

# Survey Report

## Architectural and Historical Survey of the City of Cole Camp, Missouri

Project No. 29-98-13128-475



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June 1999



The architectural and historical survey summarized here was done in the fall of 1998 and the spring of 1999. Architectural historian and historic preservation consultant Debbie Sheals of Columbia, MO, was the primary contractor, and Robert Owens of Cole Camp, MO, was the project coordinator.

The project was funded by the City of Cole Camp and a grant from the Historic Preservation Fund administered by the Historic Preservation Program of the Missouri Department of Natural Resources.

This project was greatly enhanced by many hours of volunteer work,  
for which we are most grateful:

Assistance with black and white photography was provided by Jay Fajen and Arturo Gonzalez.

Assistance in reviewing early tax records and other historical sources was supplied by the following volunteers: Eldeen Bockelman, Maudeline Britz, Shirley Cash, Verna Eckhoff, Darlyne Fajen, Larry Hazise, Kay Jobe, Sonna Kates, Peggy Mitchell, Loren Sommerer, Rita Todd, and Carol Williams.

Mr. Hillard Wilckens generously gave us access to his remarkable memory,  
as well as an afternoon of his time to drive the survey area.

We were also given the time and memories of Mr. E. L. Eickhoff, Mr. Melvin Dieckman, Mr. G. A. Dieckman Jr., and Mr. Clarence Brunjes.

Thank You.



Cover Photo: Survey Property #108, the William Harms House, on North Walnut Street in Cole Camp. The Late Victorian Style I-house was built around 1914 by Dick Dieckman, a well known local carpenter.

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## Chapter One. Introduction and Methodology.

### Introduction.

Cole Camp has a long rich history which began in the early decades of the 19<sup>th</sup> century. It is like countless Missouri towns, in that access to transportation played a major role in its physical development. The first buildings to be erected in the settlement were located at the intersection of major trails in use at the time. Later, the coming of the railroad had a dramatic, nearly overnight impact upon the town. The railroad ran just north of the original settlement, and the business center quickly shifted in that direction to be close to the rails. Those patterns of development remain apparent, and intact buildings from all periods of the town's history grace the streets of Cole Camp yet today.

The importance of those historic resources has long been recognized in the community, and local histories include much information about both existing and former historic buildings in the area. The historical and architectural survey was designed to link individual properties more directly with local history, and to provide broader historical contexts for the survey properties. The survey project was sponsored by the City of Cole Camp, Robert Owens, project coordinator. Financial assistance was provided by a Historic Preservation Fund Grant from the State Historic Preservation Office of the Missouri Department of Natural Resources. The City hired historic preservation consultant Debbie Sheals to conduct the survey, and some research assistance was provided by local volunteers.

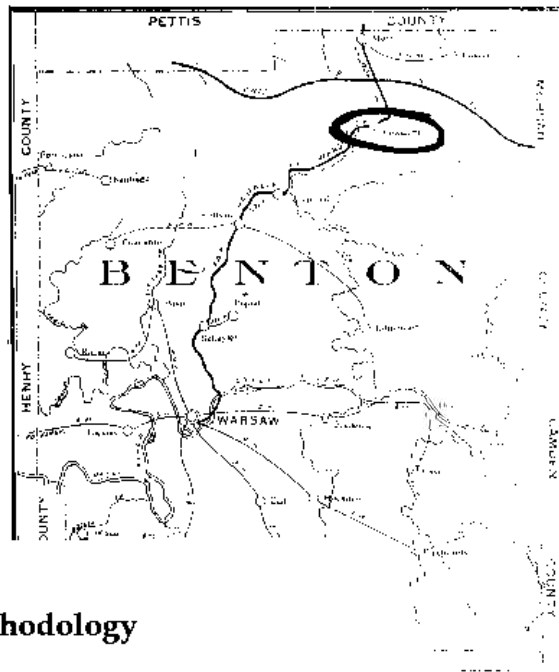
Cole Camp is located roughly twenty miles south of Sedalia, Missouri, in Williams Township of Benton County. The town slogan provides an apt description of the surrounding countryside: "Cole Camp -Where Benton County's Ozarks and Prairies Meet." The town is located in the northeast corner of the county, and is surrounded by farmland. The land to the north is relatively flat prairie, with some gently rolling hills. The foothills of the Ozark mountains lie to the south, and much of the county is dominated by the presence of Truman Lake and the western edge of the Lake of the Ozarks. The lakes occupy the former path of the Osage River, which was an early transportation artery for the area. (See Figure One.)

The town is bisected by Missouri State Highway 52, an east-west road which intersects State Highway 65 four miles west of town. The blocks in the southern part of town, a portion of which dates to the late 1850s, are laid out at a 45 degree angle to the compass points. Those blocks align with the historic Butterfield Trail, which enters the town from the southwest. The current City Park, which also contains the town's water tower, was the original Public Square.

The blocks in the north part of town were platted after the Missouri Pacific Railroad came through in 1880. The northern blocks are laid out with the compass points, and align roughly with the former railbed, which went out of use in the 1940s. Commercial properties are concentrated along Highway 52 and Maple Street, in the north-central part of town, while the area south of the highway is predominantly residential.

Although there are several small post-1940s subdivisions in the community, the city limits have not changed substantially since the mid-1920s. The survey area, therefore, included all land within the city limits of Cole Camp, as well as a few properties located along the main roads outside the city limits. The initial proposal for the survey set a goal of approximately 250 properties, a number which proved to be quite accurate; the initial survey group included 258 properties, and 252 remain in the final group.

**Figure One. County Map of 1904.**  
Map taken from Walter Williams'  
The State of Missouri: An Autobiography.  
Columbia, MO:  
Stephens Press, 1904.  
page 331.



## Methodology

### Objectives

The primary objective of the survey project has been to catalogue and record basic information about the historic architecture of Cole Camp. A full inventory of historic resources makes it possible to link individual properties with important historical themes, and to examine the historic buildings of the town as they relate to one another. The uses to which that information can be put are varied: It provides a good base for future National Register nominations, it can serve to encourage and aid more specialized research, and it can be used to help manage and promote the historic resources of Cole Camp.

The development of a catalogue of all of the historic buildings in the town combines nicely with the already well-documented history of the community to create a solid foundation for National Register nominations. Many of the survey properties appear to be eligible for inclusion in the Register, either individually or as part of a group. There are also a number of properties which, while not eligible for the National Register, are still important for their associations with local history. There are, for example, several houses which have at least some walls of *Fachwerk* construction. Those houses have generally seen too many exterior alterations to be eligible for the National Register, but are nonetheless significant as tangible links with the many German immigrants who settled in Cole Camp.

The survey data also provides basic historical information about buildings which may otherwise have never received individual scholarly attention. Although it was beyond the scope of this project to conduct in-depth research on every building, it was possible to record enough data to provide a starting point for further research. Both primary and secondary historical resources are available right in Cole Camp, and it is hoped that this project will spur additional research by property owners and local historians.

The survey information will also be useful for planning and promotional activities. Nearly every historic building in town has been assigned an approximate construction date, and significant concentrations of historic properties have been identified. That information can be used in the development of such promotional materials as walking tours and interpretive displays, and to plan for conservation and proper treatment of those resources.

This report summarizes the information gathered during the survey project, and offers recommendations and observations about both the past and future of these important historic properties.

## Field Work

Field work consisted of identifying and recording all buildings in the town which were likely to have been built before 1950 and which were still substantially intact historically. The recording work included noting basic physical characteristics of each property, mapping its location, and photographing each building with both color and black and white film. Color slides of general views and important individual properties were also taken.

The first step in the field work involved dividing the study area into two sub-areas, a move which created more manageable study areas, streamlined data collection and archival research, and made it possible to give local volunteers access to one set of forms while other research was being done with the others. Field observations and consultation with area historian and local project coordinator Robert Owens resulted in a division which separated the town into north and south sections. The dividing line runs roughly along Highway 52, with a southward dip along Maple Street to keep the business district together. (See Figure Two.)

The two areas divide nicely from a historical as well as a physical standpoint. Most of the properties in the north section, including the current business district, were developed after the railroad came through. The buildings found there form a relatively homogenous group; all or most were built after 1890, and historic resources tend to be grouped together, albeit in groups of varying age. Residential and commercial areas are clearly delineated, and historic buildings tend to exhibit a fairly high level of integrity.

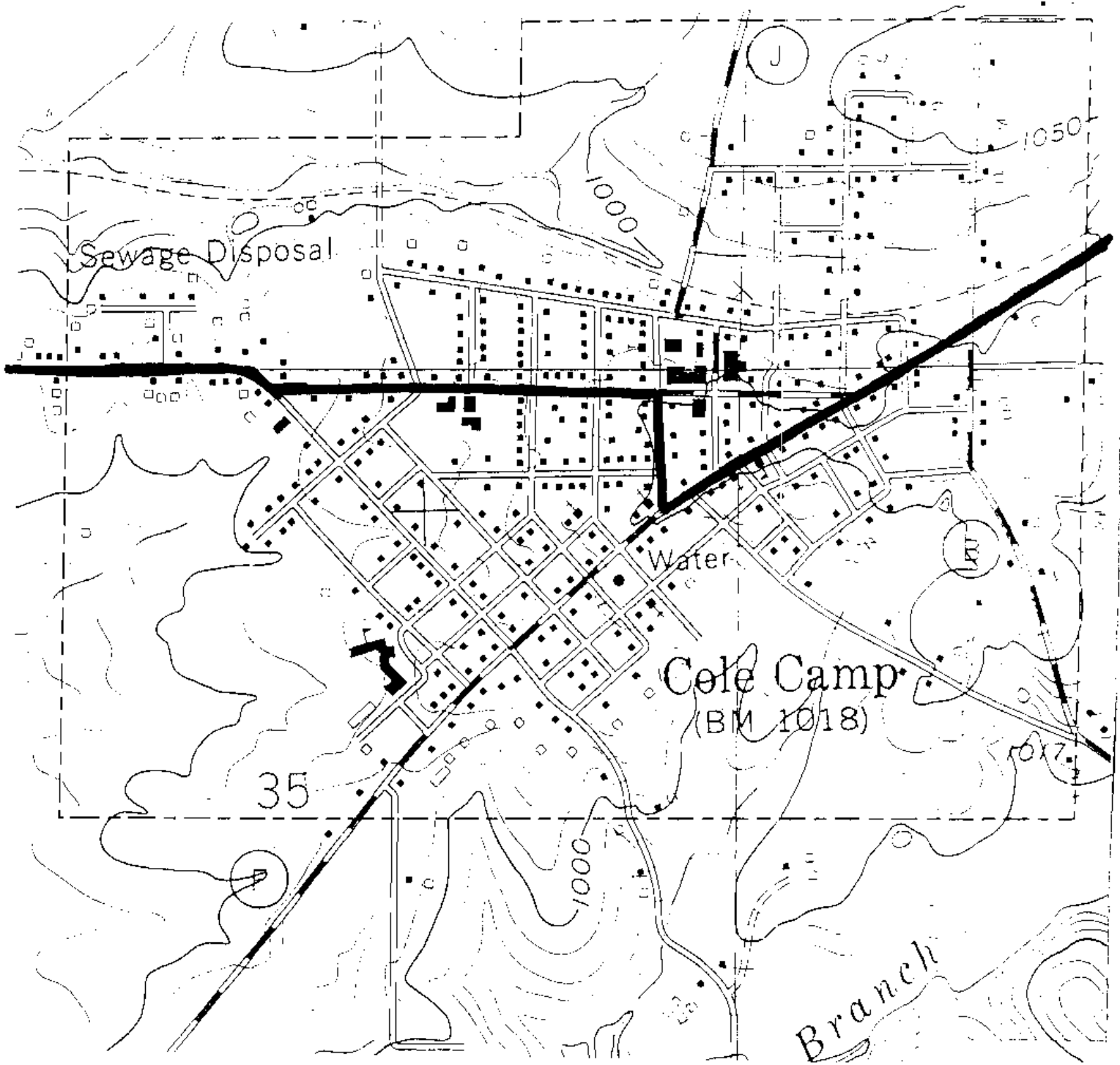
The south part of town, on the other hand, is less uniform. Buildings in the area vary in age from more than a century to less than a decade, and modern construction mixes freely with historic properties. Many of the buildings in the south part of town are the oldest in the group, a fact which has resulted in a relatively high number of alterations, and lower overall levels of integrity. Although the area around the current park was the first commercial center in Cole Camp, the vast majority of the buildings, modern or historic, in the south part of town today are residential.

Study properties were selected according to visual characteristics as well as location on a 1961 U.S.G.S. topographic map of the community. Field recording involved walking all streets in the area and taking color photographs as the properties were recorded. Field numbers were assigned to each property as the work progressed; roughly speaking, the north section contains numbers 1-128, and the south part of town has 129-258. The numbers are neither strictly chronological nor all-inclusive. Some numbers were dropped as work progressed, and properties added late in the process were assigned higher numbers than their neighbors.

Photocopies of Benton County ortho-photo tax maps were used for field maps. The maps consist of aerial photos to which scaled property lines and tax number codes have been added. The buildings are shown within current and historic property lines, and the maps are keyed to current county tax rolls. Those features made it relatively easy to identify upon which lot a particular building was located, and to identify current owners from the tax rolls.

It should be noted that field work included recording the location of nearly all of the buildings in town, not just those over fifty years old. (Inventory forms were done only for those over or close to fifty years old.) It has been estimated that approximately 500 properties were identified and mapped. The locations for newer or altered buildings were documented to allow

Figure Two. U. S. G. S. Topographic Map of Cole Camp, with survey area dividing line.



a better analysis of existing concentrations of historic resources, as well as how those resources are impacted by the existence of non-contributing buildings. Areas with exclusively modern buildings were simply noted on the base map, with no indication of number or location of resources.

Once the majority of the field work was completed, the general locations of recorded properties were plotted onto a map of the town which includes property lines and major additions. The base map was drawn between 1928 and 1930 by longtime local lawyer C. P. Junge, and apparently used as the official reference map by the city for a number of years.<sup>1</sup> It has proven to be a valuable historical resource as well. Junge included the names of property owners on several of the larger parcels in town, many of which have been hard to identify by other means. With the exception of commercial buildings, survey properties were indicated by a standard symbol only, and the survey map is not meant to be a scaled footprint map. (See Figure Three.)

### **Photography**

As mentioned, color photos of the survey properties were taken as the fieldwork was being done. The color photos were developed and labeled right away with property number and roll number, and have been used throughout the project as research aids. Two sets of color prints were made; one set will stay with the raw data on file with the contractor, and one set will be given to the City along with their copy of the survey forms and report. The City copies will also be utilized for a photo exhibit which will be used to help publicize the project findings.

Black and white photography was done independently, after the initial fieldwork was completed. The photographers worked from maps upon which had been marked the survey property numbers and locations. Most of the properties in the north part of town were photographed by Jay Fajen, while those in the south part of town were taken by Robert Owens. Both men are local residents with significant knowledge of the survey area. The black and white photos were labeled by the photographers and local volunteers, and will be kept on file with the inventory forms at the Missouri Cultural Resource Inventory of the State Historic Preservation Office in Jefferson City.

### **Community Involvement**

The survey project has been well publicized throughout the process. Public meetings were held on two different occasions, and informational flyers were distributed at the meetings and during field work. At least seven different articles about the survey have been published in the local paper. Basic questionnaires were printed in the local paper and distributed by hand to gather property specific information. Community response has been positive, and much useful information was gained as a result of local input.

After the initial survey map was completed, knowledgeable area residents were consulted to identify locally important historic properties that may have been overlooked, or not recorded due to significant alterations. That effort proved to be successful; several of the oldest properties in the survey group were added as a result of that effort. Consultation with town residents and

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<sup>1</sup>The map was in the possession of the City of Cole Camp, and shows signs of being updated several times over the years, either with paste-overs or new lines added. The construction date has been deduced by comparing the names of property owners named by Junge with early tax and deed records. The map has been assigned a ca. 1927 construction date, and is referred to as such on the survey forms. Later research narrowed the date even further; it was made between late 1928 and 1930.

local historians also yielded important historical information about many of the survey properties, and often served to fill in gaps of information found through other sources.

Most of the information assembled through oral history came from project coordinator Robert Owens and lifetime local resident Hillard Wilckens. Mr. Owens grew up in Cole Camp, and returned to live there after many years away. He is an active and knowledgeable historian as well as the primary author of a comprehensive social history of the town: Hier Snackt Wi Plattdeutsch: Here We Speak Low German.<sup>2</sup> Mr. Wilckens is a native of Cole Camp who clearly remembers local events and residents from the late 1920s to the present. He can name the early residents of an astonishing number of the historic houses in town. A comparison of historic tax records with the names he attached to many of the survey properties revealed that his memory is quite accurate, and the information he provided proved to be especially useful in identifying previously unknown early owners.

Information was also gathered from relatives of early builders, most notably from members of the Dieckman family, and from Mr. Clarence Brunjes. The Dieckman's have a long family history of building houses in Cole Camp; and family members today know of several of the homes they were responsible for. Mr. Clarence Brunjes, who still lives in Cole Camp, spent some time in the construction trade there, and worked with his father, Ernest Brunjes, on a few of the survey properties. The result of such collective memories is that builders have been identified for several of the survey properties.

### **Archival Research**

Archival research was done throughout the project. Both primary and secondary sources were consulted before field work began, to guide general research and identify major themes in the community's history. It was also helpful to identify such things as prominent early citizens and development dates for the town's many different additions before fieldwork started. Research after the fieldwork focused on such things as setting likely construction dates and identifying early owners, as well as filling in information about more general topics.

Historical research was done throughout the project to identify good sources of local history, and to help connect individual properties with prominent early citizens and major historical themes. Because local history has been generally well-documented, the research for this project has focused upon recording property-specific information as well as identifying general historical contexts. Historical contexts have been developed in part to lay the foundations for future National Register nominations.

There are a number of very useful sources of general area history, the most notable of which are two locally written histories: Hier Snackt Wi Plattdeutsch: Here We Speak Low German, and Cole Camp Area History: 1839-1976. The first book is a cultural history of the town, which offers valuable insight into the lives of the German immigrants and their families who settled in the area. The second book is a more straightforward chronological history which contains a wealth of information about local events, with an especially detailed section on commercial history.

There is also a pair of small self-published histories of the area written by Cole Camp native Rev. Gilbert Esser, "Locations in Old Cole Camp," and "Locations in New Cole Camp," which have proven to be useful. Both of the Esser typescripts include maps which are keyed to

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<sup>2</sup> Owens, Robert, et. al. Hier Snackt Wi Plattdeutsch: Here We Speak Low German. Cole Camp: City of Cole Camp, 1989.

historic properties. Other sources of note include Benton County histories written in 1889, 1912, and 1969. There are also many historic photographs of the town, most of which were published in the two locally written histories named above. Copies of relevant historic photos have been filed with many inventory forms.

Available primary sources include census records, county deed and tax records, a number of property abstracts, and historic newspapers. Benton County records are largely intact and in good condition. Land and personal tax records go back to around 1860, and deed records go back to around the time the county was organized, 1835. The Cole Camp Area Historical Museum has many of the original tax books compiled after 1890, with earlier books currently on file at the Benton County Courthouse. (The County intends to microfilm the rest of the books soon, after which they will be donated to the Museum as well.)

Tax records were used extensively to set likely first owners and construction dates for the survey properties, and to identify subsequent owners as well. Much of the scan of tax records was done by local volunteers, using early tax books in the possession of the Cole Camp Area Historical Society.<sup>3</sup> It has been a goal to set a construction date for each property which is accurate to approximately five years. To achieve that, tax records were reviewed in five year intervals when available, and in many case the owners for several decades were identified.

There were several properties in the survey area that could not be readily found in the tax books, due to an absence of standard lot and block type legal descriptions. A few of the properties are outside the city limits, and several that are in town are not within standard additions. (Several parts of the town were never platted into formal additions.) Those properties all had metes-and-bounds type legal descriptions which were not easy to find in the tax books. Records for early owners and construction dates for those buildings are therefore sometimes less specific. In many cases the early owners for those buildings were determined from a 1904 Atlas map of the town, and the ca. 1927 city map compiled by C. P. Junge, with back-up information provided by Hillard Wilckens.<sup>4</sup>

Determining the owners of commercial properties was also problematical at times, due in part to unusual divisions of platted lots. There were a couple of cases, for example, where three or four people owned different portions of a set of three or four lots, all of which were entered rather vaguely in the tax books. An effort was made to compare secondary sources with primary sources to ensure proper identification of early owners, and notations were made on the survey forms if exact ownership was not clear.

Information about commercial history was also available from Sanborn Fire Insurance Company maps and County business license records. Parts of the city were mapped by the Sanborn Company in 1913 and 1930, providing a good record of the commercial center for those years. Business licenses are a bit more vague, as addresses were not given in the records. It was possible, however, to compile lists of area businesses for specific periods in time.

The town of Cole Camp has had a newspaper for much of its history, and microfilm copies of the Cole Camp Courier are available from the 1890s to the present.<sup>5</sup> Historic newspapers were scanned for information about early buildings projects and related themes, often with good

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<sup>3</sup> See the inside cover of this report for a full list of volunteers.

<sup>4</sup> George A. Ogle, Standard Atlas of Benton County, MO, (Chicago: Geo. A. Ogle and Co., 1904.)

<sup>5</sup> Both the State Historical Society of Missouri and the local library have microfilm copies of the paper which go back to 1897.

results. One series of very brief articles, for example, noted that work was starting on three different buildings, providing, in addition to exact construction dates, information about who owned the property at the time, as well as who was making the bricks being used.

