, Col. Nicola bought this portion of the building. However, the Nicola & Harmon store is located at 112 W. Main in the 1910 city directory. The book store then moved to 108. The 1917 Sanborn map shows a book store in this location. The 1926 directory lists Nicola & Harmon - books and stationery - at 108. Col. Nicola, Miss Ida Harmon, and Miss Mant Essley established the store in Washington in 1896. Col. Nicola died in 1925, followed by Harmon in 1933. Blanche Nicola McCleery then took over operations with her sons Nic and Sam, updating and modernizing the store. Nicola & Harmon continued to be listed here in the 1930s, 1940s, and 1950s. Nic and Sam McCleery took over management in 1945, and then Sam continued the store on his own in 1948. The Nicola-Harmon Store is still listed here in 1964.


In 1967, Farrell's opened an office supplies and gift store in this 108 space, maintaining their print shop on W. Washington. They moved in 1978 to 110-112. By 1989, The Sewing Room was located at 108. It was later Boulevard Realty (2007) and it is currently Joy of Music (2012).

The upper story of 108 had offices on the second story and a hall on the 3rd story, which was complete with stage per the 1902 map. Moose Lodge is listed here in the 1950s. Other tenants include Taylor Real Estate (1910), Iowa State Employment Service (1941), Equitable Life Assurance Society (1941), attorney Harold Boyd (1952, 1956), Soil Conservation Service (1952), Northwestern Mutual Life (1956), Boyd Law Office (1964), American Red Cross (1964), and Storch Bookkeeping (1964).

The 110 storefront had a boots and shoe store per the 1902 Sanborn map. It continued to be depicted here on the 1909 map, with a note on two openings to 112 were "boarded up." The 1910 directory lists Fox & Dewey Shoes here, and they also acted as agents for Wells Fargo. They advertised again in 1912, and an ad in the April 26, 1913 *Evening Journal* notes that the store was run by E.G. Fox and A.C. Dewey. The 1917 map continues to show a boot and shoe store here, with a full wall on the first story dividing 110 from 112. A photograph from this period shows North Side Shoes here. Atchison Shoes is then listed here in 1926 and 1932, before then moving down the block to 122 W. Main by 1935. A.E. Atchison opened this store in 1910.

In 1902, the 112 (west) storefront had stationery and notions store, which is also shown here on the 1909 map. Nicola & Harmon's book store is located at 112 W. Main in the 1910 city directory, prior to moving to the east storefront (108). The 1917 map then shows a variety store here. A photograph from this period shows Graham's in the 112 storefront only (Jardon to west in 114). In 1926, Graham's Department Store is listed at 110-112 W. Main and the 1931 map shows an opening in the west wall to connect 112 to 114. They continued to be listed at 112-114 in the 1932 directory. In the 1935 directory, Graham's Department Store is listed at 110-114 W. Main, including two storefronts in this building plus 114.


In the 1941 directory, Benteco Super Market is then at 110-112 W. Main. The 1943 Sanborn map shows the storefronts for 110 and 112 fully combined with no wall. A full wall with no openings is shown between 112 and 114 again. Benner Food Store is then listed here in the 1952 and 1956 directories.


Knights of Pythias Building  
Name of Property  Washington  
County  
Address  108-110-112 West Main  Washington  
City  


Minick & Speed Furniture advertised at 110-112 W. Main in May 1958, and Minick Furniture advertised here in May 1961. The Ben Franklin Store was located here per the 1964 directory. In 1978, Farrell's moved their office supplies and gift store from 108 to 110-112 W. Main. They continued to operate here in 1989. 110 and 112 have been redivided into two storefront spaces again, with Un-Wired (wireless store) in 110 and Custom Impressions (printing) in 112 in 2012.

Several offices are listed with an address of 110 1/2 W. Main. In 1910, Morrison Law Office and Roberts Real Estate were listed here. Morrison & Morrison, attorneys, were listed here through the 1920s, 1930s, 1940s, and 1950s. In 1952, Dr. M.L. Smith Optometry and Iowa Employment Security Agency were listed here as well. Smith Optometry continued to be listed here in 1956 and 1964. In 1956, the Red Cross office was here as well. The Youth Center is also listed here in 1964.

The 112 1/2 W. Main address was generally used for the lodge hall on the 3rd story. Farmers & Merchants State Bank were listed here in the 1926 directory. Knights of Columbus were then listed here in 1935, and it was the VFW Hall in 1935. Dentist W.D. Dwyer was listed here in 1941.

9. Major Bibliographical References


Newspaper advertisements, various years/dates, on microfilm at Washington Public Library:
  Washington Evening Journal
  Washington Gazette
  Washington Press

Patterson, Mary. Collection of historic images of Washington. Washington, IA.


Knights of Pythias Building

108-110-112 West Main

Location map

2009 aerial photograph (Washington County) – line indicates survey/research area boundary
Knights of Pythias Building

Name of Property: Knights of Pythias Building
County: Washington

Address: 108-110-112 West Main
City: Washington

Building plan (from assessor's website)

- West two-thirds: 112-110
- East third: 108
Knights of Pythias Building  
Name of Property: Knights of Pythias Building
County: Washington

Address: 108-110-112 West Main
City: Washington

Historic images

- North side of square around 1910 (Patterson collection).
- North side of square in early 1900s (Patterson collection).
Knights of Pythias Building  |  Washington  
Name of Property  |  County  
108-110-112 West Main  |  Washington  
Address  |  City  

North side of square in late 1930s (Patterson collection).
Knights of Pythias Building
Name of Property                          Washington
County
108-110-112 West Main                     Washington
Address                                    City

Collage of photos of building in 1971 (Wagner 1971)
Knights of Pythias Building                          Washington
Name of Property                                      County
108-110-112 West Main                                Washington
Address                                               City

Digital photographs

Photograph 92-00540-001 - South elevation of building, looking north (McCarley, September 20, 2011).
Knights of Pythias Building  Washington  
Name of Property  County  
108-110-112 West Main  Washington  
Address  City  

Photograph 92-00540-002 - Detail of bay windows, looking north-northeast (McCarley, September 20, 2011).
Knights of Pythias Building | Washington
---|---
Name of Property | County
108-110-112 West Main | Washington
Address | City

Photograph 92-00540-003 - Detail of window hoods and cornice, looking north (McCarley, September 20, 2011).