

Site Inventory Form

State Historical Society of Iowa

(November 2005)

State Inventory No. 92-00582

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 Dougherty Building

other names/site number Downtown Survey Map # DT- 110a

2. Location

street & number 114-116 W. Second St.

city or town Washington

vicinity, county Washingt

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

(If Urban) Subdivision Original Plat Block(s) 3 Lot(s) 6 - S 66' (1/2) of W 44' (2/3) – also E 4' of S 66' Lot 5

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:

If Eligible Property, enter number of:
Contributing Noncontributing

—	buildings	<u>1</u>	—	buildings
—	sites	—	—	sites
—	structures	—	—	structures
—	objects	—	—	objects
—	Total	<u>1</u>	—	Total

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)

14D09 Transportation / automobile service or repair

70 Vacant / Not in use

09A ice cream factory

7. Description

Architectural Classification (Enter categories from instructions)

Materials (Enter categories from instructions)

09F05 Commercial: Brick Front

foundation 10 Concrete

walls (visible material) 03 Brick

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
- 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 114 W. Second St.
City Washington

Site Number 92-00582
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 1920 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 20, 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: _____

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Continuation Sheet

Site Number 92-00582

Related District Number 92-00349

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<u>Dougherty Building</u>	<u>Washington</u>
Name of Property	County
<u>114-116 W. Second St.</u>	<u>Washington</u>
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.

Dougherty Building - 114-116 W. Second St - State #92-00583 - Map #49 ~ 1 contributing building (A and C) - c.1920 - early 20th century commercial

Historic information:

c.1920 - auto garage - 1924 - Louck Garage, 1926 - Star Garage, c.1929-c.1938 - Morrison Ice Cream Company (116), c.1938-1940s - Sidwell's Ice Cream (116)

1940s - L.C. Willits Company - also in 112, 1950s - Sieg Company (auto parts) - also in 112; 1964 - Sieg Company (114-116, also 112)

2nd story - lodge hall in 1931, VFW here in 1950s-60s

2012 - vacant

Architectural information:

Height: 2 story

Walls: brick

Storefront: covered with wood paneling

Windows: 1/1 windows (replaced)

Architectural details: multi-color brick - brick parapet and rectangle detail

Architect/Builder: -

Modifications: Historic: -; Non-historic: 1970s - storefront windows clad in wood paneling

7. Narrative Description

This is a two-story, two-storefront, brick commercial building. The two storefronts are divided by a brick column, and each storefront has been infilled with wood panels under the metal header beam. On the left half of the building, this siding extends from the beam between the first and second story to the sidewalk, except for a low brick wall at the right. No openings are currently found on this half. The entry for both sides is on the right (east) half, which has low brick walls/bulkheads. The entry door is centered in the right half of the facade, and a single light horizontal window is located on each side of the door within the wood paneling infill. The sill of the window on the left side of the door is much higher off the sidewalk than the sill of the window on the right side. The siding goes from a similarly located support beam to a brick bulkhead. On the second story, there are two groups of three windows with rowlock brick sills and no lintel detail. In each group, the center window is wider than the flanking windows. The original windows have been removed in all six openings, with wood paneling installed. The two outer openings on both sides have modern double-hung windows and the two center openings just have paneling. The stepped parapet has a taller center section. The solid brick rectangular outline detail extends across the facade and steps up with the parapet in the center. The exterior stairs on the west side was enclosed in a concrete block section with the construction of the adjacent building.

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8. Narrative Statement of Significance

The Dougherty Building appears to contribute historically to the Washington Downtown Historic District. Though the openings have been filled in, the original brick facade and details of this c.1920 two-story brick building is clearly readable.

