Site Inventory Form

State Inventory No. 92-00578  □ 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  Fields Motor Company

other names/site number  Bud's Garage, Downtown Survey Map # DT-118

2. Location

 street & number  111-123 Second Street

city or town  Washington

district □  vicinity, county  Washington

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

(If Urban) Subdivision __ Original Plat __ Block(s) __ Lot(s) __

Lot 1 N ½ (66') and Lot 2 N ½ (66')

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>
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<tbody>
<tr>
<td>☒ building(s)</td>
<td>If Non-Eligible Property</td>
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<td></td>
<td>If Eligible Property, enter number of:</td>
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<td></td>
<td>Contributing</td>
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<td>☑ district</td>
<td>Enter number of:</td>
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<td>buildings</td>
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<td>☑ object</td>
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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)  Current Functions (Enter categories from instructions)

02E01 Auto Showroom  02A10 Daycare

14D09 Automotive service or repair  02G01 Cafe

7. Description

Architectural Classification (Enter categories from instructions)  Materials (Enter categories from instructions)

09F: Commercial  foundation

walls (visible material)  05F Metal - Steel

roof

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  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.
- E A reconstructed building, object, or structure.
- B Removed from its original location.
- F A commemorative property.
- C A birthplace or grave.
- G Less than 50 years of age or achieved significance within the past 50 years.
- D A cemetery

Areas of Significance (Enter categories from instructions)

Significant Dates
- Construction date
  1920s
  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
  Minnick & Son

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

9. Major Bibliographical References
Bibliography

10. Geographic Data
UTM References (OPTIONAL)

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See continuation sheet for additional UTM references or comments

11. Form Prepared By

name/title  Michael Kramme, commission member  Rebecca L. McCarley, consultant, Davenport

organization  Washington Historic Preservation Commission  date  April 6, 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
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.
   Photos/illustrations without negatives are also in this site inventory file.

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. A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
   b. A photograph of the loft showing the frame configuration along one side.
   c. 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:
Fields Motor Company - 111-123 E. Second St - State #92-00578 - Map #30 ~ 1 non-contributing building (clad) - c.1916, c.1924, 1990s - early 20th century commercial

Historic information:
9-1915 - property bought by E.P. & J.E. Foss - building at 111-113 built in 1915-16 (on 1917 map), building at 121-13 built by Minnick & Son for Foss in 1917-18
111-113: c.1916-1930s - garage/shop, 1932 - Thompson Used Cars (111), Fenn Service (113), 1935 - Sorrell's Auto Parts (111), Richardson Transfer Company (113)
115: 1930s-40s - OK Tire Shop
121-123: 1924-1944 - Bud's Garage (J.W. "Bud" Fields)
2000 - Liquitec Engineering (117), Lending Hands Day Care (123)
2012 - Linda Lou's Diner (117), Red Bear Day Care (123)

Architectural information:
Height: 1 story
Walls: block - concrete (123), tile (117)
Storefront: -
Windows: -
Architectural details: -
Architect/Builder: Minnick & Son (contractor)
Modifications: Historic: c.1945 - clad in stucco; Non-historic: 1990s - clad in metal siding

7. Narrative Description

The one-story structure has been recently re-clad in steel siding. All windows and doors have modern replacements. The building consists of a 115-117 (west) half and a 121-123 (east) half, which were combined and clad in stucco by Fields Motor Company. The combined building was then later clad in metal siding. Only the stucco of the upper section of the 117 section is exposed.

8. Narrative Statement of Significance

Fields Motor Company is counted as non-contributing in the Washington Downtown Historic District due to the current metal cladding. If this cladding were removed, it is recommended that the building be reassessed for its status in the district. Simple removal of the siding may expose the concrete block construction and stucco cladding, which may be sufficient to reclassify this building as contributing.
The 1909 Sanborn map shows two houses on Lot 1 and a garage on Lot 2 in Block 9. The north halves of Lots 1 and 2 were sold by Hannah Alexander and husband to Roger G. Jones on September 11, 1908. This property was then sold to James Pathmel on December 18, 1909. The north halves of the two lots were then sold by Pathmel to E.P. and J.E. Foss on September 3, 1915. The Foss family continued to own both halves of both lots until 1944.