More intensive examination of primary materials was available through abstracts of several properties in town, as well as deed records at the Benton County Courthouse. The abstracts provided early ownership history for several areas in town, as well as direct information about the properties they covered. Although time restrictions prohibited extensive deed searches, courthouse deed records were reviewed for a few subject properties. Courthouse records were also consulted to identify dates and landowners associated with most of the early additions to Cole Camp.

### **About the Inventory Forms**

The historic names and construction dates recorded on the inventory forms were determined by tax and deed records, as well as the early maps mentioned above. The historic name is based upon the first known owner of the building currently on the lot. (Some of the buildings replaced earlier buildings.) Other early owners are noted in the "history" section of the inventory forms. The construction dates were set at one year prior to the first known record of their existence. In other words, if the property first showed as improved in the 1890 tax book, it was assigned a construction date of ca. 1889, and the historic name was based upon the person who owned it at that time.

Although all properties were given ca. dates to facilitate electronic filing and sorting, there are a few properties for which a nearly exact construction date was determined. Those properties have an asterisk after the ca. date. The asterisk is also explained under section 31 of the survey sheet; "Dating information/Significant Persons," which was used to note or explain unusual dating situations or unclear records.

Current owners were determined by review of tax rolls compiled by the Benton County Assessor's office. The tax rolls were keyed to the base survey maps, and owner information is accurate as of fall of 1998. Present local names were generally based upon existing owners, although a few of the properties are known either by earlier uses/owners or current business names. Streets and addresses in Cole Camp are well marked, and most buildings had a clearly visible street number. Those missing numbers were given an approximate address such as "the 100 block of N. Pine." All buildings are marked in their proper location on the base survey map, and all forms include current legal addresses as recorded in the tax rolls.

The inventory form which was used to record information was approved by the MO-HPP prior to use, and was modeled after inventory forms used in other survey projects. An electronic template for the form was created, using the database program Filemaker Pro 3.1. This step created an easily manipulated database of information about the survey properties. The lists which appear in the appendixes of this report were generated with the same software program, and it was particularly useful for sorting and analyzing data.

The "special features" box on the survey form was added as fieldwork progressed, to allow separate notation of certain themes which became apparent early in the field recording process. That box was used to quickly note special features which would be hard to analyze if included in the narrative section of the descriptions. For instance, many of the houses in Cole Camp have two front doors, a characteristic for which there is no check box on the form, and which would easily get lost in narrative descriptions. Making "two front doors" a category in the special features box made it easy to sort the survey properties specifically by that feature, which

allowed more specific analysis as to its relative popularity.

The historical contexts laid out in the next chapter have been divided into three periods, based upon patterns of development which occurred in Cole Camp before 1950; "Settlement and Pre-Railroad Development," "Railroad Era", and "Early Twentieth Century." The resources from the Railroad Era represent the majority of the survey properties, accounting for two thirds of the total. ❖

**Figure Four.**

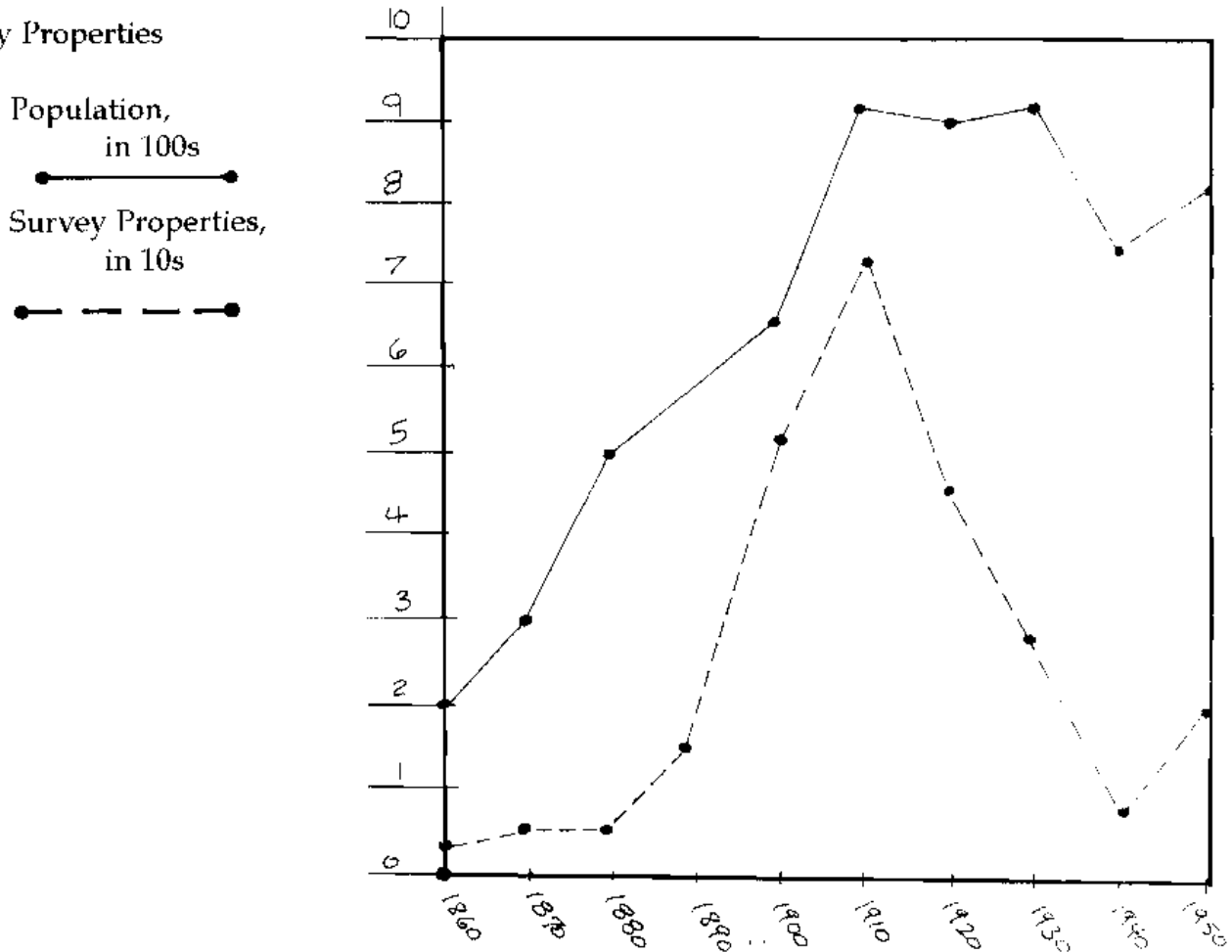
The ca. 1899 Martin Balke House, (#141) at 102 Short Street, one of many Victorian era houses in Cole Camp.



## Chapter Two. History and Architecture.

Historic buildings provide tangible links with the history of a community. In Cole Camp, surviving historic buildings continue to reflect the economic and social conditions which were in place when they were new. The graph below shows how closely the construction dates for the survey properties correspond to the population figures from the same time periods.

**Figure Five.**  
Historic Population  
and  
Survey Properties



### Population Figures:

Taken from Gazetteers and various issues of the Official State Manual of Missouri.

1860-- 200

1870- approximately 300

1880- 500

1890- 600

1900- 648

1910- 910

1920- 899

1930- 932

1940- 753

1950- 813

1990-approximately 1200

## I. Settlement and Pre-Railroad Development: 1839-1880.

**SUMMARY:** Eleven of the survey properties were built before 1881; they represent roughly 4.5% of the total. Of those eleven properties, four may be individually eligible for the National Register. Cole Camp buildings which were constructed before 1881 are important as rare surviving structures from the earliest days of settlement. Intact properties within the group can be expected to exhibit significance in the areas of **Architecture and Exploration/Settlement**, under Criteria A and C. The surviving buildings are relatively unstyled, vernacular buildings. Most surviving houses had original floor plans of either one or two rooms. Property types include the **single pen house**, the **double pen house**, and the **hall and parlor house**.

Cole Camp has a long history; the original part of the town was home to one of the county's first post offices, which was run by Ezekial Williams. Williams, a native of Kentucky, is strongly associated with the settlement in the Cole Camp area. Williams Township and Williams Creek are both named in his honor. As one county history put it, "the old story of Cole Camp always begins with Ezekial Williams (1775-1884)."<sup>6</sup> Williams first passed through the area in 1818, while working on a military road which ran between Palmyra, Missouri and Ft. Smith, Arkansas. That road, which still runs through the county, played an important part in the settlement of Cole Camp and the surrounding countryside. It was in place from the first days of settlement, and was referred to as "the old road" as early as the 1870s.<sup>7</sup> It runs through Cole Camp today and is still known as the Boonville Road.

Williams returned to the area around 1830, and is said to have been the first "Anglo-Saxon settler in Benton County."<sup>8</sup> Williams started a trading business and farm a few miles southwest of the present townsite soon after his return. He was active in the establishment of the county, he was one of the first Judges of Election, and it was in his home that the first election in Williams Township was held. The first County Court to meet after Benton County's organization in 1835 awarded Williams a merchant's license, and shortly after gave him a license to operate one of the county's first post offices as well.<sup>9</sup> Williams named the post office "Cole Camp," reportedly after his home township in Kentucky.

A few years after Williams opened the post office, the first building in what is now Cole Camp was erected. That first house was built by Dr. Hosea Powers, a lawyer who later served in the Missouri State Senate. (The "Dr." may have been an honorary title, there is no evidence that he practiced medicine.) Powers' house was in a good location for a settlement. It was located near the intersection of at least three major roads, the Butterfield Trail, which came up from the

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<sup>6</sup> Cole Camp Area Historical Society, Cole Camp Area History: 1839-1976, (Shawnee Mission, KS: Kes-Print, Inc, 1976) p. 6.

<sup>7</sup> Lay, James H. and George C. Worth, History of Benton County, MO, (Warsaw, MO: Proposed Benton County Historical Society, ca. 1912, typescript copy from the collection of Robert Owens, Cole Camp.) p. 6.

<sup>8</sup> Lay., p. 7.

<sup>9</sup> Cole Camp Area History, p. 5.

southwest, the Boonville Road, and the Versailles-Jefferson City Road, which came in from the east. Several houses and stores were built after Powers', and within a few years there was a small settlement at that intersection. Ezekial Williams followed the business, and moved his post office to that settlement, which then took the name of the post office. The town has been called Cole Camp ever since.<sup>10</sup> It is generally held that Cole Camp was founded in 1839, although this appears to be based more on when the post office moved to town than any formal plat or organized development.

It can be argued that Hosea Powers had as much to do with the town founding as did Williams. He built the first house in the area, and at one time owned much of the land now within the city limits. An early county history noted that Powers was "moving west, without any plan as to where he should locate," when he "came upon the spot where Cole Camp now stands, and being pleased with the location, he at once determined to settle upon it."<sup>11</sup> Powers was apparently a multi-talented individual, in addition to being a lawyer and a politician, he was a surveyor and real estate developer. He laid out his own claim, and soon sold house or store lots to other individuals.

Powers received a patent for 80 acres of land surrounding the intersection of the old roads in 1839, and apparently continued to acquire adjoining land for much of the next ten or fifteen years.<sup>12</sup> He and his wife, Adeline, sold off small parcels near the intersection to at least three other early settlers. Septimus Martin, one of the settlement's first store keepers, bought a lot in 1848 and Samuel Fowler bought one in 1852. The land Fowler purchased is still called the "Fowler Lot" in legal descriptions, and the Martin store site is now home to survey property #131, currently known as the Boeschen House.<sup>13</sup>

It was also about that time that Powers first sold land to William C. Blakey, who bought a small lot next to Fowler's from him in 1852. In 1855 Powers sold Blakey a much larger parcel, which included nearly all of Powers' original patent, most of the land upon which the original town is located and several more acres north of the old road intersection. It is not clear if Powers died shortly after that, or simply moved on; he disappears from records after the mid 1850s. Blakey, and his brother, Yelverton C. Blakey, played a major role in the development of the village of Cole Camp, and it is they who are credited with transforming the trading settlement into a formal town.

It was around the time that Blakey bought the land from Powers that the plat for the original town of Cole Camp was filed at the Benton County courthouse. Although the plat is undated and gives no owner or surveyor's name, the town was laid out on land believed to have been owned by Blakey. Also, the 1860 Missouri State Gazetteer and Business Directory describes Cole Camp as a having been "laid out in 1857 by the Blakey Brothers," and some accounts note

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<sup>10</sup> Cole Camp Area History, p. 6.

<sup>11</sup> Lay, p. 10.

<sup>12</sup> Land transfers have been traced through abstracts for several different survey properties, and not all land transfers were included in those records. County deed indexes are a bit sketchy for that time period.

<sup>13</sup> Abstract for Lot 5 and 8, Block 9, Original Town of Cole Camp.

that the early settlement at the intersection was once called "Blakey Town."<sup>14</sup> (It was also known by the more colorful name of "Lick Skillet," for reasons unknown.) It has been assumed, therefore, that the Blakey's filed the plat for the original town of Cole Camp.

The town was laid out just southwest of the intersection, and is oriented to the Butterfield Trail, which was called Main Street on the plat. (See Figure Six.) The plat includes an open public square on the northern edge of the town, surrounded by evenly spaced streets and blocks. Street names show further evidence of Blakey involvement, as there is a Blakey Street right in the center of town. The only other street believed to be named after a person is Ferguson Street, which was probably named after hotel proprietor J. C. Ferguson.<sup>15</sup>

The town was soon greatly expanded by the creation of Blakey's Addition, which nearly doubled its size. That addition was presumably platted for the Blakey brothers, as well; the filed version also lacks names or a date. The 1862 tax book for Benton County includes an entry for a lot in Blakey's Addition, and it has therefore been assumed that it was platted ca. 1861.

By the eve of the Civil War, Cole Camp had developed into a busy, well-balanced community, with at least one school, two churches and a number of businesses and homes. The 1860 Missouri State Gazetteer and Business Directory listed more than thirty five different businesses in Cole Camp, as well as two school teachers, two ministers and a justice of the peace. That list of businesses and professionals also shows that there was much construction underway. There were four different brick makers, five carpenters, and two real estate agents.

The Blakey family was well represented in that group; Goodwin Blakey had a general store, as did "Blakey and Bros.", Y. C. Blakey was the post master, and W. C. Blakey owned a livery stable and sold real estate. Very early deed records also show that they owned numerous lots in both Cole Camp and Blakey's addition, and that Wm. C. owned the most. They did not, however, do quite as well with their real estate ventures as they had planned. In 1867, William and Y. C. Blakey filed for bankruptcy, and by 1869 they were living in Cooper and Johnson Counties.<sup>16</sup> It is possible that the Civil War was at least partly responsible for the bankruptcy. The war may have interrupted development to a extent that they were unable to capture the profit they needed to, or they may simply have left the area for political reasons.

As with most Missouri communities, development halted with the Civil War. Cole Camp was brought into the conflict very early. The town was the site of one of the first battles of the war and the second in Missouri: the "Battle of Cole Camp," which took place June 19, 1861.<sup>17</sup> Settlement patterns in the county had created a tense situation, with area settlers fiercely divided over the issue of slavery. The "old stock" Americans in the southern part of the county were confederate sympathizers, while German immigrants who were living mainly north and east of Cole Camp were strongly pro-Union. At least one survey property, the H. H. Parks house (#249), just west of town on Highway 52, was the scene of a war-related conflict. Local history holds that

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<sup>14</sup> Southerland and McEvoy, Missouri State Gazetteer and Business Directory, (St. Louis: Sutherland and McEvoy, 1860) p. 59.

<sup>15</sup> Ferguson is among the business owners listed in the Cole Camp entry of the Missouri State Gazetteer and Business Directory, ( St. Louis: Sutherland and McEvoy, 1860) p. 59.

<sup>16</sup> Abstract for Lots 5 and 6, Block 9, Original Town of Cole Camp.

<sup>17</sup> Robert Owens, et. al., Hier Snuckt Wi Plattdeutsch: Here We Speak Low German, (Cole Camp: City of Cole Camp, 1989) pp. 179-192.

Parks was killed at that house by Union forces, who suspected him of supplying information to southern sympathizers.<sup>18</sup>

Although tensions remained high throughout the war, there was little physical damage to the town, and things appear to have settled down relatively quickly afterwards. As one source put it: "After the war it seems the area made a smooth transition to a peaceful mode of life, and progress resumed with less turmoil and conflict than was experienced in so much of the nation."<sup>19</sup> County plat and tax records also indicate that things returned to normal fairly quickly, and that the town continued to grow. Two small additions were platted in 1866, and the land tax records for 1869 show that both the original town and Blakey's addition were seeing further development.<sup>20</sup> (See Figure 7.) Historical sources also show that Cole camp was a thriving community in the period immediately following the war.

A series of articles which ran in the Benton County Enterprise of Warsaw, Missouri in 1934 documented the memories of Viola Huse Moore, who came to Cole Camp as a child in 1866. In an article titled "Cole Camp in 1866," she wrote: "Proceeding through town on Main Street [now Butterfield] we viewed with interest the buildings on either side....the residence and saddlery shop of Louis Rothganger..the two story building of Fred Feldman...Mittlebach's store..the neat little residence of the merchant and his wife..the post office..the public square...."<sup>21</sup> Ms. Huse described several different residences, as well as a number of two story business buildings and a large brick hotel, which hosted "public meetings, banquets, balls, etc." That hotel was the Keeney House, which was located at what is now 601 W. Butterfield, the current site of survey property #205. The house there today is said to have been built of bricks salvaged from that large structure.<sup>22</sup>

Cole Camp continued its steady growth into the 1870s. The 1876-77 Gazetteer entry for the town noted that the population at that time was "perhaps 300," up from 200 hundred in 1860. That population increase can be attributed in part to a marked increase in German immigration to the community. German immigrants had begun settling in the area as early as the 1840s, but it was not until after the war that the influx into Cole Camp became significant. Census records show that by 1850, 37% of the families in Williams township were from Germany, up from 25% the decade before.<sup>23</sup> That trend continued even more strongly after the war, to the point that German heritage became a dominant force in the social and commercial history of the community.

The immigration to Cole Camp followed national and statewide trends. The United States experienced a major influx of German speaking immigrants during the nineteenth century; the

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<sup>18</sup> Owens, et. al., p. 201-202.

<sup>19</sup> Cole Camp Area History: 1839-1976, p.113.

<sup>20</sup> Benton County Records show that Feldman's Addition and Fowler's Addition were both filed in 1866. The lot lines in Feldman's Addition line up directly with those in Blakey's Addition, leading to speculation that Feldman laid out his addition earlier, but did not file it until after the war.

<sup>21</sup> Viola Huse Moore, "Cole Camp in 1866." (Third article in a series, the Benton County Enterprise, Warsaw, MO, 1933.)

<sup>22</sup> Owens, et. al., p. 142. and Cole Camp Area History, p. 38.

<sup>23</sup> Cole Camp Area History: 1839-1976, p. 6.

Figure Six. Original Plat of Cole Camp.