William Scofield sold the south half of Lot 5 and south half of the west 44 feet of Lot 6 to Carlton C. Wilson on October 23, 1916. On February 3, 1917, Wilson sold the same property to Ralph Dougherty. The 1917 Sanborn map shows a house on the corner on the south half of lot 5 and vacant land on the south half of the west 44 feet of lot 6 (currently this building). On September 19, 1919, Ida Long sold the south half of the east 22' of Lot 6 to Ralph E. Dougherty as well. He operated a clothing store, Dougherty Brothers, on the west side of the square, and he was married to the daughter of Winfield Smouse, real estate developer. With the joint brickwork, it appears that he then built the one-story building at 112 and this two story building at 114-116 at the same time, likely in 1919 or 1920, as investment properties. The 1931 Sanborn map shows this building as separate from 112, with a battery station (114), auto sales (116), and lodge hall (second story of both). Auto sales and service is noted to the east at 112, which appears to have originally been Cox Motor Company.

Initially, only 116 W. 2nd Street appears to have been used as the address for this building, unless 114 started out associated with the 112 building to the east rather than 116. Louck's Garage is listed at 116 W. 2nd Street in an ad in May 1924, and then Star Garage is here in the 1926 directory. The 1931 Sanborn map shows this building with a battery station at 114 and auto sales at 116. The second story of both halves is a lodge hall.

The Morrison Ice Cream Company is listed at 116 W. 2nd Street in 1932 and 1935, followed by Sidwell Ice Cream Co. in 1941. Then, the 116 address is not used again in directories.

Evening Journal – Washington County Centennial Celebration – July 1936 - page 89 – Morrison Ice Cream Co – since 1929 – new plant on 2nd Street – modern equipment – Leland Morrison previously manager of Linder Iverson plant – 12 years of experience in business (directory – 116 W. 2nd St)

Evening Journal – Centennial Celebration – August 1939 - page 75 – Sidwell's Ice Cream – Frostopak carton – cuts easily – eight servings already marked – 4 servings in pint – at dealers – also two trucks to deliver – Mrs. Leland Morrison – manager

In 1936, L.C. Willits Company was noted at 108 W. 2nd Street, and they were then listed at 114 W. 2nd Street in 1941. 112 was not listed in the 1941, 1952, 1956, or 1964 directories. The 1943 Sanborn map shows an opening cut between 114 and 112 to the east. "Auto Repair" is noted in both storefronts. Thus, they appear to have used the double-storefront space. In 1953, Willits Motor Company was at 110 E. Main and offered Oldsmobile and Cadillac cars and GMC trucks. On August 1, 1945, Jessie Dougherty sold the building (south half of west 44' of Lot 6 and east 4' of Lot 5) to John

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Patterson, and then she sold the 112 building separately to John Patterson. The 1952 and 1956 directories list Sieg Company (auto supplies) at 114 W. 2nd Street - again, apparently also using 112, with no business listed here. The 1964 directory lists Sieg Company expanded to the west as well, at 114-116 W. 2nd Street.

The Veterans of Foreign Wars (VFW) occupied the lodge hall in the 1950s and 1960s.

The building is currently vacant.

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

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

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

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Location map



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

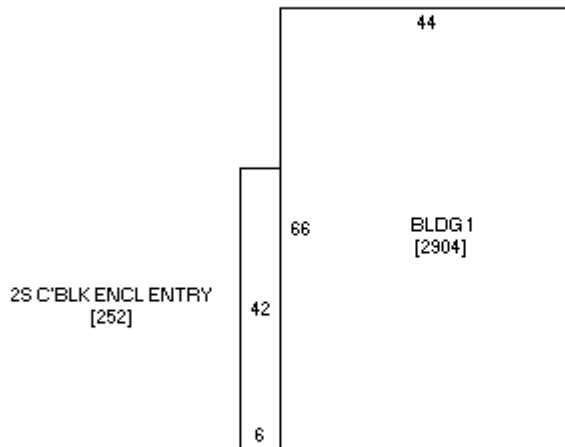
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Building plan (from assessor's website)



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Historic images



Northwest corner of 2nd Street and Marion Ave around 1920 (Patterson collection)

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Digital photographs



Photograph 92-00582-001 - South facade, looking northwest (McCarley, September 20, 2011)

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Photograph 92-00582-002 - South facade, looking north (McCarley, September 20, 2011)