The 1917 Sanborn map shows the house at the corner at 121 N. 2nd Ave on the north half of Lot 1, and a garage/shop building constructed at 115-117 E. 2nd St on the north half of Lot 2. *The American Contractor* on August 4, 1917 (page 77) notes that a $5,000, one-story, 60 by 66 foot garage was being built for $5,000 at 2nd St and 2nd Ave from private plans by Minnick & Son for E.P. Foss. Excavation had begun at the time. This appears to be the corner building. The 1931 Sanborn map shows a concrete block corner building at 121-123 E. 2nd St on the north half of Lot 1, noted as auto repair and a machine and welding shop. A radiator shop is attached at 115 E. 2nd St in a one-story 10'-wide portion on the west side, adjacent to the earlier one-story garage/shop building, now renumbered as 111-113 E. 2nd Street. The 1943 Sanborn map shows the same footprint with a square corner building (121-123), 10’ connector (115), and second square building (111-113).

The older portion of the complex at 111-113 has a number of identified business. The garage/shop here in the 1910s or 1920s has not been identified. In 1932, Thompson Used Cars is listed at 111 E. 2nd Street, and Fenn Service is listed at 113 E. 2nd Street. Sorrell’s Auto Parts is listed at 111 E. 2nd St in 1935. Richardson Transfer Company is then listed at 113 E. 2nd St in the 1941 directory.

The hyphen portion is listed with an address of 115 E. 2nd Street. OK Tire Welding Co. is listed here in the 1935 directory, and OK Tire Shop is listed here in the 1941 directory.

The concrete block corner building at 121-123 served as the garage for J.W. “Bud” Fields from 1924 through the 1950s, with his business expanding into the building to the west. The 1926 city directory lists Bud's Garage at 123 E. 2nd St, and Fields Motor Maintenance is listed here in 1932. An ad for Bud's Garage in July 1936 includes a photograph of this building and notes that the business has been here since 1924. They offered auto repair, welding, and machine work. The same photograph and business were here in the August 1939 centennial edition of the *Journal* (page 43). On December 5, 1944, J.W. Fields bought 4/5 interest in the north halves of both lots (115-123 E. 2nd Street) from the Foss family, acquiring the remaining interest over the next couple months. The Fields Motor Company then appear to have occupied the full complex of buildings. They are the only listing for this location through the 1950s, with Fields Motor Company listed as 117 E. 2nd Street. An article on the history of the company in 1953 notes that J.W. “Bud” Fields had been in the same location since 1924, starting in the 60 by 60 foot corner building and now occupying the full 60 by 120 foot, with a rear addition of 60 by 64 feet for warehouse (see 115 N. 2nd Avenue, #92-00662). With the expansion and addition, the building facade had been stuccoed and new modern windows installed.

Fields Motor Company
Name of Property
111-123 East Second St.
Address
Washington
City

enough to handle trucks – first dealer for GMC and Case – present Plymouth and Dodge dealership obtained in 1935 – start in 60 by 60 building – same location – now 60 by 120 – warehouse addition for storage of 60 by 64 – primary structure in concrete block – stuccoed exterior for new face – installation of new and modern windows also

By 1964, Perdock Olds-Cadillac is listed here, moving here from 110 E. Main. They would later move to the 200 block of W. Washington. J.W. Fields continued to own this property until his death in 1977. His estate transferred the property to Martha J. Fields in 1978. She sold it on December 23, 1987 to Ardie and Juanita Lovick. The Sears Catalog Store was at 123 E. 2nd Street in the 1980s. After they moved, multiple businesses again returned to this building. In 2000, Liquitec Engineering was at 117 and Lending Hands Day Care was at 123. Currently, Linda Lou's Diner is at 117 and Red Bear Day Care is in 123.

9. Major Bibliographical References


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

Fields Motor Company
Name of Property: 111-123 East Second St.
Address: 111-123 East Second St.
City: Washington
County: Washington

Location map

2009 aerial photograph (Washington County) – line indicates survey/research area boundary
<table>
<thead>
<tr>
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<tbody>
<tr>
<td>Fields Motor Company</td>
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<td>111-123 East Second St.</td>
<td>Washington</td>
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</table>

Building plan (from assessor's website)
Fields Motor Company                      Washington
Name of Property                           County
111-123 East Second St.                    Washington
Address                                    City

Historic images

*Evening Journal*, July 1936, p21
Fields Motor Company

Name of Property: Fields Motor Company
County: Washington

Address: 111-123 East Second St.
City: Washington

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Evening Journal, August 1939, p43
Fields Motor Company
Name of Property
111-123 East Second St.
Address

Washington
County

Digital photographs

Photograph 92-00578-001 - North elevation, looking southwest (McCarley, September 20, 2011)
Fields Motor Company
Washington

111-123 East Second St.
Washington

Photograph 92-00578-002 - North elevation of 117 section, looking southwest (McCarley, September 20, 2011)
Fields Motor Company
Name of Property

111-123 East Second St.
Address

Washington
City

Photograph 92-00578-003 - East elevation, looking west (McCarley, September 20, 2011)