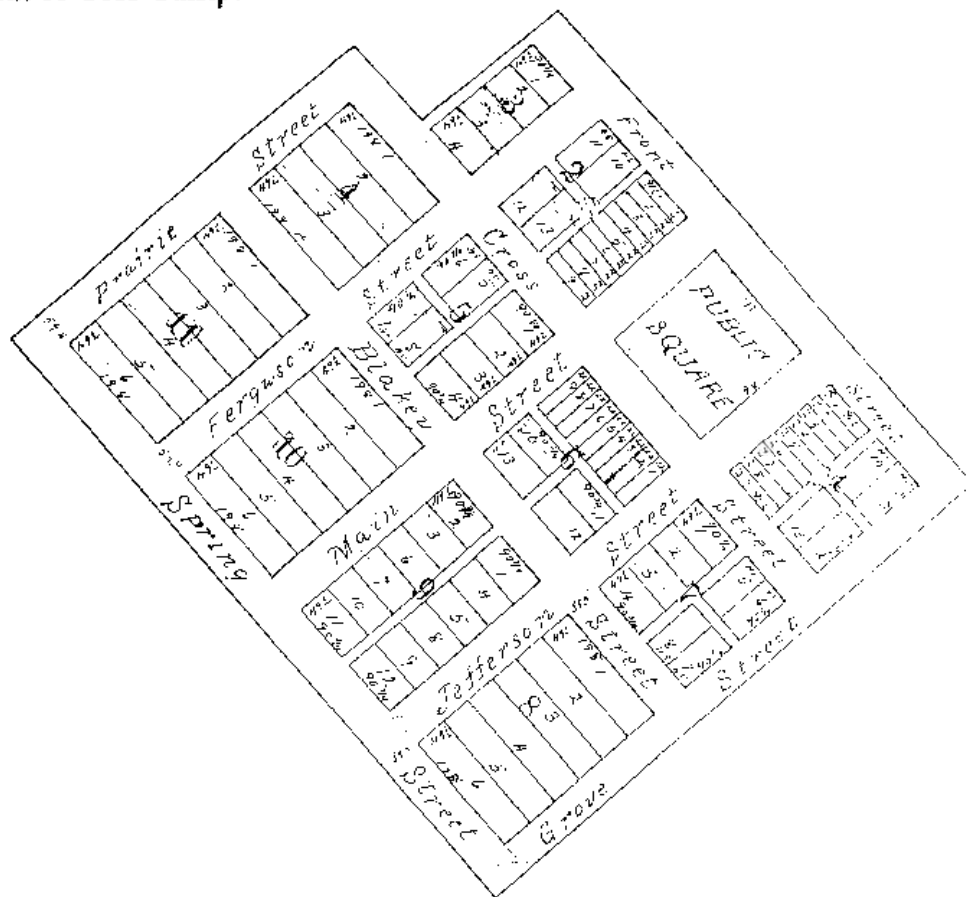
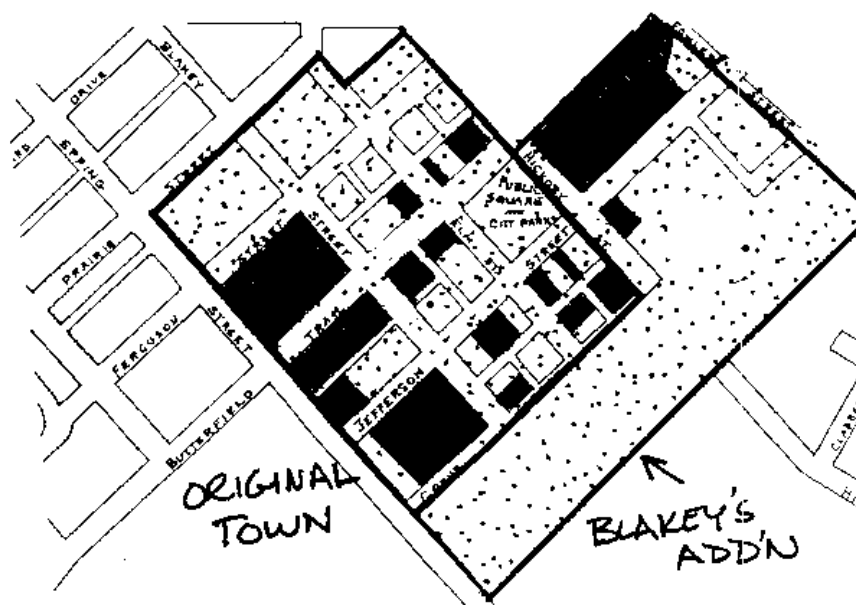


Figure Seven. Improved Properties, per the 1869 Benton County Land Tax Book.



total foreign-born population of the United States in the last half of the nineteenth century ranged from 25% to 30% German.<sup>24</sup> The Midwest states were especially popular destinations for the immigrants, and significant numbers of Germans settled in Missouri. Census figures show that by 1890, nearly 125,000 Missourians were German-born, and approximately twice that number were German speaking.<sup>25</sup> That tide of immigration left a lasting impression. Twentieth century studies have shown that Americans with German ancestry currently form the largest European ethnic group in the country, and it has been estimated that nearly forty percent of Missouri's modern population has some German ancestry.<sup>26</sup>

Many of the immigrants who settled in Cole Camp were Lutherans from the northern German province of Hanover. They spoke a German dialect known as "Low German", which is still spoken in the community today. The German heritage of Cole Camp has been well documented in the locally produced book *Hier Snackt Wi Plattdeutsch: Here We Speak Low German*, and residents of the town continue to recognize and celebrate that tradition. (Remnant German-American building characteristics of the survey group will be discussed in Chapter Three of this report.) The families of many of those early German immigrants remain in Cole Camp today, and a comparison of early census records with a modern Cole Camp phone book reveals many of the same family names.

In spite of the strong evidence that Cole Camp had developed into a bustling community by the middle of the 19<sup>th</sup> century, remaining buildings from the pre-railroad era are rare. Only four percent of the buildings in the survey group are believed to have been built before 1881. This is partly a function of continued prosperity; there are many new homes in the oldest parts of town which no doubt replaced earlier structures.

Oddly enough, the surviving early buildings are of predominantly frame construction, which is often less enduring than brick. Several descriptions of the town as it appeared in the mid-1800s note the existence of many brick buildings, some of which were substantial two story structures, and the *Gazetteer* entry shows that several brick makers were in business in 1860. It is not clear exactly why so few of those early brick buildings have survived

One possible explanation is that the mortar used for the ante-bellum buildings was a little too much on the soft side. High lime mortars used on early buildings were always relatively soft, and needed to be, to complement the softer bricks used. However, a mortar that is too soft can literally wash away after continued exposure to the elements, weakening the masonry wall. This may have been the case with some of those early Cole Camp buildings. One historical account, for example, noted that the Blakey Brothers' two story brick store building was destroyed in a storm in 1890, indicating that the walls were losing structural integrity by that time.<sup>27</sup> Also, the

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<sup>24</sup> Hildegard Binder Johnson, "The Location of German Immigrants in the Middle West," *Annals of the Association of American Geographers*, Vol. XLI No. 1. (March, 1951) p. 1.

<sup>25</sup> Adolf E. Schroeder, *The Immigrant Experience*. (Columbia: University of Missouri and the State Historical Society of Missouri, 1988), p. 28.

<sup>26</sup> Adolf E. Schroeder, "To Missouri, Where the Sun of Freedom Shines: Dream and Reality on the Western Frontier," and Donald M. Lance, "Settlement Patterns, Missouri Germans, and Local Dialects," both in *The German-American Experience in Missouri* (Columbia: University of Missouri Press, 1986.)

<sup>27</sup> Rev. Gilbert Esser, C. P. P. S., "Locations in Old Cole Camp," (Typescript booklet on file with the Cole Camp Branch of the Benton County Library, 1970) p. 8.

oldest brick building in town today, Fajen's Store, at 304 W. Butterfield (#178), has relatively soft early mortar that has leached almost completely away near the bases of the exterior walls.

Whatever the reason, the surviving buildings tend to be modest residences of some sort of wood construction. Construction methods include standard balloon or platform framing, horizontal log, and heavy frame, or *fachwerk*. It appears that sawn lumber may have been locally available quite early; the 1861-63 county tax book entry for Williams township includes a hefty assessment for Samuel Fowler's "steam mill." (It is not clear if that was a saw or flour mill.) Also, the Gazetteer entry for 1860 lists several carpenters and one cabinet and furniture maker, indicating that skilled wood-workers were living in the area quite early in the 19<sup>th</sup> century.

The houses which have survived from that period represent the earliest types of housing to be erected in Missouri and other frontier areas of the country. Original floorplans included either one or two rooms, and the houses almost always had side facing gable roofs. Houses with one room plans can be classified as **single pen houses**, and those with a main floorplan of two rooms as a **double pen or hall and parlor**. ♦

### Single Pen House

Nationwide, 1700s-1880s, Locally, ca. 1868-ca. 1880.

Representative example in Cole Camp:

The ca. 1868 William Dublin House, #183, 400 Block of Jefferson Street.

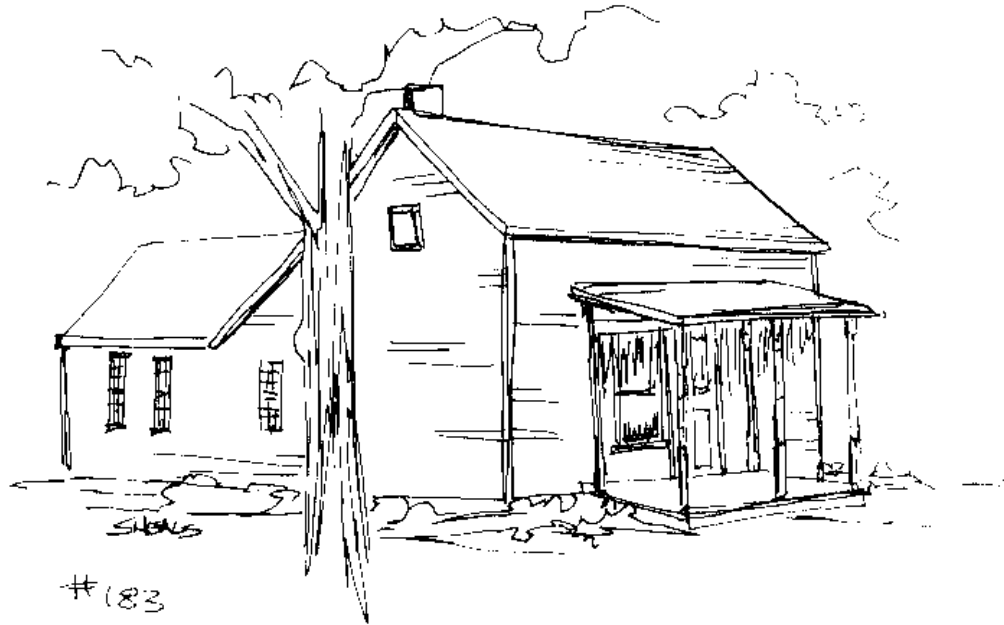


Figure Eight: The Dublin House.

#### Description

The single pen vernacular house type is the smallest in the survey group. Although these small houses often have rear appendages, they are, like many vernacular forms, defined by the floorplan of the part of the house which faces the street, and which in most cases is the original portion of the building. Single pen houses are one or one and one half stories tall with side facing gable roofs and a basic one-room floor plan which is roughly square. Kitchen and other support spaces are generally located in a rear ell. Examples in Cole Camp date from ca. 1868 to the late 1800s.

#### History and Significance

The single pen house has been fittingly referred to as "Architecture's Building Block."<sup>28</sup> It is the simplest and smallest of all vernacular house types. The single pen house is most commonly associated with horizontal log construction. The one room plan works quite well with that construction method, as it was relatively easy to find logs less than twenty feet long and to build in a basic square or slightly rectangular form.

It was not unusual for early settlers to construct single pen log houses or "cabins" as soon as possible, and to replace or enlarge them later as time and finances allowed. Because the small size inevitably led to additions and alterations, intact single pens are rare, both in Cole Camp and

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<sup>28</sup> Howard Marshall, Folk Architecture in Little Dixie. (Columbia and London: University of Missouri Press, 1981) p. 39.

other parts of Missouri.

There are only two such houses within the survey group, the house at the corner of Jefferson and Spring Streets (#183), and another just outside the south town boundary, on the southern end of Spring Street (#247). Both are of wood construction; the house on Jefferson is frame, and the one south of town may be of horizontal log. These house types were probably once quite common in Cole Camp, but now represent a small percentage of the total survey group. Intact examples are significant as very rare survivors of a once common building type. ◻

### **Double Pen and Hall and Parlor Houses**

Nationwide, 1700s-1930s, Locally, ca. 1880-ca. 1948.

Representative examples in Cole Camp:

The ca. 1899 Fred Gertner House, #209, and the ca. 1861 Henry Damm House, #181.



Figure Nine: The ca. 1861 Henry Damm House, #181.

### **Description**

Double pen and hall and parlor houses are among the more modest house types in the survey area. Both are one story tall, and at least two rooms wide and one room deep, with side facing gable roofs. The main entrances are in the widest part of the house, which faces the street. Rear ells are common, either as original rooms or later additions (or both.) Examples in Cole Camp include the oldest surviving houses in town, and date from ca. 1860 to ca. 1914. All are of some sort of frame construction. Architectural ornamentation and stylistic influences are limited or non-existent on early examples, while later houses often have typically Victorian ornamentation. Such ornamentation is most commonly applied to the front porch of the house, and consists of such things as turned porch posts, decorative bands of spindlework, and scrolled spandrel pieces. Houses within these categories make up roughly 12% of the survey properties.

### Subtype: Hall and Parlor House.

The hall and parlor house is the most common of the two-room house types in Cole Camp; Hall and parlors represent roughly two thirds of that group. The front rooms of Hall and Parlor houses are generally of unequal size, with the "parlor" bedroom being the smaller of the two. The single front door, which is often centered on the facade, opens directly into the "hall." Fenestration patterns are generally symmetrical; most hall and parlors in Cole Camp have two windows and one door on the front wall. There are 19 hall and parlor houses in the survey group.

### Subtype: Double Pen House:

Double pen houses also have two front rooms; they differ from hall and parlors in that their front rooms are nearly identical in size. The primary exterior difference is that even very small examples have two front doors. These houses also tend to have symmetrical fenestration patterns. Some have paired front doors flanked by a single window, while others have more widely separated front doors which are each flanked by single windows. A related house type is the **saddlebag house**, in which the two rooms share a central chimney. There are at least 10 double pens and 3 saddlebag houses in Cole Camp.<sup>29</sup>

### **History and Significance**

Modest houses with two primary front rooms have been built in America from the earliest days of settlement.<sup>30</sup> There are a number of plan variations, and nearly as many different names for them. Those names include hall and parlor, double pen, saddlebag, and dogtrot. The hall and parlor house, with its varied room size, is the most distinct type of the group. The other three terms all refer to houses with nearly equal front rooms, most of which also have two front doors.

The hall and parlor also differs from the other types in that it came to America as a two room form, rather than developing here out of basic one room configurations. Small two-room plan houses have been built in the British Isles for centuries, and the hall and parlor was an established house type when the first settlers landed in America. Hall and parlors were among the earliest dwellings to be built in the American Colonies, and the house type traveled west with the frontier. One scholar of vernacular architecture noted that "at the opening of the eighteenth century this [the hall and parlor plan] was the usual plan of small homes in England and the British sections of New England, the Mid-Atlantic and the Southern Colonies."<sup>31</sup>

While hall and parlor houses were traditionally constructed in a wide variety of building materials, many of the other two-room-plan house types have their roots in log construction, and are often related to the single pen house. While it is relatively easy to build a single pen house with horizontal logs, wider houses are a different story. Longer logs are naturally harder to find than shorter ones, and tend to taper too much to use for long walls. Therefore, multiple room log houses, especially those with one room deep plans, often consisted of combinations of single

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<sup>29</sup> That number may vary somewhat. Many of the houses no longer have chimneys, making it difficult to determine house types from exterior observations alone.

<sup>30</sup> It should be noted that these houses often had rear ells from the start, and were therefore not strictly two room houses. The classification is based upon the most public part of the house.

<sup>31</sup> Henry Glassie, Folk Housing in Middle Virginia, (Knoxville: University of Tennessee Press, 1975) p. 75.

pens. This could be done either as a single building project, or as a result of subsequent additions to a single pen. It is upon the resulting combinations of single pen forms that many of the terms for two-room-plan houses are based. Two rooms, or pens, set side by side with end chimneys create a double pen house, two pens which share a center chimney are a saddlebag house, and two rooms separated by an open passage are referred to as a dogtrot house.

The additive nature of that construction, along with the difficulty of cutting a new door into a log or heavy frame wall, often resulted in a separate entrance for each of the two rooms, a characteristic which is considered one of the defining features of the double pen house type. Two-room-plan houses continued to be built with two front doors long after horizontal log construction was replaced with balloon framing and other building methods, and today nearly any small house with two front rooms and paired front doors is considered a double pen.

It should be noted that paired front doors have also been associated with German-American building traditions, and that some of the earliest double pens in Cole Camp were built by or for German-Americans.<sup>32</sup> Two of the three double pen houses in the survey group which were built before the Civil War were built by or for German Americans, as were many of the other double pen houses and saddlebag houses in the community. The tradition of installing paired front doors on the houses of Cole Camp probably developed from a number of sources, the most prevalent of which were construction practices and Germanic cultural ideals

The ca. 1861 William Schuman House, at 604 S. Elm Street, provides an interesting example of an early double pen which appears to reflect both of those influences. The small double pen house is one of the oldest survey properties of any type. The house today has only one front door and four front windows; however, a historic photo of the building reveals that there was originally another front door, centered between two windows opposite the one there now. The house is also said to be constructed partly of horizontal log and partly of heavy frame with brick nogging, a combination which suggests that it was built in at least two stages. Mr. Schuman, who lived there for decades, operated a blacksmith shop next door to the house. (The shop has not survived.)

Most of the historic small houses in Cole Camp are either Double Pens or Hall and Parlors. Double pen houses were among the earliest type of dwelling to be built in the area, and small houses of both types continued to be popular into the first decade of the twentieth century, with a variety of construction methods and materials. There are also several post-railroad examples of this property type which gain further significance from intact Victorian-era porches and other ornamentation. The small size of such houses inevitably led to alterations over the years, and intact examples are scarce. Unaltered examples are significant as reflections of a house type which was among the earliest to be built, and which remained popular in Cole Camp for more than half a century. ◊

The scarcity of resources from the earliest period of town development belies the fact that Cole Camp was a prosperous community relatively early in the 19<sup>th</sup> century. The population increased from 200 in 1860 to 500 in 1880, and continued to rise in the following decades. In the late 1870s, business interests were given a significant boost, via the building of railroad tracks through the area. Access to rail service was to have a profound and lasting effect upon the built environment of Cole Camp. That period will be discussed in the next section. ♦

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<sup>32</sup> German-American characteristics of Cole Camp buildings will be discussed in more detail in Chapter Three.

## II. Early Railroad-Era: 1881-1914.

**SUMMARY:** One hundred and sixty five of the survey properties were built between 1881 and 1914; they represent roughly 66% of the total. Of those 165 properties, at least 60 may be individually eligible for the National Register. Cole Camp buildings constructed between 1881-1914 are important as tangible links with one the town's most significant periods of development. Intact properties within the group can be expected to exhibit significance in the areas of **Architecture and Commerce**, under Criteria A and C. The surviving buildings represent a wide range of styles and vernacular types. Architectural styles include **Queen Anne, Romanesque**, and other **Late Victorian** styles. Property types include **One and Two Part Commercial Blocks**, as well as the vernacular house types: **Gabled Ell, I-house, and Pyramidal**.

Cole Camp is like countless other American towns in that the coming of the railroad had a huge impact upon its development. Between the time the railroad first came through and the eve of WWI, fully two thirds of the survey properties were built, and the physical boundaries of the town more than quadrupled. Cole Camp saw a significant increase in both residential and commercial development, and the majority of the historic resources of the town today continue to reflect that period of growth.

The Missouri Pacific Railroad started work on a rail line from Sedalia to Warsaw in the late 1870s, and in the fall of 1880, the first train came through Cole Camp. The new rails ran north of the original town, and development immediately shifted north to be close to the tracks. The train was running through the Cole Camp area by September of that year, and the full run from Sedalia to Warsaw was completed on November 20.<sup>33</sup> In October of the same year a plat for the "Railroad Addition to Cole Camp," which nearly doubled the size of the town, was filed at the county courthouse. (See Figure Ten.)

It is interesting to note that the Railroad Addition did not actually touch the borders of the existing town, and for a few years Cole Camp consisted of two separate areas. Later additions, combined with incorporations in 1888 and 1897, united the two areas, although there are still parts of town that do not appear to have ever been formally platted.

The Railroad Addition was platted by a group of local residents who had incorporated a year earlier as the Osage Valley Construction Company. County records show that the trustees created the corporation specifically to take advantage of the pending rail service. The articles of incorporation stated that the "object of said company is to build and construct railroads, embankments, and bridges."<sup>34</sup> The trustees of the corporation were Alonzo R. Kieffer, John R. Freed, and Cyrus Newkirk. Freed was included in the 1879-80 Cole Camp business listings as a doctor and partner in a drug store, and Kieffer was part of a family who had been in the area since before the Civil War.

Luther and Polly Kieffer were in Cole Camp as early as 1859, when they bought a large parcel of land near Old Cole Camp from W. C. Blakey. Although Luther Kieffer died in 1864

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<sup>33</sup> Cole Camp Area History, p. 11.

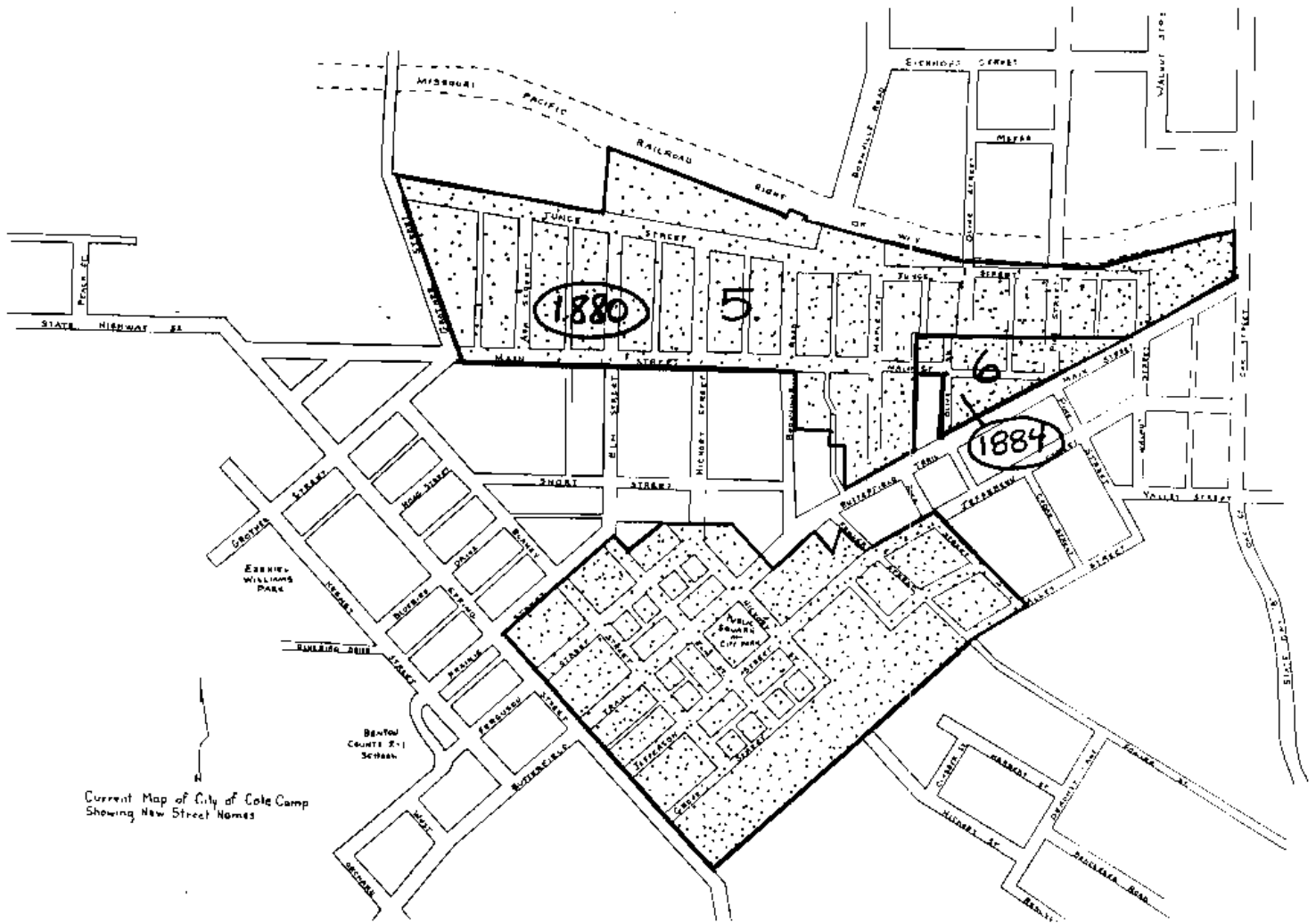
<sup>34</sup> Abstract for survey property #23. Incorporation papers.

