

Site Inventory Form

State Historical Society of Iowa

(November 2005)

State Inventory No. 92-00495

New Supplemental

Part of a district with known boundaries (enter inventory no.) _____

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 Hotle Feed and Grain Company

other names/site number Downtown Survey Map # DT-001

2. Location

street & number 214 North Avenue B

city or town Washington vicinity, county Washington

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

(If Urban) Subdivision Original Plat Block(s) 7 Lot(s) South 52 feet of lot 4

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:

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

If Eligible Property, enter number of:

Contributing	Noncontributing
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—	—	buildings
—	—	sites
—	—	structures
—	—	objects
—	—	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)

02E Specialty Store - feed and grain dealer

Current Functions (Enter categories from instructions)

02E: Specialty Store - electrician

7. Description

Architectural Classification (Enter categories from instructions)

09F06: Commercial - gable front

Materials (Enter categories from instructions)

foundation 10B: poured concrete

walls (visible material) 05E: Aluminum

roof 05F: Steel

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 214 North Avenue B Site Number 92-00495
City Washington District Number _____

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)

Significant Dates

Construction date
1945 check if circa or estimated date
Other dates, including renovation
1970s?

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 Stacy A. Nielsen, volunteer Rebecca L. McCarley, consultant, Davenport
organization Washington Historic Preservation Commission date May 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

- 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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<u>Hotle Feed and Grain Company</u>	<u>Washington</u>
Name of Property	County
<u>214 North Avenue B</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 was collected, and it was determined that this building did not fall in the final district boundary.

7. Narrative Description

This is a large gable-oriented building that has been clad in various types of siding/cladding, likely over different periods of remodeling efforts. The building faces S. Avenue B to the west. Two large single-light windows are centered on the first story, with a store entry to the north and a large overhead garage door to the south. The first story is clad in a pebble panel material with battens, and the upper gable portion is clad in vinyl siding. An older window in the gable retains a four-light lower wood sash, though the upper portion has been converted to a vent. The south (alley) side has three smaller windows and two overhead garage doors. The lower wall and portions above and below the windows have pebble panel siding, while metal siding covers the remainder of this side. Exposed rafter tails are found under the eaves on the south and north sides. The north side is primarily covered in corrugated metal siding, as is the rear (east side). The roof is also clad in metal.

8. Narrative Statement of Significance

The Hotle Feed and Grain Company has been clad in pebble panel and aluminum siding, obscuring any historic features on the walls of the building. The overall gable-roof form and rafter tails remain visible. The windows and door have also generally replaced. Thus, it does not appear that this building retain sufficient integrity to be contributing in the Washington Downtown Historic District, and it has been excluded from the boundary as it is on the north edge.

This building sits on the south 52' of Lot 4 in Block 4. Sanborn maps shows two small one-story buildings on this portion of Lot 4 in 1902, 1909, and 1917, used for carpentry and/or painting through this period. A house sits on the north portion of the lot, and they were likely associated with the resident of the house. On February 20, 1899, Lot 4 was sold to Harry Shrader, who was a contractor in Washington. He appears to have initially lived here and then moved to W. Washington. The 1930 census lists Harry, age 70, building/house carpenter/contractor, with wife Laura, age 61. Laura Shrader then sold this property to Bessie O. Bush on September 1, 1937. Cyrus and Bessie Bush lived at 427 S. 4th Ave in the 1930 and 1940 census records, and he was proprietor of a retail feed store. The Bush Feed Store was located at 210 S. Iowa in the 1930s and 1940s.

The assessor lists c.1934 as the date of construction for this building. However, the 1943 Sanborn map shows the earlier north one-story building on the lot, rather than this full building that extends south to

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<u>Hotle Feed and Grain Company</u>	<u>Washington</u>
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the alley. It is noted as a general repair shop. The address is 214 N. Avenue B. The only directory listing identified for this address is the Hotle Feed & Grain Co., located here per the 1964 city directory. Long & Hotle, dealers in Foxbil and Cargil feeds, is noted as 1.5 blocks north of the courthouse in a May 18, 1946 newspaper ad. Hotle Feed and Grain is also listed as on N. Avenue B in the *Washington Evening Journal*, 60th Anniversary Edition, February 27, 1953, page 18. Thus, it appears that perhaps this building was constructed around 1945 as a feed store, perhaps taking over Bush's business and moving it to this location. Bessie O. Bush's estate (will) transferred Lot 4 to Cy Bush on November 9, 1964 (change of title). Hotle Feed and Grain Company then bought this property in December 1965. They appear to have also operated in a building across the street during all or part of this period.

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.

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Hotle Feed and Grain Company

Washington

Name of Property

County

214 North Avenue B

Washington

Address

City

Location map



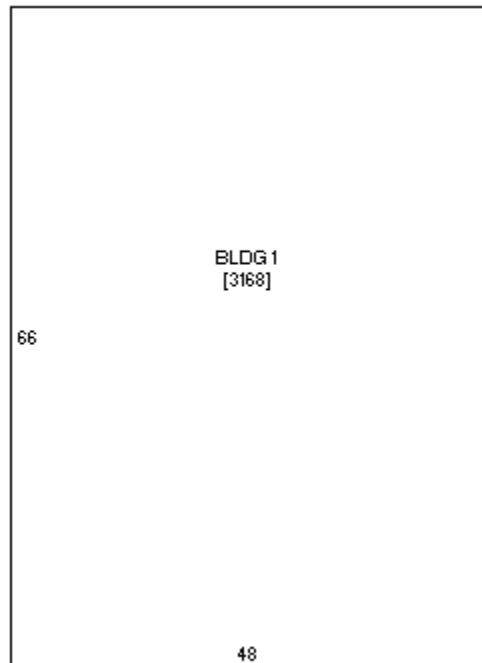
2009 aerial photograph (Washington County) – line indicates survey/research area boundary

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Building plan (from assessor's website)



Historic images

none identified

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Continuation Sheet**

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Digital photographs



Photograph 92-00495-001 - West and south elevations, looking northeast (McCarley, September 20, 2011)

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City



Photograph 92-00495-002 - North and west elevations, looking southeast (McCarley, September 20, 2011)