**Figure Ten. Additions to Cole Camp, 1880-1884.** Base map from Cole Camp Area History, additions mapped by Debbie Sheals, from County plat records, and the 1904 Atlas map.

**5. Railroad Addition, 1880**

**6. Smasal's Addition, 1884**

Other shaded areas were platted before 1880.




without developing any of the land, it remained in his family. His three sons later developed much of it, and became quite active in the business community.<sup>35</sup> As mentioned, A. R. Kieffer was involved with platting the Railroad Addition, and tax records show that his brother George owned a very large number of the lots in the Railroad Addition before they were developed. George later became a lumber dealer, brickmaker, and builder. Garret S. Keiffer ran a dry goods store in town, and platted the GSK Addition with a partner in 1899.

Figure Eleven. A newspaper ad from the Cole Camp Courier, July 29, 1897, front page.

## Why Go To Alaska?

**STAY AT HOME**

And Save Money by buying your Dry Goods  
and Clothing at



### G. S. KIEFFER'S.

24 Suits. Fancy Blue Black  
Worsted, square cut, full \$10 values,  
for \$7.50

24 Suits. Black Diagonal clay  
Worsted. Round, Square or Frock  
styles. \$10 values, for \$8.

These are special Good  
Values and will not last long.

The east end of the Railroad Addition quickly developed into a new commercial center. One local history noted that when the railroad opened "the businessmen and tradesman from the business district around the public square packed up their wares, their equipment, and their energies, and moved closer to the railroad."<sup>36</sup> This was a typical, and practical, development. It was naturally desirable for businesses to be close to the depot to allow easy access to shipping services. Similar developments took place all over the Midwest; one history of small towns mentioned that "every country town exerted itself to be a railroad town" and that "construction of freight and passenger stations brought a swarm of tradesmen and mechanics to purchase lots."<sup>37</sup> By the 1890s the business district occupied several blocks of the Railroad Addition, and only a few businesses remained in the south part of town.

One of the businesses which remained in the original commercial center was Fajen's Store. An ad for Fajen's store which ran in an 1899 edition of the Cole Camp Courier shows that by that

<sup>35</sup> Abstract for survey property #23, affidavit with Kieffer family history from Alonzo Rouse, Aug. 3, 1897.

<sup>36</sup> Cole Camp Area History: 1839-1976, p. 15.

<sup>37</sup> Lewis Atherton, Mainstreet on the Middle Border, (Bloomington: Indiana University Press, 1984) pp. 6,

time, the original part of town was considered the "old town". From the ad: "DON'T FAIL TO CALL AT MY STORE IN OLDTOWN, when in town, to see what I have and to learn my prices...YOU CAN ALWAYS GET SOMETHING YOU WANT.....Call and see me. H. G. FAJEN."<sup>38</sup> The old Fajen's Store building still stands at 305 Butterfield Trail (#178). It is the only 19<sup>th</sup> century business building left in the Original Town of Cole Camp. It is also the oldest, and one of the most intact, of all the commercial buildings in Cole Camp.

The brick building was built ca. 1884 for Louis Grother, a prominent local citizen who eventually owned several local businesses, including three different drugstores. Although the building was owned by Grother or his heirs from the time of its construction until the 1920s, he does not appear to have ever operated a business there. It is said to have been a general store run by Louis Schroeder for a while, and is best known for its long association with the Fajen family.<sup>39</sup> Henry G. Fajen was operating a store there in the 1890s, and his son Oscar H. Fajen carried on the business into the middle part of the twentieth century. Oscar Fajen bought the building in 1928, and his widow Emma Fajen, owned it into the 1970s.

Louis Grother had his first drugstore in a frame building which sat directly west of the Fajen's Store building.<sup>40</sup> The record of Grother's drugstores parallels the commercial history of the town; he kept moving north. He started out near the public square of the original town, then moved to a new location at the corner of Butterfield Trail and Maple (#80), and finally moved a bit further north, to a building on South Maple, near the center of the commercial district (#57).

George Kieffer was a neighbor of Grother's; he owned property on South Maple as well. His lumber company building (#62) is still standing on the east side of the street, and he owned a small frame house on the west side of the street for approximately twenty five years (#63). He may also have built and lived in the house at 100 N. Hickory, which is one of the largest houses of its type in the survey area. (#32)

Cole Camp flourished in the decades surrounding the turn of the century. The statistics are impressive:

- The population jumped from 600 people in 1890 to just over 900 in 1910.
- The number of businesses listed in the state Gazetteer increased from 19 in 1890, to 48 in 1899.
- Six new Additions were platted between 1890 and 1910.
- Cole Camp was incorporated as a village in 1897, and as a fourth class city in 1900.

The 1904 map of Cole Camp which was included in the county atlas of that year shows that the town had by that time grown to nearly its current size. (See Figure Twelve.) That growth was accompanied by a significant building boom; almost half of the survey properties were built between 1891 and 1910, a number which includes almost all of the commercial buildings surveyed. Much of that new construction took place after 1900; buildings erected in the first decade of the twentieth century account for roughly 28% of the survey properties. A scan of local papers published around the turn of the century revealed many notices of new construction, as well as an observation printed in 1898 that, "Geo. Kieffer, the lumber dealer, informs us that according to the signs, there will be more buildings erected in Cole Camp this season than ever

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<sup>38</sup> Cole Camp Courier, March, 1899.

<sup>39</sup> Esser, "Locations in Old Cole Camp," p. 10.

<sup>40</sup> There is a historic photo of the building with the early drugstore next to it in Owens, et. al. p. 124.



before."<sup>41</sup>

Cole Camp has retained an impressive number of intact commercial buildings from that period of development. The nearly ubiquitous George Kieffer is known to have had a hand in the construction of at least two of those buildings. An article in the Cole Camp paper of May 26, 1898 noted that "ground was broken for three new brick store buildings last week....Kieffer and Lauchlan have the contracts for these buildings and the brick is now being made at their brickyard west of town." The article was referring to a row of three commercial buildings on what was then Second St. One of those has since been demolished; the other two are in the 100 block of E. Main St. (#68 and #69).

The "Lauchlan" of Kieffer and Lauchlan was presumably M. A. Lauchlan, who was referred to in an earlier paper as "our brick maker."<sup>42</sup> Several of the commercial buildings in town, including the buildings mentioned above, feature ornate brick cornices which may be Lauchlan's handiwork. One of the more elaborate and most intact examples of such a cornice can be found on the buildings at 105 and 107 E. Main St. (#s 71-72).

Two of the most impressive buildings from the railroad era are located on opposing corners at the intersection of the two main commercial streets, Maple and Second. (Second is now Main Street.) They were built, not surprisingly, for the local banks. The Citizens-Farmers Bank Building (#47), on the northwest corner, was built in 1898, and the Peoples Bank Building (#49), on the northeast corner was built in 1906. The Citizens-Farmers Bank is a large Romanesque style building of red brick. It is the only survey property for which an architect is known, and may be the only custom designed building in the survey group. A brief note in the local paper noted in March of 1899 that "Anderson the architect" was leaving town and that "he thoroughly understands his business, as is attested to by the new bank building here."<sup>43</sup>

The Peoples Bank, which is nearly as large as the Citizens-Farmers Bank, is also of brick, with a prefabricated metal storefront and cornice. It is one of roughly a dozen commercial buildings in Cole Camp which still sport prefabricated building components.

The use of such ready-made building parts was quite widespread at the time, and similar elements can be found on contemporary commercial buildings throughout the country. Applications varied from the use of individual units, such as columns or finials, to entire storefront "kits." Such components were available from a number of manufacturers, all easily shipped by rail to any interested building owner. One account noted that "factory-produced architectural elements, sold by catalogue, offered small-town merchants....an opportunity to order complete 'store fronts' for their buildings. Even without a local architect, the latest in eclectic and lavish ornament could be added to any kind of building, of any age, or any material."<sup>44</sup>

Many of the railroad-era commercial buildings of Cole Camp utilize entire prefabricated ground floor storefronts, and there are also several which have pressed metal cornices; a few have both. Good examples of the latter are the People's Bank Building and the Bellview Hotel, at the intersection of Maple Street and the Butterfield Trail. (#80) The name of the manufacturer was

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<sup>41</sup> Cole Camp Courier, Aug. 12, 1898.

<sup>42</sup> Cole Camp Courier, Nov. 11, 1897.

<sup>43</sup> Cole Camp Courier, March, 1899.

<sup>44</sup> Lee H. Nelson, ed., "The 1905 Catalogue of Iron Store Fronts Designed and Manufactured by Geo. L. Mesker and Co." Bulletin of the Association for Preservation Technology. (Vol. IX, No. 4, 1977) p. 3.

often included on a nameplate on the storefront columns, and therefore the manufacturers of several of the storefronts in Cole Camp are known. The companies best represented in Cole Camp are Christopher and Simpson, of St. Louis, and the Geo. Mesker Co, of Evansville, Indiana.

Christopher and Simpson Storefronts are the most numerous in town; they were used for at least six different buildings. Buildings with their storefronts include the Schwald Mercantile building, in the 100 Block of S. Maple (#55) and the Junge Hardware Store, at 107 E. Main St. (#72). The Christopher and Simpson company, which was headed by Jacob Christopher, William S. Simpson, and Ernst Schluder, operated in St. Louis from the 1870s until around 1920.<sup>45</sup> All of the Cole Camp buildings which have their products have full ground floor storefronts on otherwise brick buildings, and all feature ornamental brick cornices rather than prefabricated metal ones.

At least three of the commercial buildings in town feature the product of the George L. Mesker company, from Evansville, Indiana. The best example of that company's work can be found on the People's Bank Building, which has both a full storefront and an ornate metal cornice. The Mesker family was well represented in the field of prefabricated building components; there was also a Mesker Bros. Company in the same field. The Mesker Brothers produced storefronts in St. Louis in roughly the same period as Christopher and Simpson. George Mesker was a brother of the St. Louis Meskers. The Meskers were continuing a family tradition; their father, John Bernard Mesker, started his own sheet metal business in Cincinnati in the 1840's, and later opened a factory in Evansville, Indiana.<sup>46</sup>

George L. Mesker took over the family business in Indiana about the same time his brothers moved to St. Louis. The two companies, "Geo. L. Mesker and Co." and "Mesker Brothers Iron Works" operated independently thereafter, although producing similar products. In addition to embossed nameplates on their storefronts, the two Mesker Companies included more subtle identifying marks; Mesker Brothers fronts often have one or more "fleur-de-lis," while Geo. L. Mesker fronts often featured a stylized morning glory.<sup>47</sup> The morning glory emblem can be found on the intact cornice of the People's Bank building, as well as on a remaining portion of a cornice on the Gertner building at 123 N. Maple Street (#44). The latter building also has an impressive embossed metal ceiling which may also have been manufactured by the Indiana firm.

While many of the business buildings which were built during this period featured prefabricated building components from other cities, there are at least two which appear to be mainly local products. They are the Henry Eickhoff Store and Shop on North Maple Street (#54 and #53, respectively). Both buildings have paneled storefronts at the ground floor level, and the Eickhoff Store also has a bracketed cornice and elaborate trim around the second floor windows, all of wood. It would make sense that the ornamentation for those buildings was custom made, as Henry Eickhoff was a furniture maker.

Henry Eickhoff was one of Cole Camp's first business people; he had a shop in the old part of town, in the house at 303 Jefferson St. (#181) He made furniture, spinning wheels, and caskets there before moving to Maple Street after the railroad came through. He continued the business in the Maple Street buildings, which, remarkably, still sport some early woodworking equipment. A description of the shop in a local history noted that "fancy trims for houses, etc., were made

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<sup>45</sup> Gould's St. Louis Directory. St. Louis: Gould Publishing Co., various years, 1870-1927.

<sup>46</sup> Nelson, p. 3.

<sup>47</sup> Nelson, p. 3.

here.”<sup>48</sup> Many of the porches found on Cole Camp houses of this era are markedly similar, and it seems likely that many of their components were manufactured in Henry Eickhoff’s shop.

Eickhoff also owned another furniture store on Second Street (#69). He bought that building in 1915 from William Beckman, with whom he is said to have been in business in the late 1800s. The Second Street store, which was in one of the brick buildings Keiffer and Lauchlan built in 1898, is still an Eickhoff furniture store; it is the present location of the E. L. Eickhoff furniture store. E. L. Eickhoff is the grandson of Henry Eickhoff; Henry’s son, Edward Lewis (also E. L.) operated the store on Main Street before the younger E. L. took over.

The Eickhoff family also played an important role in the residential development of the community. In 1907 and 1911 Henry Eickhoff and his brother Albert G. filed plats for residential development north of the railroad tracks. Part of that area is yet known as Eickhoff Hill. Most of A. G. Eickhoff’s Addition was developed over the next few decades, as were the southern blocks of Henry Eickhoff’s, and the area today contains one of the more cohesive collections of intact historic houses in Cole Camp.

And, although the business center shifted to the north, the southern part of town continued to develop as a residential area. It is today nearly exclusively residential, and the streets are filled with a diverse mix of houses. It is not at all unusual to find houses from several different decades on the same lot, often sitting side by side. One of the largest additions to the south part of town occurred in 1885, when Keeney’s Addition was platted. At least a few of the houses in Keeney’s Addition appear to be relatively early, and it is possible that there was construction going on in that part of town even before the plat was filed.

One of the first residential areas to be developed after the railroad came through is located around Short Street, just south of the Second, of Main Street. Much of Short Street is in the G.S. Kieffer Addition, which was filed in 1899, and apparently immediately developed. Every house now in that Addition was included in the survey group, and all are relatively intact and in good condition. There are also several intact houses west of that addition, in the Mahnken Block, which was platted by Henry Mahnken in 1908, and the High School Zone, which was first platted by J. H. Frederich in 1913. The historic houses found in that area were built between ca. 1899 and the late 1920s, and together represent an interesting cross-section of the house types of Cole Camp. (See the recommendations section later in this report for specific Historic District possibilities.)

It was also during this period that most of the existing churches were built. As in many communities, they are some of the largest and most elaborate buildings in town. The Methodist Church (#36), in the north part of town, along with Trinity Lutheran Church (#170) and St. Paul’s Evangelical Lutheran Church (#186) in the south part of town, are all sizeable brick structures. All three are very much intact and in good to excellent condition. They all exhibit some degree of Romanesque Revival styling, most notably in the form of round topped arches and heavy massing.

The coming of the railroad brought significant physical and socioeconomic changes to Cole Camp. The entire layout of the town changed, as did business and social opportunities. The effect that the railroad had on the community was typical of early towns throughout the Midwest and other parts of the country. One railroad history claimed that “the use of the word ‘revolutionary’ is overworked in contemporary conversation...but it is the correct term to use to describe the impact of the railroad on American society late in the nineteenth, and into the

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<sup>48</sup> Cole Camp Area History: 1839-1976, p. 16.

twentieth centuries."<sup>49</sup> Rail service meant direct connection to world markets, and the creation of a new line inevitably had a major effect upon the area it served. Numerous Missouri communities saw significant increases in population and business as a result of rail service, and many others were actually created by or because of the railroad.

In Cole Camp, the railroad served many of the same functions as the early trails had in the ante-bellum period. It anchored the town, provided an influx of business from travelers, and maximized access to distant services. Rail service greatly simplified many everyday transactions for local residents. Prior to 1880, the nearest shipping point in the area was in Sedalia, which at 18 miles away meant a long commute by wagon or horseback. Once the rail road was established, one needed only to walk to the depot on the north end of Maple Street.

The increased communication associated with rail travel also meant that it was easier to keep up with news and information from all over the country. This was true of architectural styles as well, and many of the houses and businesses in town reflect that influence. Buildings with varying elements of nationally popular Victorian styles were built in Cole Camp in the decades following the introduction of rail service to the area. It was also during this period that nearly all of the existing commercial buildings in town were constructed.

### ARCHITECTURE OF THE RAILROAD ERA

Few of the buildings erected in Cole Camp during this period represent full-blown examples of any particular style. Most are basically vernacular buildings to which high style characteristics were added, in varying degrees. The existence of Victorian era stylistic elements is especially common. The following discussion is therefore divided into architectural styles and basic vernacular building types. ♦

#### Late Victorian

Nationwide, late 1870s-1910s, Locally, 1878-ca. 1919.

Representative examples in Cole Camp:

The ca. 1906 Peoples Bank Building, #49, and the ca. 1896 Fred Dieckman House, #23.

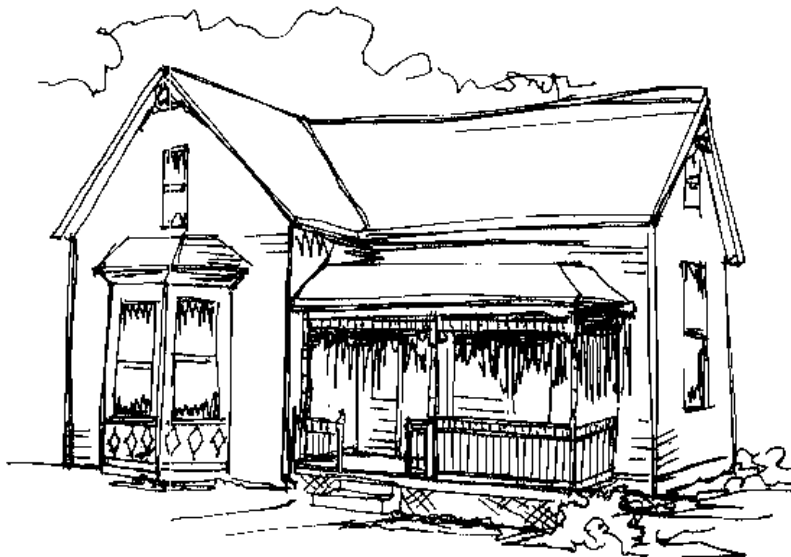


Figure Thirteen.  
The ca. 1896  
Fred Dieckman House.

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<sup>49</sup> Withuhn, William, ed. *Rails Across America*, (New York: Salamander Books Ltd., 1993) p.1.

## Description

The Late Victorian category has been used to group all Victorian era buildings except for those of the Queen Anne and Romanesque styles, which are important enough in Cole Camp to merit separate discussions. Late Victorian buildings exhibit characteristics of high-styled Victorian architecture, in varying degrees. The term has been used here to describe formally designed buildings as well as basically vernacular ones. It applies to relatively “pure” examples of a particular style such as the Italianate or Second Empire, and to buildings which feature a mixture of Victorian-era styles. It also applies to basic vernacular forms to which Victorian Ornamentation has been added.

Although individual properties show great variation, there is a common attention to picturesque ideals, and frequent use of applied ornamentation. Popular ornamental motifs include scrolled brackets and ornate cornices, especially on commercial buildings, as well as such things as turned porch posts, spindles and other “gingerbread”, and ornamental wall shingles. Late Victorian buildings, excluding those in the Queen Anne and Romanesque styles, represent roughly 32% of all styled buildings in the survey group, and approximately 18% of the total. (Many of the survey properties have vernacular buildings with no stylistic attributes.) Adding the other Victorian styles to the group yields a percentage of roughly 52% of the styled buildings and 28% of the total.

National Register guidelines include many different Victorian era movements within the category of Late Victorian, including Romanesque, Queen Anne, Italianate, Second Empire, and Gothic Revival. The latter styles had limited influence in Cole Camp and have therefore been grouped together in this section. There are also many buildings which utilize mixed or more general Victorian design principles, a common occurrence throughout the country. Architectural historian Alan Gowans noted that “once elements of medieval origin get stirred into the Italianate/Second Empire/Renaissance Revival mix, all stylistic coherence vanishes. This is the kind of architecture that the term “Victorian” brings to people’s minds.”<sup>50</sup> On the Cole Camp survey forms, it is the kind of architecture that is referred to simply as Late Victorian.

### Subtype: Italianate

Italianate buildings are generally two stories tall, with widely overhanging eaves supported by ornamental scrolled brackets. Windows are often arched or topped with elaborate crowns or lintel pieces. Survey property #134, the M. L. Sands House, is a good example of the style in Cole Camp.

### Subtype: Second Empire

Second Empire buildings always have a Mansard (dual-pitched) roof, and often have dormer windows in the lower part of the roof, which is steeply pitched. Cornice lines are frequently accented with ornamental scrolled brackets and heavy molding. Survey property #63, the George Keiffer House, is the only Second Empire style building identified during the survey.

### Subtype: Gothic Revival

The Gothic Revival Style is marked by an emphasis on verticality, which is often expressed through steeply pitched roofs and equally steep cross-gables. The Gothic pointed arch is a character-defining feature which continues the vertical theme. In Cole Camp, the Gothic influence

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<sup>50</sup>Alan Gowans, *Styles and Types of North American Architecture*, (New York: HarperCollins, 1992) p. 197.

is seen in a few instances in the use of steep cross gables on traditional I-houses.

### Subtype: Folk Victorian

Folk Victorian houses consist of traditional vernacular house forms to which simple Victorian style ornament is added. The ornamentation is often limited to just the front porch, although eave and window decorations are also used. This was a common practice in Cole Camp, and many of the survey properties were categorized as both Late Victorian and a particular vernacular type. Nearly a quarter of the survey properties (roughly 23%) are vernacular houses to which Victorian era styling has been added.

### **History and Significance**

The Victorian movement in architecture was widely popular in America from the mid-1800s in to the first part of the twentieth century. That time span corresponds with the latter part of the rein of England's Queen Victoria, who ruled from 1837-1901.<sup>51</sup> The Victorian era in America was marked by technological advances which facilitated many of the stylistic developments of the period. Balloon framing often replaced heavy timber and load bearing masonry, and the growing railroad network allowed widespread distribution of everything from sawn lumber and pre-cut eave brackets to plan books and architectural journals.

The innovation of balloon framing made it easy for builders to break from the boxy forms of earlier styles and building types, and irregular massing became a hallmark of Victorian architecture. The ease with which one could acquire pre-cut gingerbread also made the use of applied ornamentation easy and inexpensive. The more towers, turrets, and tacked-on gingerbread, the better. It was also about this time that mail order plan services became available. That innovation greatly increased the availability, and reduced the cost, of professional design services. (See Figure Fourteen.)

Victorian architectural ideals were so popular, for so long, that they eventually worked their way into the realm of vernacular architecture. It became common practice to embellish simple vernacular buildings with typically Victorian types of ornamentation. As one history of American houses put it:

Less affluent owners might not be able to afford stained-glass windows or slate roofs or tall, fancy chimneys, but they probably could manage a bit of wood spindle work. A 19<sup>th</sup> century American ornament, spindle work was a product of our love affair with the newly invented turning lathe, which, along with an efficient railway system, made it cheap and easy to decorate houses all over the country, inside and out, with rows and rows of shapely little sticks.<sup>52</sup>

That passage certainly applies to Cole Camp, where many of the porches of otherwise unadorned vernacular houses sport those "rows and rows of shapely little sticks." It is likely that many of those shapely little sticks were produced right in town, in Henry Eickhoff's shop on Maple Street.

The Fred Dieckman House, (#23) at 206 W. Junge St., is a particularly ornate example of a Folk Victorian house. The basic form of the house is that of the Gabled Ell, and the ornamentation is typical of the Queen Anne style of architecture. The recently rehabilitated house has a polygonal bay window and front gable end which are both sheathed with ornamental shingles, as

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<sup>51</sup> McAlester, p. 268.

<sup>52</sup> James Massey, and Shirley Maxwell, House Styles in America, (New York: Penguin Studio, 1996) p. 131.

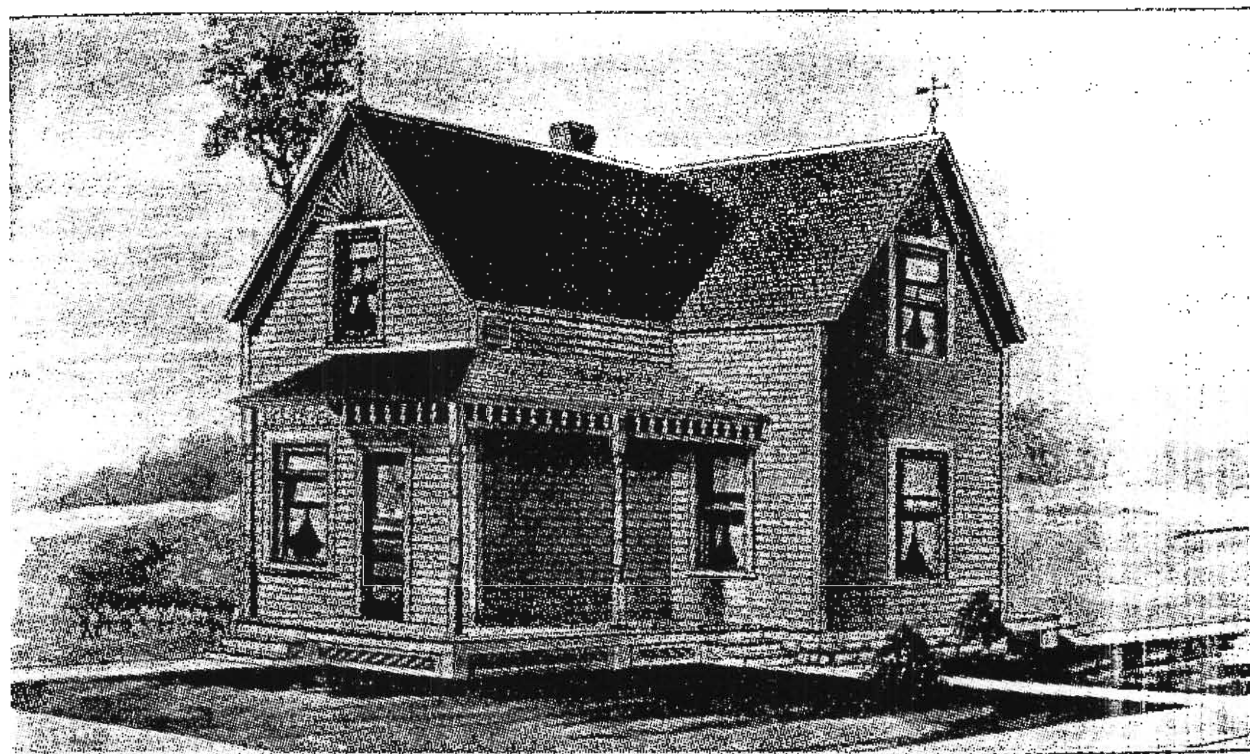
well as a wide front porch with turned porch posts and a spindle work frieze. It is a product of a local builder; the Dieckman's have been credited with building several of the survey properties. A simpler, and more typical, example can be found in the Frank Spurgeon House, (#20) at 111 N. Elm St. It is a simple hall and parlor house with pedimented lintels above the doors and windows, and a central bay porch which has turned posts, scrolled spandrels, and a patterned frieze at the roof line.

Victorian-era architecture in Cole Camp runs the gamut from large high style commercial buildings to simple two room houses with a bit of spindle work on the front porch. They are unified by a common emphasis on the picturesque, and as a group, they are one of the most significant historic property types in Cole Camp today. ◻

**Figure Fourteen.** Mail Order Plan Ad from the 1908 Sears Book of Modern Homes. Reprinted from Styles and Types of North American Architecture p. 198.

**705<sup>00</sup> and Our FREE BUILDING PLANS**  
WILL BUILD, PAINT AND COMPLETE, READY FOR OCCUPANCY,  
THIS INVITING \$1,100.00 SIX-ROOM COTTAGE.

to tell you on page 3 how we furnish, free, the plans for this house, or any of the many houses shown in this book.



## Queen Anne

Nationwide, late 1870s-1910s, Locally, 1890-ca. 1916.

Representative examples in Cole Camp:

The ca. 1914 Boeschen House, #131, and Sunnyside, #227, ca. 1906.



Figure Fifteen. The Boeschen House.

### Description:

Queen Anne style buildings are distinguished by irregular massing and highly textured wall surfaces. Polygonal bays, steeply pitched roofs and ornate trim are all common. Walls are nearly always enlivened by varied textures, often through the use of patterned shingles and belt courses. Elaborate porches are common on houses; they often wrap around more than one elevation and feature such things as fancy wooden trim and turned support posts. In Cole Camp, all examples are of frame construction, and all are houses. Queen Anne buildings represent 31% of all styled buildings in the survey group, and 17% of the total.

### History and Significance:

The Queen Anne style was first introduced in England by a group of 19<sup>th</sup> century architects led by Richard Norman Shaw. "Queen Anne" is actually a misnomer; the historical architecture after which early examples were modeled predated the reign of Queen Anne (1702-1714) by roughly a hundred years. Shaw and his followers were inspired by late medieval buildings, and favored the use of half timbering and patterned masonry. The English Queen Anne style became known in America through pattern books and architectural manuals, and soon evolved into a widely popular indigenous style. One architectural history noted that once the style was

introduced in the States—"something really American" happened to it.<sup>53</sup> American examples of Queen Anne architecture tend to be more lively than their English counterparts, in both form and ornamental treatment, and it was in this country that the use of spindle-work and classical elements became part of the Queen Anne vocabulary.<sup>54</sup>

In Cole Camp, Queen Anne styling is found almost exclusively on residential buildings. Houses of the style in Cole Camp can be placed into two different categories: high style Queen Anne, and Folk Victorian adaptations. The major difference between the two categories is in the basic shape of the building. High style houses have much more irregular floor plans and roof lines, as well as such things as one and two story bay windows, which further break up the shape of the building. Folk Victorian houses generally utilize a traditional vernacular house form, to which basic Queen Anne, or other Victorian, style ornament is added. Common vernacular forms of the period are identified later in this section.

There are at least two large high style Queen Anne style houses in Cole Camp, as well as many other buildings which utilize varying degrees of Queen Anne ornamentation. The most intact high-style Queen Anne house in Cole Camp is also one of the town's largest and most intact houses of any kind. The H. C. Boeschen House, (#131) at 200 S. Boonville Road, is a two and one half story frame house with irregular massing, bay windows and a wrap-around porch. (See drawing above.) It is an example of the "Free Classic" subtype, in which classical elements such as columns are used more freely than spindlework and turned porch posts. Another two story house in that style is located at 100 N. Hickory Street, near Main Street. It was built around 1899 by or for lumber dealer and land developer George Kieffer. It also features frame construction and irregular massing, as well as a cutaway bay window. (A modern porch enclosure has had a deleterious effect upon the integrity of this large house, which does retain its early weatherboarding and much other historic fabric.) As a lumber dealer, Kieffer would have had easy access to plan books, and may have used a plan from a service for the construction of this house.

There are also a few smaller houses in town which have irregular ground plans and enough ornamental detailing to be classified as high-style dwellings. The J. L. Ahrens House, (#28) in the 100 block of North Hickory, is a one story house with steeply pitched roofs, pent gables with fishscale shingles, and a small wrap-around porch. A more elaborate one story example is Sunnyside, (#227) at 1103 Fowler Road. That house also has pent gables filled with ornamental shingles, as well as a steeply roofed tower over the main entrance, and a large wrap-around porch set on slender columns.

Full blown examples of the Queen Anne style are fairly rare in Cole Camp. The properties listed above are certainly not the only notable examples, but they are part of a select group. Intact high-style Queen Anne buildings in Cole Camp are significant as relatively rare examples of an architectural style which was widely popular at the time, and which had a strong effect upon the appearance of the many modest Folk Victorian houses which were erected around the same time. ◊

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<sup>53</sup>Massey and Maxwell, p. 127.

<sup>54</sup> McAlester, p. 268.

## Romanesque

Nationwide, 1850s-1920s, Locally, 1911-1917.

Representative examples in Cole Camp:

The Citizens-Farmers Bank, #47, 1898, and St. Paul's Evangelical Lutheran Church, #186, 1917.

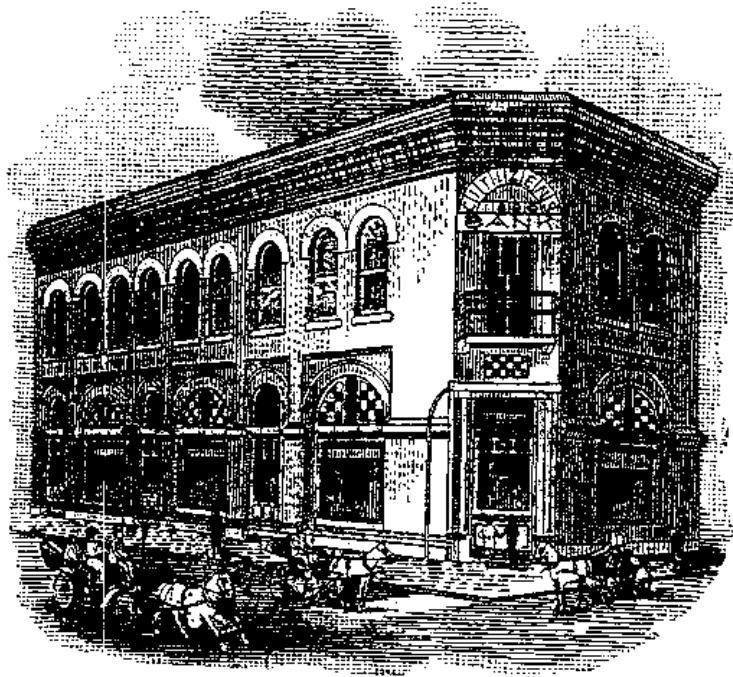


Figure Sixteen. The Citizens-Farmers Bank

From a drawing in "Illustrated Review: Benton County, Missouri."

### Description:

Romanesque Revival style buildings typically have round arched openings over openings for windows, doors, and sometime porches. The style was even called a "Round Style" when it was first popular.<sup>55</sup> Brick construction is quite common, often featuring ornate corbel tables. Light stone or alternately colored bricks were frequently used to accent red brick wall surfaces. In Cole Camp, the style was used only for larger buildings, including one bank and three churches, all of which are of brick construction, and most of which have elaborate corbel tables as well. The Romanesque Revival buildings in Cole Camp are among the largest and most styled buildings in the survey group; they represent a small percentage of the total.

### History and Significance

The Romanesque Revival style first appeared in America in the mid-1800s, and was used for various types of buildings into the early 20<sup>th</sup> century. The use of round arches is a nod to the buildings of ancient Rome, which were the first to utilize arched construction. In America, it has always been strongly associated with brick construction and religious architecture. The Romanesque Revival style is related to the more commonly built Richardsonian Revival Style, which became widely popular for a variety of building types around the turn of the century. It

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<sup>55</sup>Gowans, p. 150.

differs from Richardsonian Romanesque in a much lighter treatment of surface textures and a similarity of form to the Gothic Revival buildings that were in vogue in the mid-1800s. As one account put it— "in texture and outline, those early Romanesque buildings resembled their Gothic Revival contemporaries."<sup>56</sup> One of the best examples of the early Romanesque style, the 1849 Smithsonian Building in Washington, D. C., was in fact designed by renowned Gothic Revival architect James Renwick.

One of the largest high style commercial buildings in Cole Camp town is a Romanesque Revival style building. The 1898 Citizens-Farmers Bank Building, at the corner of Main and Maple Streets, was constructed by local contractors Keiffer and Laughlin.<sup>57</sup> It is constructed of red brick, and features paired windows topped with round arches of blond brick, and an elaborate corbeled cornice. It remains in use as a bank yet today.

Local religious institutions also utilized Romanesque styling for the impressive red brick churches which were built during this period. One of the largest example of religious architecture in the style is the Trinity Lutheran Church, which is located on Butterfield Trail near its intersection with the Boonville Road. It is a large red brick church with limestone accents and brick corbeling at all eave lines. It also utilizes elements of the Gothic Revival style, most notably in the form of pointed arched windows along the rear wall and pointed arch divisions within the large round arched windows of the main elevations.

Buildings of the Romanesque Revival style in Cole Camp are generally the largest and most highly styled buildings in the survey group. It is known that the bank building is architect designed, and it is likely that the churches received professional guidance in that field as well. The Cole Camp examples are significant for their stylistic sophistication as well as for their varying roles in the social history of the town. ◊

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<sup>56</sup> Poppeliers, John C. et. al. *What Style Is It?*, (Washington, D.C.: Preservation Press, 1984) p. 62.

<sup>57</sup> *Hier Snackt Wi Plattdeutsch*, p. 115.

### Two Part Commercial Block

Nationwide, early 1880s-1950s, Locally, ca. 1896-ca. 1909.

Representative examples in Cole Camp:

Henry Eickhoff's Store, #54, ca. 1899 and the Kreisel Hardware Building, #45, ca. 1899.



Figure Seventeen. The Henry Eickhoff Store

#### Description

Two part commercial blocks are two to four stories tall, and are characterized by a horizontal division. The single story lower zones of such buildings were designed to be used as public or commercial spaces, while the upper floors were used for more private functions, such as offices, residences or meeting halls. In Cole Camp, all examples are two stories tall, and most have open plate glass store fronts on the ground floor with more enclosed second floor spaces. All are located in the main commercial center of Maple and Main Streets. There are at least nine such buildings in the survey group, most of which have some type of Late Victorian styling.

#### History and Significance

Architectural historian Richard Longstreth describes the two-part commercial block as "the most common type of composition used for small and moderate sized commercial buildings throughout the country."<sup>58</sup> Two-part commercial blocks with Victorian detailing were extremely popular in America from 1850 into the first decades of the 1900s, and by the turn of the century, Main Streets throughout the country were lined with them. One scholar noted that the "buildings on Main Street reflect a standardization that became a fact of life in the American small town in

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<sup>58</sup> Richard Longstreth, *The Buildings of Main Street*, (Washington, D.C.: National Trust for Historic Preservation, 1987) p. 24.

the latter half of the nineteenth century."<sup>59</sup>

The two part commercial block is said to have its origins in the buildings of Ancient Rome, where it was common for urban building to have a shop on the ground floor and living quarters above. That shop-house form was used in Europe for centuries, and moved to America as the Colonies developed major trading centers. The form eventually developed into a primarily public or business type of building, as residences above the store area became less common.

Two part commercial blocks were built in Cole Camp early on, with the upper floors serving a residential function. A description of the town as it appeared in 1866 noted that there were several two story commercial buildings, including "the two-story saloon and residence of Louis Damm. The upper story was used as a residence..."<sup>60</sup> Although no such buildings have survived in the old part of town, the "new" commercial center boasts many very intact examples.

One of the oldest and most intact two part commercial blocks in the Maple Street commercial center is the ca. 1898 Kreisel Hardware Building, (#45) at 126 N. Maple Street. The large two story brick building has an open frame and glass storefront on the ground floor and smaller double hung windows on the second floor. The ground floor housed hardware businesses for much of its early history, and the upper floor, which retains its original ornamental ceiling, was used as a movie theater for part of that time. It is in excellent condition today and continues to function as a commercial property.

A later brick example is located a few doors south of the Kreisel Building, at 110 N. Maple. The ca. 1909 Mussman Bakery/Star Theater (#51) features a prefabricated storefront by the St. Louis firm of Christopher and Simpson. The second floor has double hung windows and a corbeled brick cornice. It is one of the wider such buildings in the survey group, with side by side commercial spaces on the ground floor.

The two part commercial blocks of Cole Camp generally exhibit some form of Victorian styling, and many sport prefabricated metal and frame building components. They are among the largest and oldest of the commercial property types in town. Intact buildings of this form are significant as examples of a property type which was a favored business building in Cole Camp for decades. △

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<sup>59</sup> Richard V. Francaviglia, Main Street Revisited, (Iowa City: University of Iowa Press, 1996) p. 35.

<sup>60</sup> Viola Huse Moore, Cole Camp in 1866," Cole Camp Courier, 1933.

### One Part Commercial Block

Nationwide, mid-1880s-1950s, Locally, ca. 1884-ca. 1945.

Representative examples in Cole Camp:

Fajen's Store, #178, ca. 1884, and Schwald Mercantile, #55, ca. 1894.

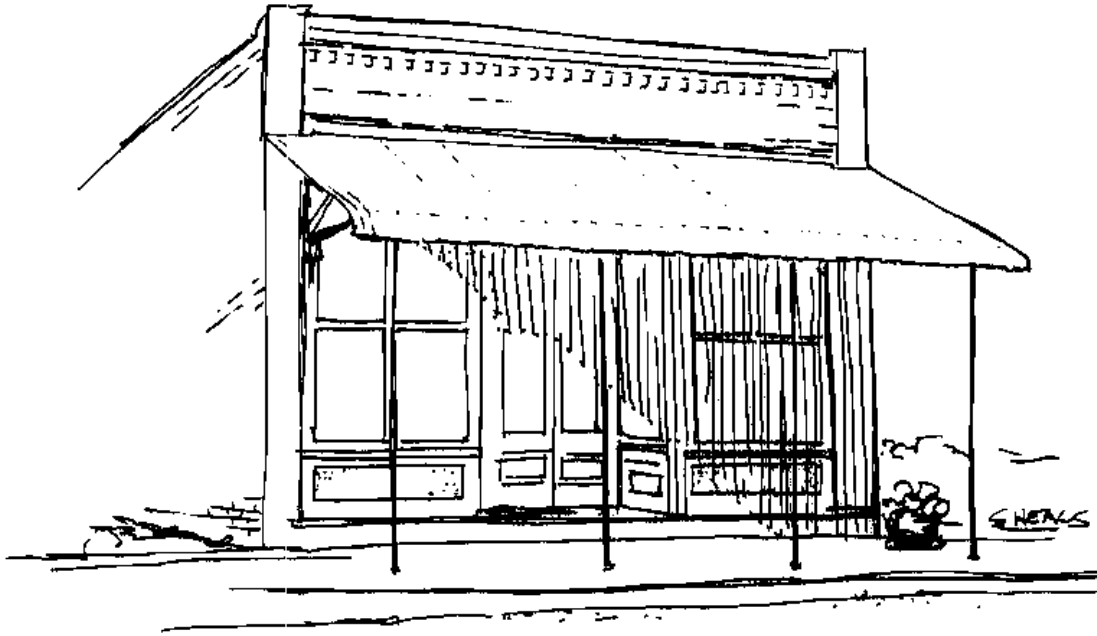


Figure Eighteen. Fajen's Store.

#### Description

One part commercial blocks are just one story tall, and function much like the lower story of two part commercial blocks. In many cases the building is relatively narrow, and occupies the full width of its lot, often sharing a wall with neighboring buildings. The facade often consists almost exclusively of plate glass or prefabricated storefront panels. Ornamental cornices and space for signage above the storefront are common. The type developed in the mid-1900s, in response to a growing need for specialized commercial properties. As one source put it "most one-part commercial blocks constructed during the 19<sup>th</sup> century were used as retail stores."<sup>61</sup> In Cole Camp, all examples are commercial properties, and most have manufactured storefronts. All except for one have side and rear walls of brick. There are at least fourteen such buildings in Cole Camp.

#### Subtype: Boom-town Front

Some one part commercial blocks also have front walls which extend up beyond the roof line to make the building appear larger than it actually is. The false-front arrangement is sometimes referred to as a Boom-town front. At least four small commercial buildings in Cole Camp have boom-town fronts, two of which are one part commercial blocks. The ca. 1894 Kreisel Building (#46), located just north of the current alley by the Citizen's bank, has a false front with a particularly fine bracketed cornice. △

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<sup>61</sup> Longstreth, p. 55.

## Gabled Ell

Nationwide, 1850s-1950s, Locally, ca. 1889-ca. 1950.

Representative examples in Cole Camp:

The ca. 1904 Jost Eickhoff House, #171, and the ca. 1903 C. W. Kennedy House, #149.

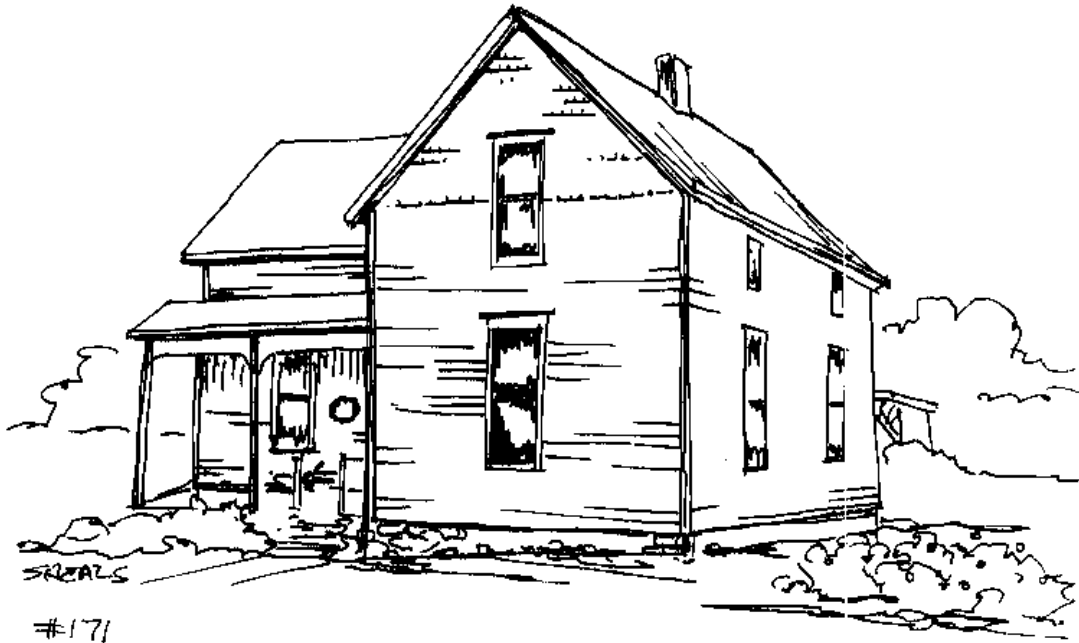


Figure Nineteen. The Jost Eickhoff House

### Description

The gabled ell house has a front facing gable end to which a side gable wing is set at a right angle, to form an L-shaped house. There is almost always a front porch along the front of the side wing, which is set back from the plane of the gable end wall. The house type developed after the introduction of rail service and balloon framing, which made the more complex ground plan easier to execute. Gabled ells come in one or two stories and can have one wing of a different height than another. This is especially likely in a house which has been expanded to create this form. In some cases, an older vernacular form such as a hall and parlor, would get a new front facing gable wing to expand the house and update its styling. This appears to have been the case for the ca. 1894 Fannie Selover House at 109 N. Hickory, #26, which may have started out as a double pen house. The gabled ell is the most common historic house type in Cole Camp; at least 15% of the all of the survey properties take that form. Most of those houses also have some typically Victorian styling.

### Subtype: Cross-Plan

A related house type found in Cole Camp is the cross plan house, which is similar to a gabled ell except that it has a side gabled ell on both sides of the front gable end. The houses were frequently built with two front porches, which are similar in form and placement to the porches on gabled ells. Often, each porch has its own entrance. Roughly 5% of the survey properties take this extended form; most have some Victorian styling. A good example of the type is the ca. 1909 M. P. Dillon House, (#99) at 108 E. Junge St. ◊

## I-house

Nationwide, 1700s-1920s, Locally, ca. 1881-ca. 1903.

Representative examples in Cole Camp:

The ca. 1914 William Harms House, #108, and the ca. 1903 C. Kreisel House, #206.



Figure Twenty. The ca. 1903 C. Kreisel House

### Description

The I house is one of the largest vernacular house types in Cole Camp. I-houses are one and one half to two stories tall, one room deep and at least two rooms wide. The wide part of the house is always set parallel to the road, to create the broadest possible facade. Roofs are generally either side-gabled, or hipped. One and two story rear ells are common.<sup>62</sup> The I-house is one of the most enduring vernacular house types in Missouri history; I-houses were built in the state from the earliest days of settlement into the first decade of the twentieth century. Although I houses were built in both urban and rural locations, they are frequently associated with farm life and country settings. The I-houses of Cole Camp follow that tendency; most are located along the edges of town, and have, (or had) a few acres of land and several outbuildings associated with them. I houses make up roughly 6% of the survey properties. △

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<sup>62</sup> Fred Kniffen, "Folk Housing: Key to Diffusion." Annals of the Association of American Geographers, Vol. 55, No. 4, Dec. 1965, p. 553-557.

## Pyramidal

Nationwide, 1880s-1930s, Locally, ca. 1894-ca. 1929.

Representative examples in Cole Camp:

The ca. 1904 P. G. Miller House, #87, and the 1898 Fred Rothganger House, #212.

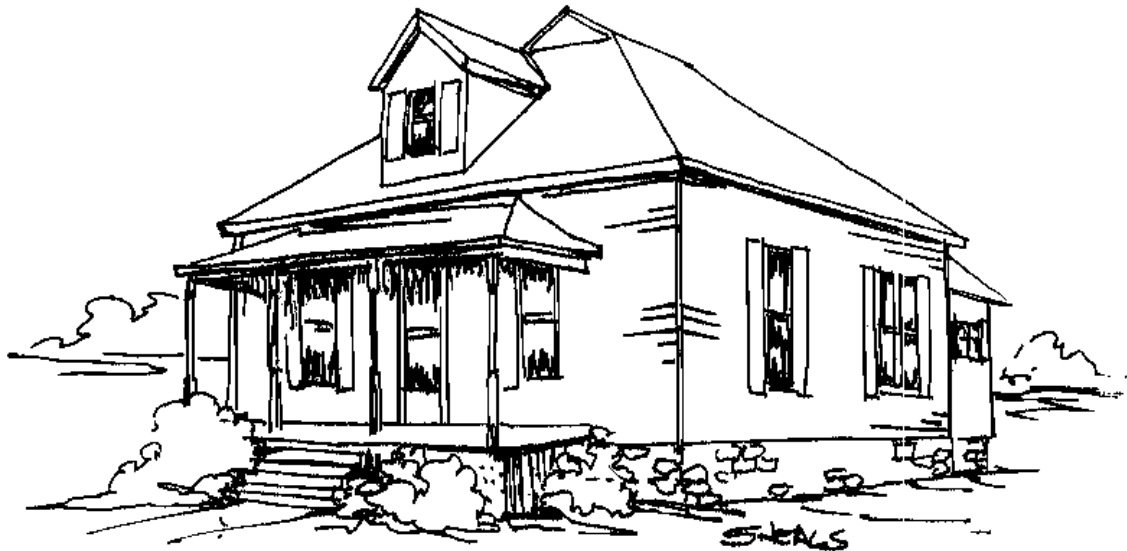


Figure Twenty One. The Rothganger House.

### Description

Pyramidal houses are distinguished by a nearly square floorplan and a pyramidal, equally hipped, roof. Pyramidal roofs require a more complex framing plan, but are less expensive to build as fewer long rafters are required. This house type has been associated with the rise of railroad access, which made the required longer sawn rafters more readily available. The smaller pyramidal houses of Cole Camp have an unusual tendency to have truncated hip roofs which are topped in a number of ways. Some simply have a small flat area at the peak, a couple of which appear to have since been topped with small gables to remedy leaking. Others have small gables which appear to be original. One of the more intact examples, the ca. 1904 P. G. Muller House, (#87) has an entire square section which raises about 18" above the peak of the hip. The raised section has small square windows and early weatherboards, and appears to be original or early. Nearly 8% of the survey properties have a roughly square plan and a pyramidal hip roof.

### Subtype: Pyramid Square

Pyramid Square houses are the smaller of the pyramidal house types. They are generally one or one and one half stories tall, and often of frame construction. All Cole Camp examples are frame; few have any surviving stylistic ornamentation.

### Subtype: Foursquare

The Foursquare is a two story version of the above, sometimes referred to as a "cornbelt cube," after its popularity in the corn belt of the United States. The roofs are often punctuated by dormer windows and front porches are extremely common. The foursquare became popular later than the more modest pyramid square, and is more commonly associated with early twentieth century housing than that of the Victorian era. ◻

### III. Early Twentieth Century Development: 1915-1950

**SUMMARY:** Seventy five of the survey properties were built between 1915 and 1950; they represent roughly 30% of the total. Of those 75 properties, at least 17 may be individually eligible for the National Register. Cole Camp buildings which were constructed between 1915-1950 are important as representative examples of the most recent historical period of development. Intact properties within the group can be expected to exhibit significance in the areas of **Architecture and Commerce**, under Criteria A and C. Survey properties which were built during the period are primarily residential properties of the **Craftsman** style; most of them are **bungalows** or **foursquares**.

Cole Camp continued to grow in the post WWI era, albeit at a slower pace than in earlier years. Although the population of the town remained steady, there were fewer new buildings being erected. (See Figure Five.) This is probably because so many buildings had been built in the previous period that there was less of a need for new construction. The business section of town was well established along Maple and Main Streets, and most of the residential areas had been laid out and at least partially developed.

There is an interesting first-hand account of Cole Camp life from this period which was written by Juanita Jeffries, who spent her childhood there in the 1920s and 30s. She wrote: "Cole Camp has always been a special place. It was certainly a special and wonderful town when I grew up there during the 1920s and early 1930s.....Cole Camp still retains that older charm and historic character and a walk through town today finds most of the old buildings still there."<sup>63</sup> Ms. Jeffries described many of the businesses in operation when she was a girl, most of which were in buildings built around the turn of the century.

Her account includes good descriptions of life at the Bellview Hotel, (#80-81) which was built ca. 1896 for Louis Grother. She wrote: "The old Bellview Hotel was a hub of activity. It was the place where all the drummers-traveling salesman-stayed."<sup>64</sup> She also remembered dances at the Henry Eickhoff hall, which was located above his shop (#54). "Upstairs was the exciting place where they had a dance hall. They had great dance bands, and this was the place to be. In order to strengthen the building on nights when they had a dance large posts would be put on the first floor, and against the ceiling so the upstairs would hold the crowd of dancers."<sup>65</sup>

There was at least one store in town which was new when Ms. Jeffries was a child, the Cole Camp Mercantile Building (#61), which sits across Main Street from the Peoples Bank. It is the newest of the historic store buildings in town, and appears today much as it did when Ms. Jeffries was a child. It stands out from the earlier commercial buildings in that it has much broader expanses of glass for display windows; the facade consists of very wide plates of glass, separated by very narrow metal dividers, giving a much lighter effect than the earlier wood and glass storefronts. The Mercantile building was run for many years by George and Marie Wellbrock,

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<sup>63</sup>Juanita Jeffries, "A 1920s Memory Walk Through Cole Camp," (Typescript from the collection of Robert Owens) Early 1990s.

<sup>64</sup> Jeffries, p. 3.

<sup>65</sup> Jeffries, p. 20.

who moved a house on that lot to make room for the store building.<sup>66</sup>

One of the more notable changes in the commercial development of the community reflects the growing role of the automobile in American life. Several gas stations were built during this period, as well as at least two commercial car dealerships. Two of those early gas stations have survived, both of which are on the Butterfield Trail in the south part of town. The Leonard Oil Station, (#82) at the corner of Butterfield and Boonville Road, and the Frederich Gas Station, (#67) at Boonville and Maple, were both built around 1929. Both are small buildings with large, covered drives. The Leonard Oil building is brick and the Frederich Station is frame with sandstone accents. Although neither is used as a filling station any more, both look today much as they did in the 1930s.

Two of the earliest and largest commercial garages in Cole Camp also survive. The ca. 1919 Kroenke Dort Sales and Service building, (#42) is on the north end of Maple Street, and the ca. 1920 Viets Ford Agency, (#35) is on Main Street, near the west edge of the business district. Both are large, one story buildings with simply ornamented brick walls, and neither has seen any significant changes over the years. The Viets Ford building has, remarkably, never changed function. It is the current home of WK Chevrolet, and has been in the same hands since 1932.<sup>67</sup>

The school system also expanded during this period, and in 1938 a new gymnasium was built as a PWA project. That gym is the only historic school building in Cole Camp today, as the school system now occupies a complex which was started in 1960. The gymnasium building, which is also the only Art Deco style building in town, now serves as the Cole Camp City Hall.

There was also some residential development, with new houses going up in both the north and south parts of town. Both of the Eickhoff Additions in the north part of town saw more development after 1915 than before, as did the part of the High School Addition located along S. Elm Street. A new residential subdivision, the Hyde Park-Frederich Addition, was platted in the south part of town in 1920.

Most of the new houses were built by local builders, many of whom had learned their trade from earlier generations. There are several houses in the survey group which have been attributed to local contractor Ernest Brunjes. He and his son Clarence worked together on some of them, and Clarence built others later on in the century.<sup>68</sup> Ernest Brunjes built primarily frame houses, many of which had porches made of ornamental concrete blocks which he and his crew made themselves. The blocks were made with a special machine which had different plates to allow a variety of patterns. The most common block form mimics rough cut, or "rock-faced" stone.

There are at least eight houses in town which have front porches made of ornamental concrete blocks in one form or another, at least some of which were built by Brunjes. A few also have foundations of the same type of blocks. The Fred Berger house, (#213) at 406 E. Main Street, provides a good example of a Brunjes-built house which uses that type of block. It is a Craftsman bungalow with a recessed porch which has a post and balustrade of rock faced concrete blocks. There is also a low retaining wall in front of the house which is made of the same blocks.

Another group of craftsmen working in this period was the Dieckman family, who have been credited with the construction of more than a dozen of the survey properties. Dietrich, (Dick) Dieckman was a well known contractor in Cole Camp. He has been associated with at least

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<sup>66</sup> Cole Camp Area History, p. 29.

<sup>67</sup> Cole Camp Area History, pp. 33-34.

<sup>68</sup> Interview with Clarence Brunjes, Cole Camp, March of 1999.

six different frame houses in Cole Camp, many of which are on North Pine Street.<sup>69</sup> Houses attributed to him range in style and date from a Late Victorian I-house built for his own use around 1914 at 306 N Pine, to several Craftsman style bungalows of the mid-1920s, such as the house at 204 N. Pine, built in 1927 for his son Louis.

Dick Dieckman's father Fred, Sr. may also have built houses in Cole Camp. Both Fred Sr. and Dick Dieckman have been credited with building the C. F. Berry house on Eickhoff St. (#106) They may have teamed for that project. Fred Dieckman Sr. is said to have built two small Late Victorian houses on W. Junge St. in the late 1890s, (#23 and #24), one of which he later sold to his son, Fred Jr.

Dick Dieckman's son George A., Sr. was also a well-known builder. He was a skilled stonemason, having learned the trade from a co-worker during the depression.<sup>70</sup> He built the houses at 408 and 406 N. Pine in the 1940s, the latter of which was for his brother, Louis Dieckman. His skill with stone came in particularly handy in the years immediately following WWII, which were marked by a shortage of building materials. As his son recently wrote of 406 N. Pine: "There was a severe shortage of building material in the post-war period. The lack of suitable siding resulted in the building being veneered with native stone."<sup>71</sup> There are at least 16 survey properties with native stone buildings. All of them were built after 1915, and most were done after WWII. Of the 13 houses, at least 6 are credited to G. A. Dieckman.

One of the more notable stone houses in town, was not a Dieckman product, however. The Walt and Mary Weymuth house (#107), at 405 E. Eickhoff, was built by George Weymuth. George Weymuth was the uncle of Walt Weymuth, who still lives in the house. That house has distinctive patterns worked into the stone of the front wall, the most striking of which is a near life-size figure of a man. There is also a star and the letter "W". The Weymuths fell prey to the post-war supply shortage as well; Mrs. Weymuth recalled that they had trouble finding windows when they built their house.<sup>72</sup>

The stone for the Weymuth house and many of the houses that G. A. Dieckman built came from a quarry south of town. The quarry is no longer used, and has been partially covered with a small lake, but there is still much loose stone at the surface there. The building stone is sandstone, and appears to have come from relatively shallow shelves of rock which were close to the surface. The stone was applied to the buildings as a veneer, in most cases over a wood frame. (See Figure 22.) The masons often split the rock along the bedding planes to create thinner plates. It was that technique from which the idea for the man on the Weymuth house was born. One of the stones George Weymuth split came out in the shape of two perfect boots, and after that he started looking for other pieces to complete the motif.<sup>73</sup>

That same type of stone was also used for a new Lutheran Church building in 1938, (#130) and for the gates and pump houses near the water tower in the City Park (#s201 and 202.) It was also used in the 30s and 40s when older houses were "updated" with new Craftsman style

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<sup>69</sup> Dick Dieckman is believed to have built #s 101, 102, 104, 105, 106, 108, and 143.

<sup>70</sup> George A. Dieckman, Jr. Letter to Bob Owens, March 9, 1999.

<sup>71</sup> Ibid.

<sup>72</sup> Mrs. Mary Weymuth, Oct. 1998.

<sup>73</sup> Mrs. Weymuth.

porches. There are several houses in the survey group which appear to have been built in the late 19<sup>th</sup> century, and remodeled in the twentieth, most often via the addition of a new porch. In most case the new porches are stone and frame, although there is one particularly nice ornamental concrete block porch which appears to have been a later addition. That porch is on the Henry Eickhoff House, (122) at 400 N. Boonville Road.

**Figure Twenty Two.** Laying The Cornerstone of the United Ev. Lutheran Church building in 1938. This historic photo from p.114 of Cole Camp Area History: 1839-1976 illustrates the construction methods used on the building as well as the cornerstone dedication.



It is likely that at least some of the Cole Camp houses built after 1915 are plan book houses, built from mass-produced plans. George Dieckman is known to have used plans from building magazines, while Ernest Brunjes apparently did not. Mr. Clarence Brunjes remembers that if someone liked a house that he built, he would simply built them one like it. A few of the survey properties may also utilize some prefabricated components, and there may even be a complete mail-order house or two in the group. The R. C. Frederich house, (#157) at 200 S. Blakey Street, for example, has a number of stylistic details that are both unusual for the area and typical of mail order houses elsewhere.

This period in history was marked by a rising national popularity of mail order houses, which went a step further than plan companies, and supplied actual building components. Companies such as Sears and Roebuck, and the Lewis Manufacturing Company of Bay City, Michigan offered ready-made house parts, ranging from porch supports, to plans and materials for the entire building, and complete houses were available by mail-order from companies all over the country. The most popular house forms used by such companies are the bungalow and the Foursquare, both of which are found in Cole Camp. ♦

## ARCHITECTURE OF THE EARLY TWENTIETH CENTURY

There are several very intact examples of early twentieth century architecture in the survey group. Buildings from that period are the newest, and often the best preserved, of the historic properties in town. There were few high style or commercial buildings erected during that time period; most of the building going on at that time was in the residential parts of town. Although construction of earlier house types continued, the use of Victorian ornamentation did not, and most of the buildings of this period feature cleaner lines and much less applied ornamentation. The only property type not discussed earlier is the Craftsman/Bungalow. ♦

### Craftsman/ Bungalow

Nationwide--ca. 1905-1930, Locally, ca 1909-1930

Representative examples in Cole Camp:

The ca. 1914 H. M. McCall House, #19, and the ca. 1919 E. H. Brauer House, #148.



Figure Twenty Three. The Brauer House.

### Description

Craftsman style buildings generally have low to moderately pitched gable roofs with wide, open overhangs, exposed rafters, and decorative beams or brackets under the eaves. Windows are commonly double-hung, with the top portion being divided into vertical lights and the bottom consisting of one light. Bungalows are the most common form used for Craftsman houses, almost to the point of becoming a style of their own. Of the 34 buildings with Craftsman styling in the survey group, 25 can be categorized as bungalows. Other house types include foursquares, I-houses, and gabled ells, which have all been described in the previous section. In all, Craftsman style buildings represent roughly 15% of the survey properties.

The bungalows of the group are single storied, sometimes with rooms tucked into the space under the roof, lit by dormer windows. Full or partial front porches are extremely common on bungalows, occasionally wrapping around to one side or extending to form a terrace. Such

porches are often located under the main roof of the house, and are an intrinsic part of the building's design. Porch roofs are often supported by tapered square columns which rest on large square piers, or by heavy square brick posts. Many of the front porches of Cole Camp Bungalows are constructed of ornamental concrete blocks or faced with native sandstone slabs.

### History and Significance

The word "bungalow" comes from the Bengali noun *bangla* which describes a low house with porches on all or most sides. The first use of the term in the English language began in British India as early as the seventeenth century, and referred to simple structures which often served as shelters for travelers. The shelters, sometimes referred to as *dak-bungalows*, were one story in height with a high roof to let the heat rise and open verandas to catch evening breezes. The term came into widespread use in England in the mid-1800s, at first referring to seaside cottages or second homes and eventually being used in a generic sense to describe modest picturesque dwellings.<sup>74</sup>

The use of the word bungalow carried over to America, where it was used in a similar manner until the first decade of this century. The creation of the American bungalow as a distinct style can be traced to the work of brothers Charles Sumner Greene and Henry Mather Greene, California architects who started designing large houses in the bungalow style in the early 1900s. Influences of both the English Arts and Crafts movement and wooden Japanese architecture can be seen in the emphasis Greene and Greene placed on such things as hand crafted woodwork, picturesque massing of the structure, and a general move away from applied surface ornamentation. And, although the houses erected by Greene and Greene are large and elaborate, the underlying design principles were found to apply easily to much more modest dwellings.

The Craftsman movement was founded by Gustav Stickley, who spent a good deal of his professional life working for the betterment of residential architecture. He was the publisher of the Craftsman magazine, which was published from 1901-1915. He began his career as a furniture maker, but soon expanded his interests to include architecture. Stickley believed that good design should not be reserved for the houses of the wealthy. As he put it in 1913, "the Craftsman Movement stands not only for simple, well made furniture.....it stands also for a distinct type of American architecture, for well built, democratic homes, planned for and owned by the people who live in them."<sup>75</sup>

Typical bungalow plans reflect the values that were advocated in Stickley's writings. His descriptions of Craftsman architecture apply to many bungalows in the survey area. Most are single storied, "to eliminate the trouble of stair-climbing" and the floor plans are relatively open, to "do away with" the notion "that a house must be a series of cells, room upon room, shut away from all the others".<sup>76</sup> Living rooms were meant to be important social centers, and as such are well lighted and usually the largest room in the house. Dining rooms are often only partially separated from the living room because "a greater sense of space is added and all things that are

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<sup>74</sup> See Clay Lancaster, The American Bungalow: 1880-1930 (New York: Abbeville Press, 1985) Chapter One for a complete discussion of the origin and use of the term.

<sup>75</sup> Gustav Stickley, "The Craftsman Movement: Its Origin and Growth," The Craftsman, Vol. 25 (Oct. 1913-Mar.1914) p. 18.

<sup>76</sup> Gustav Stickley, More Craftsman Homes, (New York: Craftsman Publishing Company, 1912) p. 2. and "The Craftsman Movement" p. 25.

put in the dining room to make it beautiful contribute to the pleasure of the people who are sitting in the living room."<sup>77</sup>

The Craftsman style and bungalow form were extremely popular in the early decades of the twentieth century, and survey properties built between 1915 and 1935 are almost exclusively of that genre. There are also several older survey properties which were updated during that period to reflect the modern new style. Those buildings are mostly older hall and parlor plan house which received a new bungalow type porch.

One of the oldest and least altered bungalows in Cole Camp is the ca. 1914 H. M. McCall house,(319) at 109 N. Elm St. The Mc Call house has a recessed porch with ornamental concrete block columns and balustrades. It is unique among the survey group in that its walls are sheathed with polygonal asbestos shingles. The gable ends of the roof and upper parts of the walls are dark red, and the body of the walls are a dull green. This same type of surface treatment has been observed on outbuildings in town which were built about the same time, but has survived on no other houses. (Survey property #21, for example, has a garage and another outbuilding with very similar wall shingles.

With the exception of original wall sheathing, there are a good number of Bungalows in Cole Camp which are very much intact. Many retain their original porches, and have seen few other exterior alterations. Intact examples are significant reflections of a housing trend which was widespread and extremely popular in Cole Camp from the 1910s to the 1930s. ♡

The historic architecture of Cole Camp today provides a fine reflection of the community's rich history. The buildings are lasting reminders of the social and economic conditions under which they were erected. They enrich our present and provide tangible links with our past. A little care will ensure that they remain with us for years to come. ♣

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<sup>77</sup> More Craftsman Homes, p. 3.

## Conclusions and Recommendations

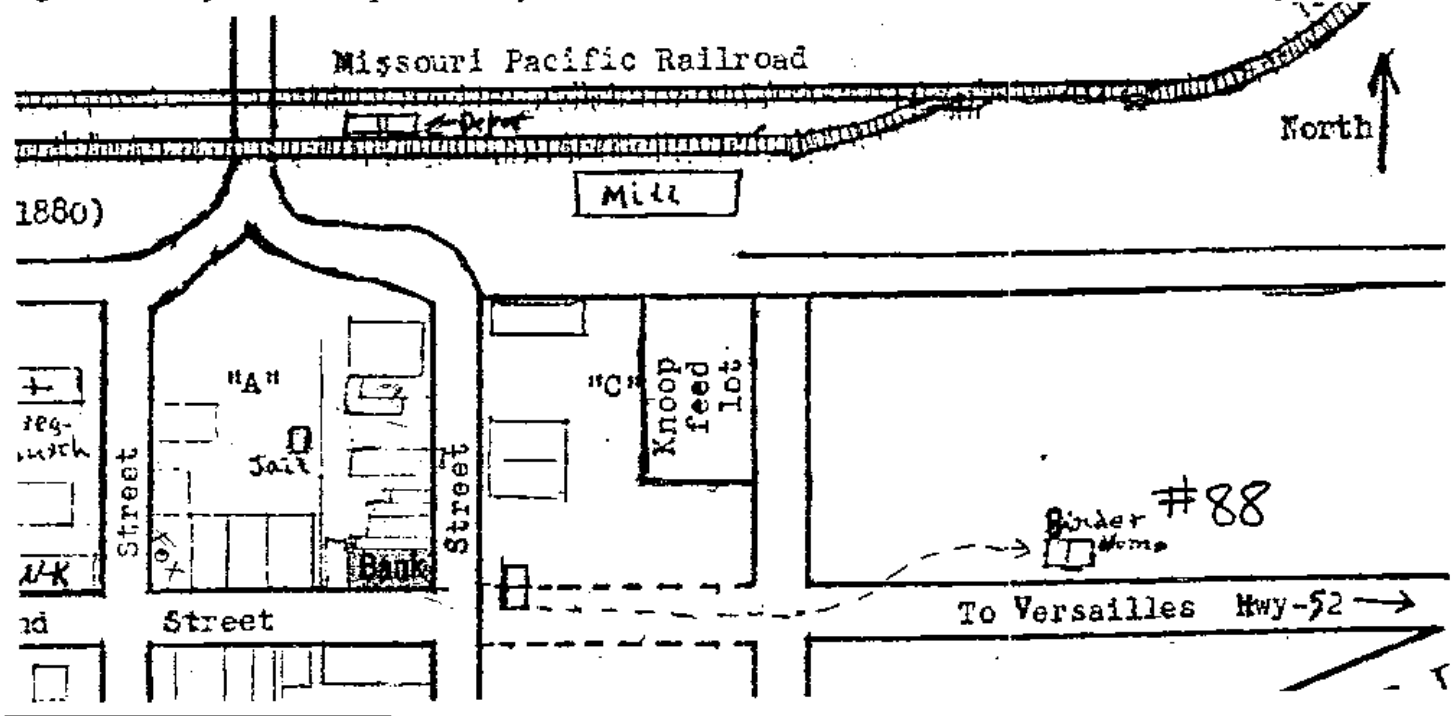
### Patterns in the Built Environment

An important advantage to surveying an entire community as one project is that it is possible to identify general patterns in the built environment which might otherwise be missed. Several similarities among properties in the group are worth noting. There are, for example, several buildings in town which were moved very early in their history. Also, many of the houses have interesting outbuildings, and there are a number of buildings which share details of construction and ornamentation. There are also a number of building features which reflect the strong German heritage of the community.

There was a rather surprising tendency to move buildings throughout the period of time covered in the survey project. At least six of the survey properties have been moved at some point in their history, and there is evidence that many more were shifted as the town developed. In several cases, buildings were moved to make way for new ones. One of the older houses in town, the M. L. Sands House (#134), at 102 Boonville Road, for example, was moved just a few dozen yards south in the mid-1920s so that a new bungalow could be built close to Main Street. (The new house is #135, at 100 Boonville Road.) There is also mention of a house being moved to a different spot on its own lot so that the Cole Camp Mercantile building, (#61) could be built, also in the 1920s.

This was not simply a twentieth century practice. The local paper included a note in 1898 that "the Biddle residence is settled on its new foundation about 100 feet south of the old location, and looks cosy and comfortable."<sup>78</sup> Another well-known building in town, the Peoples Bank at Main and Maple, was built on the site of a former house. That project, which involved moving the house and opening a new road as well, was documented in the local history "Locations in New Cole Camp," which even included a map to illustrate the changes.

Figure Twenty Four. Map drawn by Rev. Gilbert Esser, for "Locations in New Cole Camp."



<sup>78</sup> Cole Camp Courier, March 24, 1898.

There are many fine historic outbuildings in Cole Camp. Nearly half of the survey properties have at least one outbuilding which is more than 50 years old, and more than 13% have more than one such building. That percentage is higher for residential properties, which naturally have more outbuildings than do commercial ones, and historic photos of the town show that there were once many more such buildings. It is very common to see moderately sized frame sheds set very close to the rear wall of even small houses, usually close to the back door of the house. These buildings, which are sometimes referred to as wash houses on the survey forms, generally have vertical board siding, gable roofs, and doors in the gable ends, which often face the house. They measure roughly 10 by 15 feet, and some have small brick chimneys. Many of them may have functioned historically as smokehouses and workshops; most appear to be used for storage now. At least one was used to hold a large loom in earlier days.<sup>79</sup> (Weaving of fabric and rugs on such looms is an established part of the area's cultural history, and at least one loom in the area has been in use for over 150 years.<sup>80</sup>)

It is also possible to note commonalities in the ornamentation of certain groups of resources. Many of the Victorian era porches for example, have nearly identical turned porch posts and pilasters, as well as a somewhat unusual flattened hip roof that looks almost like a short mansard roof. (The house in Figure Four has that type of porch.) Many of the spindles used on those porches are strikingly similar as well. A number of the houses which have ornamental shingles in their gable ends also share certain details. In addition to the fairly common fishscale pattern, there are a number with squared, staggered, shingles, as well as several which combine those two shapes. There are at least two houses with gable ends ornamented with a distinctive combination of the two. They have mostly staggered square shakes which are accented with two rows of rounded fishscale shingles near the top of the gable end, and another row along the boundary between shingles and the weatherboards of the main walls. That particular pattern can be found on survey properties #121, the Peter Bockelman farmstead in the north part of town, and #171, the Jost Eickhoff house in the south part of town.

### **German Heritage**

Although the cultural heritage of the town's many German immigrants has had a lasting affect upon the social history of the community, the affect upon the built environment has been less enduring, and there are few buildings in the town today that would be easily recognizable as "Missouri-German." This is due to a variety of factors, one of the most important of which is the fact that few early buildings of any type have survived. The vast majority of the buildings in Cole Camp today were built after the railroad came through, and therefore reflect an associated access to "modern" architectural principals and stylistic embellishments.

That is not to say that evidence of the town's strong German heritage is completely absent in the buildings of the survey group; "German" building characteristics are still discernable. They include such things as paired front doors, clipped gable roofs, and an unusual gablet and hip roof combination. There are also a few brick buildings in town which exhibit the common German-American feature of arched window openings, as well as a few examples of *fachwerk* or heavy frame construction.

The most dominant such characteristic is the presence of two front doors on even modest dwellings. A significant number of the survey properties, more than 18% of the total, have at least

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<sup>79</sup> Hillard Wilckens remembers the shed on survey property #222 as serving that function.

<sup>80</sup> Hier Snackt Wi Plattdeutsch, p. 62.

two front doors, many of which are set side by side in the center of the facade. Paired front doors can be found on one story houses which have only two or three rooms, as well as on larger dwellings. The preference for multiple front entries is not confined to simple vernacular forms; even relatively styled dwellings often have more than one front door, although in those cases the doors are sometimes set further apart.

A paired entry fenestration pattern has been strongly associated with German-American houses in many parts of the country. As one source put it, "over five million Germans immigrated to America, and the two-door house can be found almost wherever Germans settled."<sup>81</sup> Although paired front doors are not exclusively German-American, they have been strongly associated with that culture group, and German-American houses with two front doors were built from the earliest days of settlement into the 1920s.<sup>82</sup> The double entry has been identified with German-Americans in Missouri as well. One study of ethnic geography on the Ozarks noted that "double front doors are quite common" in the "German areas," and another noted that many "Midwest German houses have two exterior doors."<sup>83</sup>

It should be noted here that the presence of paired front doors has also been connected to early log construction and vernacular building practices, especially in association with the double pen vernacular house type. (See Chapter Two for a more complete discussion.) It is likely therefore, that the multiple door tradition in Cole Camp evolved from a number of factors, one of which is the German heritage of its early residents.

Some of the houses in the survey group have rather distinctive roof structures, the forms of which may be associated with the builders' German background. At least four houses have a "clipped gable" or jerkinhead roof, which is a standard gable roof which looks like the corners have been folded down. There are also at least nine houses which have a fairly steeply pitched hip roof which is topped by a small gablet. Similar rooflines have been observed on traditional Hanoverian buildings as well as on other Missouri German structures. (See Figure Twenty Five.)

Longtime Cole Camp resident Hillard Wilckens has noted that the use of clipped gables "means a German carpenter," and several Missouri scholars have recognized the connection as well. Howard Marshall included the clipped gable in a list of "German architectural tendencies" which he identified for the well-documented Missouri-German town of Hermann. Marshall's list is based upon observations of other scholars as well, including Charles Van Ravenswaay, author of the most comprehensive look at Missouri-German architecture, The Arts and Architecture of German Settlements in Missouri: Survey of a Vanishing Culture.<sup>84</sup>

The distinctive hip and gablet combination may also have its roots in traditional German construction methods. One study of vernacular architecture in Germany itself included drawings of barn roofs with similar openings at the ridge, one of which was described in that work as a

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<sup>81</sup> Dennis Domer, and Adena Patterson, "Genesis and Geography of the German-American Two Door House," (Typescript article on file at the Missouri State Cultural Resource Inventory, Jefferson City, MO. n.d.) p. 16.

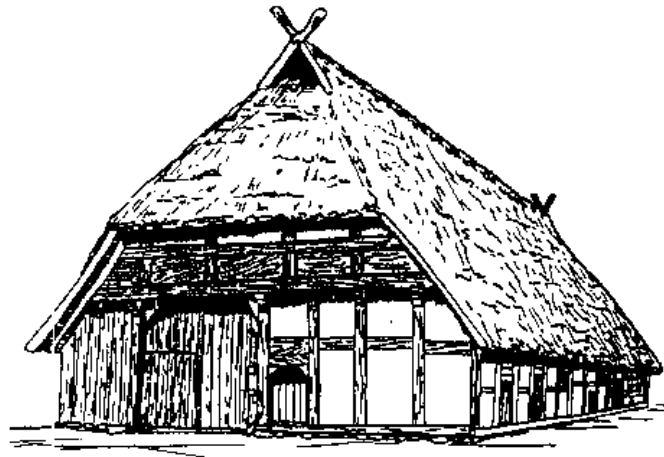
<sup>82</sup> Domer and Patterson, Figures 1-17.

<sup>83</sup> Russell Gerlach, Immigrants in the Ozarks, (Columbia and London: University of Missouri Press, 1976.) p. 93., and Wren, p. 12.

<sup>84</sup>Howard Marshall. "Herman's Architectural Heritage: Elements of the German-American Past, Present, and Future." Typescript of a reading paper, 1992.

Giebel mit Uhlenloch or "gable with owl hole."<sup>85</sup>

Figure Twenty Five. German Barn, from Wilhelm Bomann, *Bauerliches Hauswefen und Tagewerk im alten Neidersachsen*, p. 29.



Several of the brick buildings in Cole Camp have window openings which are topped with segmental brick arches, a construction detail quite commonly associated with Missouri German architecture. The arched tops became popular in Missouri-German communities after the mid-1800s, and are said to have been based upon the *Rundbogenstil*, or "round arch style," which was widely utilized in the German states beginning in the 1830s, and which had moved to the United States by the 1850s.<sup>86</sup> Missouri-German buildings erected of brick after that time tend to have arched door and window openings, ranging from shallow segmental arches to near semi-circles. It has even been postulated that the arches over the windows of those later buildings tended to become higher as the century progressed.<sup>87</sup> This feature occurs in Cole Camp in limited instances, primarily because there are so few brick buildings. A notable example within the survey group is the Fajen's store building, (#178) which has some segmentally arched windows in the side wall of the dwelling which is attached to its west wall. Also, the rear walls of several of the commercial buildings in town utilize that type of window opening. The most visible such windows in the commercial center today are on the back wall of survey property #56, the Ahrens Bros. Store on S. Maple, which is visible from Main Street.

One of the most distinctly Germanic features found among the survey buildings is the use of *fachwerk* construction. Many of the earliest German buildings in Cole Camp, as well as other parts of Missouri, utilize a heavy timber framing method which consists of upright and cross-

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<sup>85</sup> Wilhelm Bomann, *Bauerliches Hauswefen und Tagewerk im alten Neidersachsen*, (Hannover: Verlag Th. Schafer, 1992 reprint of a 1941 edition) p. 17.

<sup>86</sup> Philippe Oszuscik, "Germanic Influence Upon the Vernacular Architecture of Davenport, Iowa," *P.A.S.T.* Vol. X, 1987, p. 17.

<sup>87</sup> Wren, p. 67.

braced timber frames which are infilled with brick or stone nogging.<sup>88</sup> As one architectural history put it, "this half-timber construction....made the most of two common building materials. In the old country, buildings were nogged because timber for building was in short supply; in America, the timber framework helped compensate for the shortage of lime needed for strong mortar and hard bricks."<sup>89</sup> The use of that particular type of construction is also undoubtedly related to the cultural history of the builders. They built what they knew. The Cole Camp historical museum has a good exhibit of a fachwerk wall which was salvaged from a historic house in the area prior to its demolition, and several of the survey properties are believed to contain at least some walls which utilize the same type of construction. These buildings are generally among the most altered of the group, which is not surprising in light of their age, as well as the fact that most are very modest buildings, and therefore subject to more alterations over the years. Remaining examples are, in spite of overall low levels of integrity, important links with the German immigrants who had such an impact upon the history of the community. ♦

### **Integrity and Current Condition**

The general physical condition of the survey properties is quite impressive. Roughly 93% of the buildings in the survey group were judged to be in "excellent" or "good" condition (the top two of four categories.) There are very few vacant buildings in the survey group, and only one or two which appear to be likely candidates for demolition.

The buildings were also evaluated in terms of overall historic integrity, also on a four-part system. The categories ranged from "low" to "little changed." The overall level of integrity of the survey group is also good; almost 30% of the properties in the group were given the highest integrity rating of "little changed," and another 26% were rated as "high." Only 9% were given a "low" rating.

It is important to look at both of those factors when evaluating the condition of historic resources in the survey area. A house that is "little changed" could have been sitting vacant and open to the weather for a decade, while a property in "excellent" condition could have been so drastically altered to have retained little or no historic integrity. Evaluating the two rating systems together provides a much clearer picture. More than half of the survey properties were rated in the upper 50% of both categories, with an impressive 17% of the total being both little changed and in excellent condition. (See Figure Twenty Six.)

It should be noted that several of the buildings which were rated as both "excellent" and "little changed" are the products of recent rehabilitation projects. This is an encouraging trend, and one which should accelerate with National Register Designation and subsequent access to investment tax credits.

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<sup>88</sup> Charles Van Ravenswaay, The Arts and Architecture of German Settlements in Missouri: Survey of a Vanishing Culture, (Columbia and London: University of Missouri Press, 1977) p. 108.

<sup>89</sup>Massey and Maxwell, p. 50.

**Figure Twenty Six. CONDITION OF HISTORIC RESOURCES.**

Percentages are rounded to the nearest whole number.

<b>Condition/ Integrity</b>	<b>No.</b>		<b>%</b>
Excellent/ Little Changed	43		17%
Good/Little Changed	27		11%
Excellent/ High	21		8%
Good/ High	44		17%
<b>Total</b>	<b>135</b>		<b>54%</b>

### **National Register Eligibility**

The historic resources of Cole Camp offer a number of National Register possibilities. There are quite a few buildings which appear to be individually eligible, as well as three different areas with definite district possibilities. There is also good potential for a multiple property submission (MPS).

#### **District Possibilities**

At least three areas in Cole Camp contain a sufficient concentration of intact historic resources to merit district designation. Two of the areas are residential; the third encompasses much of the current commercial center. The proposed residential districts are: The Eickhoff Hill Historic District, north of the commercial center, and the Short Street Historic District, located near the center of town, primarily along Short and Elm Streets. The proposed Main Street Historic District is located along Maple and Main Streets, in the center of town.

#### **Eickhoff Hill Historic District**

The northern part of the residential area north of downtown contains a significant concentration of historic houses and should qualify easily as an historic district. (See Figure Twenty Seven.) There are 19 properties within the proposed boundaries, all of which are residential, and 18 of which are survey properties. All of the survey properties within the proposed boundaries were judged to be at least "possibly" eligible as part of a district or MPS. Only two of the houses out of that group (#116 and #120) have seen enough alterations that they might end up being counted as non-contributing resources within a district. It should also be noted that more than half of the houses in the area would be eligible on an individual basis as



**Figure Twenty Eight. Table.**

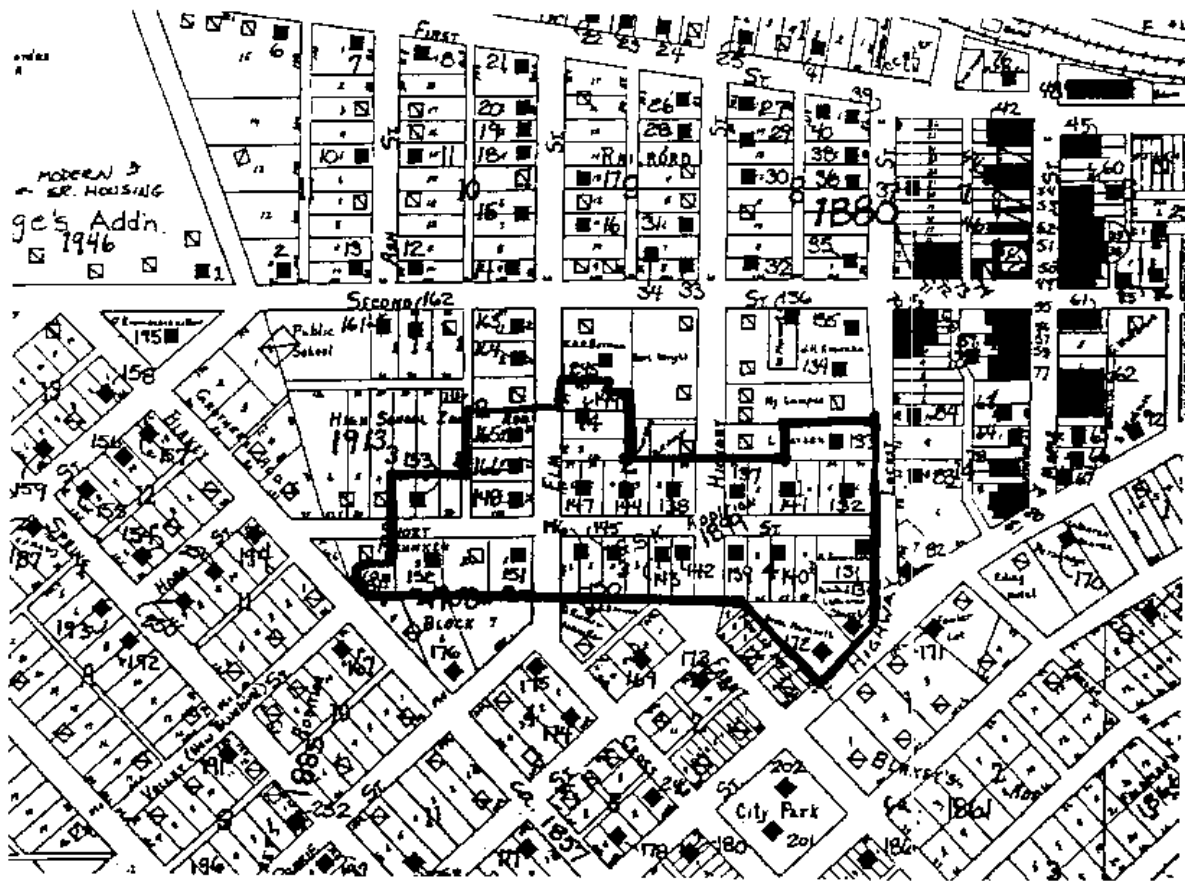
<b>Properties within the boundaries of the proposed Eickhoff Hill Historic District</b>	
<b>Field #</b>	<b>Street Address</b>
104.	306 N. Pine
105.	402 E. Eickhoff
106.	404 E. Eickhoff
107.	405 E. Eickhoff
108.	N. Walnut @ Ahrens
109.	407 E. Ahrens St.
110.	401 E. Ahrens St.
111.	408 N. Pine
112.	406 N. Pine
113.	400 block N. Pine
114.	400 block N. Pine
115.	401 N. Pine
116.	303 W. Eickhoff (May be a non-contributing resource.)
117.	305 N. Pine
119.	306 N. Pine
120.	100 E. Eickhoff (May be a non-contributing resource.)
121.	308 N. Boonville Road
122.	400 N. Boonville Road
n/a	400 block N. Pine—newer house, not surveyed. (Non-contributing.)

### Short Street Historic District

There is also an area near the center of town with a good concentration of historic houses. The proposed Short Street Historic District is located along most of the two block stretch of Short Street, with some branching out along connecting streets. (See Figure Twenty Nine.) There are 24 properties within the proposed boundaries; 23 are residential, one is a church. Of those, 23 are survey properties. All of the survey properties within the proposed boundaries were judged to be at least "possibly" eligible as part of a district or MPS. Only two of the houses out of that group (#142 and #145) have seen enough alterations that they might end up being counted as non-contributing resources within a district. Also, at least eleven of the properties appear to be eligible on an individual basis as well.

Contributing resources within the proposed district were constructed between 1897 and 1938. They are significant under National Register Criteria A and C, in the areas of ARCHITECTURE and COMMUNITY DEVELOPMENT. All are relatively intact examples of the house types which were being built throughout the community at the time. Most are located within Keiffer's Addition, which was platted in 1899.

Figure Twenty Nine. Proposed boundaries for the Short Street Historic District.



**Figure Thirty. Table.**

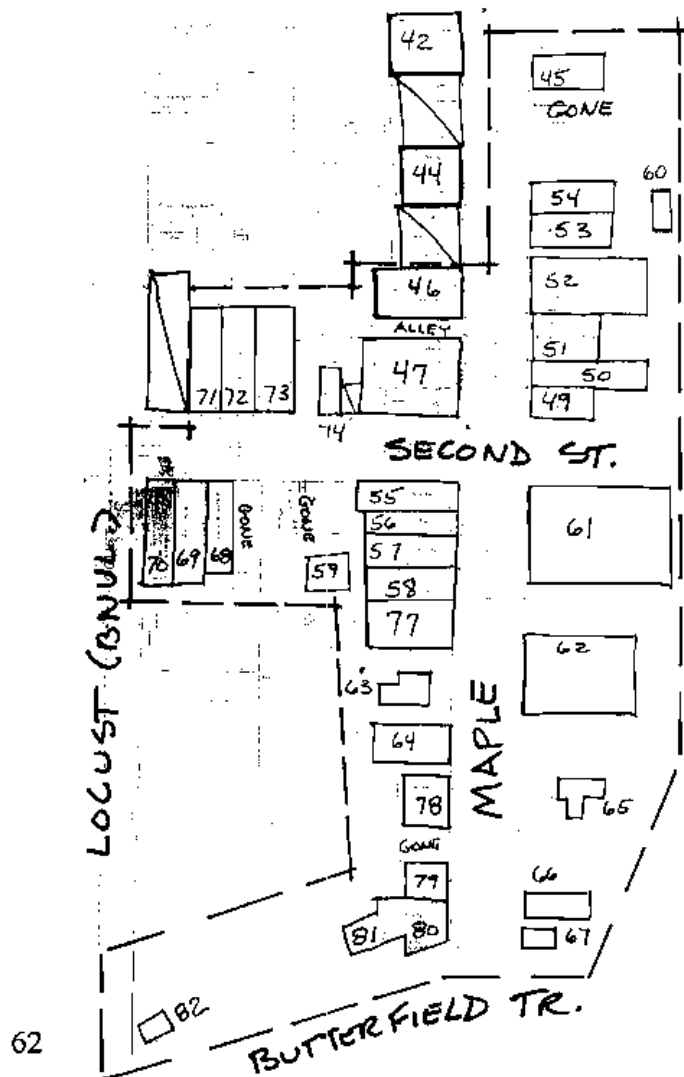
<b>Properties within the boundaries of the proposed Short Street Historic District</b>	
<b>Field #</b>	<b>Street Address</b>
130.	Butterfield @ Boonville Rd.
131.	200 S. Boonville Road.
132.	108 S. Boonville Road
133.	106 S. Boonville Road
137.	104 Short St.
138.	110 S. Hickory
139.	201 S. Hickory
140.	103 Short St.
141.	102 Short St.
142.	201 Short St. (May be a non-contributing resource.)
143.	203 Short St.
144.	204 Short St.
145.	205 Short St. (May be a non-contributing resource.)
146.	207 Short St.
147.	206 W. Hickory St.
148.	110 S. Elm St.
149.	105 S. Elm St.
151.	301 W. Short St.
152.	305 W. Short St. Also #168, an outbuilding associated with this house but given a separate number.
153.	306 W. Short St.
165.	106 S. Elm St.
166.	108 S. Elm St.
172.	106 W. Butterfield Trail
n/a	303 W. Short-newer house, not surveyed. (Non-contributing.)

### Main Street Historic District

Cole Camp has an impressive collection of intact historic commercial buildings. The area around Maple and Main Streets has definite potential for National Register designation. The proposed Main Street Historic District is located in the center of town, in the blocks surrounding the intersection of Maple and Main Streets. (See Figure Thirty One.) There are actually more properties on Maple Street than Main; the name was chosen for its commercial connotation as well as for location. There are 36 properties within the proposed boundaries; 3 are residential; the rest have are commercial. Of the total, 35 are survey properties. All of the survey properties within the proposed boundaries were judged to be at least "possibly" eligible as part of a district or MPS. There are two buildings, #58 and #77, which may end up being counted as non-contributing resources. At least 19 of the properties within the proposed boundaries may also be individually eligible.

Contributing resources within the proposed district were constructed between the late 1880s and the mid-1920s. They are significant under National Register Criteria A and C, in the areas of ARCHITECTURE and COMMERCE. The Main Street Historic District represents all of the intact portion of the historic commercial center of Cole Camp, and it contains most of the historic commercial properties in all of the survey area. (Notable exceptions are the WK Garage, #35, and Fajen's Store, #178.) The entire district is located within the Railroad Addition to Cole Camp.

**Figure Thirty One.** Proposed boundaries for the Main Street Historic District.  
Base Map: 1913 Sanborn.



**Figure Thirty Two.**

<b>Properties within the boundaries of the proposed Main Street Historic District</b>	
<b>Field #</b>	<b>Street Address</b>
45.	126 N Maple
46.	100 Block N. Maple
47.	121 W. Main
49.	100 N. Maple
50.	100 block N. Maple
51.	110N. Maple
52.	100 Block N. Maple
53.	100 Block N. Maple
54.	100 Block N. Maple
55 .	100 Block S. Maple
56.	100 Block S. Maple
57.	100 Block S. Maple
58.	100 Block S. Maple (May be a non-contributing resource.)
59.	Alley west of 100 block S. Maple
60.	Alley east of 100 block N. Maple
61.	101 S. Maple
62.	100 Block S. Maple
63.	112 S. Maple
64.	100 Block S. Maple
65.	113 S. Maple
66.	S. Maple @ Butterfield
67.	S. Maple @ Butterfield
68.	104 E. Main
69.	100 Block E. Main

	<b>Main Street Historic District, continued.</b>	
70.	100 Block E. Main	
71.	105 E. Main	
72.	107 E. Main	
73.	100 Block E. Main	
74.	113 E. Main	
77.	100 Block E. Main (May be a non-contributing resource.)	
78.	118 S. Maple	
79.	120 S. Maple	
80.	12? S. Maple	
81.	Butterfield Trail and S. Maple	
82.	Butterfield and Boonville Roads	
n/a	100 Block E. Main, newer or altered building, not surveyed. (Non-contributing.)	

### **Multiple Property Submission**

Because Cole Camp is a relatively small community which developed in a uniform manner, the general historic contexts will be similar for all of the resources in town. A Multiple Property Cover Document could be written to supply most of the historic context for all three of the districts, as well as many individual properties. Such a document would streamline a large nomination project, and maximize the number of resources which could be listed. The downside of a Multiple Property Submission is that the creation of such a document can be a fairly lengthy, and potentially expensive, process.

An alternative solution may be to utilize a combination of the different types of nominations. For example, it might be preferable to do a standard district nomination for the commercial district as the first phase of registration, and then do a residential MPS as phase II. The residential MPS project could include one or both of the residential districts, as well as some of the more outstanding individual properties. That combination would allow more immediate results (listing the downtown district) and still set up a system by which the maximum number of resources could be listed.

It should be noted that this survey report was written to lay the foundations for future group nominations, including an MPS cover document. Chapter Two has been laid out so as to convert relatively easily to that format, and to serve as a good starting point for such an endeavor. Regardless of the final approach taken, it is clear that Cole Camp contains at least three significant groupings of historic resources, and it is strongly recommended that they be listed in the National Register.

### Individual Properties with National Register Potential

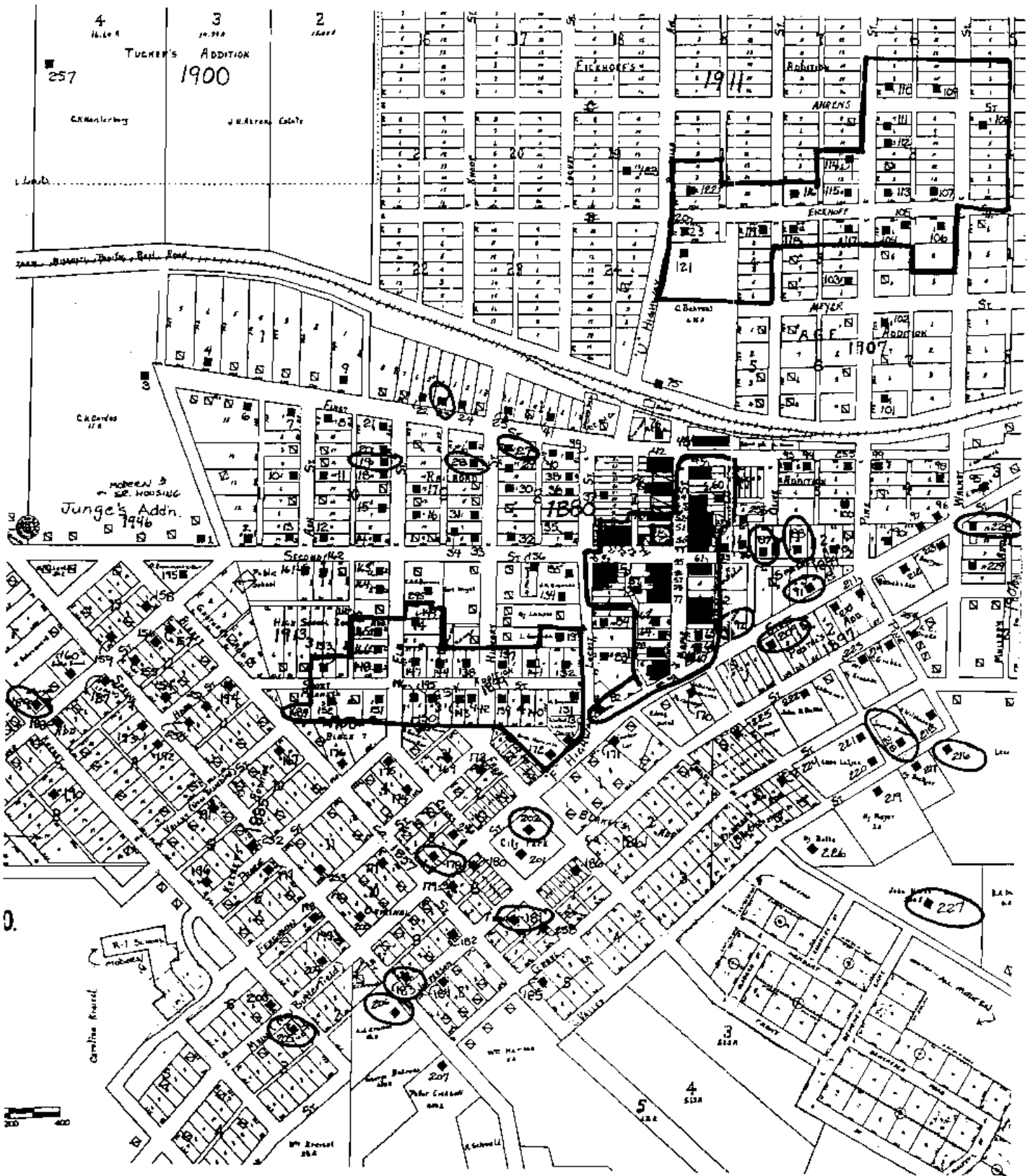
There are a number of historic buildings in Cole Camp which are likely candidates for individual National Register designation. Nearly a third of the survey properties were judged to have some potential for individual listing, and at least 70 different survey properties were categorized as "little changed." (See the list in Appendix IV for information on potential Register eligibility as well as general integrity and physical condition.)

While many of the most impressive survey properties are located within one of the proposed districts, there are also many which are not. Although there are too many outstanding single sites to discuss each here, there are a number of properties which are very likely candidates for individual listing. The following table includes a few (certainly not all) of the most architecturally significant properties. It should be noted that there are several others which are important for other historical associations as well. ♦

**Figure Thirty Three.**

Field #	Street Address
19.	109 N. Elm
23.	206 W. Junge
27.	100 Block N. Hickory
28.	105 N. Hickory
87.	301 E. Main
88.	303 E. Main
91.	303 Butterfield
92.	205 E. Butterfield
178.	304 W. Butterfield
181.	303 Jefferson St.
183.	400 Block Jefferson St.
189.	306 W. Grother St.
202.	City Park near Water Tower
205.	601 W. Butterfield
206.	S. Spring @Jefferson
209.	300 E. Butterfield
216.	200 Block of Valley St.
218.	207 E. Valley St.
227.	1103 Fowler Road
228.	S. Walnut @ Main

Figure Thirty Four. Proposed Districts and Notable Individual Properties listed in Figure 33.



## Resource Management

Maintaining an older building does not have to be an overly burdensome task. Most of the historic buildings in town have survived intact for the better part of a century with simple common sense maintenance, and should continue to do so into the future. Regular maintenance and respect for original materials will go a long way in preserving the overall historic character of Cole Camp.

A few basic rules:

- Repair, as opposed to replace, whenever possible.
- Keep existing door and window openings as they are.
- Keep front porches and similar spaces open and in their original configuration.
- Maintain existing weatherboards and avoid the use of synthetic siding.

Historic doors and windows are important character defining features, and should be retained whenever possible. This is especially true of commercial storefronts. Blocking in a storefront or reducing the size of residential window openings may cut down on heat loss, but it will wreck the historic character, and curb appeal, of the building. Consider instead the use of storm windows, weather stripping, and insulated window coverings. This is often a less expensive solution which will preserve the character of the building.

The front porches of historic homes in Cole Camp are in many cases the most stylish component of the building, and well worth preservation. Things such as porch posts, balustrades and spindlework are important parts of the building's history, and should be retained. Closing in a front porch can have a drastic affect upon the appearance of the building, and is not recommended. Consider instead an addition to the rear of the house.

One of the most common, and potentially most damaging, "improvements" that can be done to a historic building is the addition of synthetic siding. Siding often traps moisture against historic wood members and can actually speed deterioration rather than prevent it. **Synthetic siding is never recommended for historic buildings.** If siding must be used, great care should be taken to match the width and profile of existing weatherboards and to preserve remaining architectural features. One would not, for example, cover narrow weatherboards with wide "drop" or beveled siding. It is also very important to avoid covering and/or removing ornamental details such as trim around door and window openings and roof brackets.

Much has been written on the care and maintenance of historic buildings, and technical assistance is readily available. One of the best single sources of information is The Secretary of the Interior's Standards for Rehabilitation, and Illustrated Guidelines for Rehabilitating Historic Buildings. This government publication offers clear, simple instruction on maintaining historic properties without undue expense. The State Historic Preservation Office can also provide technical bulletins on a number of more specific preservation issues.

Historic buildings need not be treated like museums to survive. Regular maintenance, combined with a willingness to consider alternate solutions, will go a long way to preserve the rich stock of historic architecture found in Cole Camp today. ♦

## Using Survey Information Locally: Where to Look for More Information.

In most cases, the survey forms contain only basic information about each property. (It was beyond the scope of this project to do in-depth research on all 252 properties.) The forms do, however, establish a point of departure for further study. An approximate construction date and at least some early ownership history was established for every building in the survey group.

Sources of other information are also noted in the bibliography of this report and the "sources" section of the survey forms. With that data it is possible to look more closely at various local historical sources for more information about the early owners, as well as general history from the time of the building's construction. Keep in mind that names are frequently mis-spelled, especially in the case of German names; check for alternate spellings if you are having trouble locating information about a particular person.

A few likely sources, all of which are available at the Cole Camp Library:

- **Historical pamphlets and published Benton County histories.** There are several good sources in the reference section of the library. Of special note are the booklets prepared by Father Gilbert Esser, which include maps keyed to historical information. They contain both general and specific information about Cole Camp. Do not forget to look in the indexes for the early owners of your property.

- **Cole Camp Area History.** This locally produced history is quite comprehensive, and full of historic photographs. Look in the index for the name of an early owner of the property, and go from there. Do not forget to check the family history section as well.

- **Hier Snackt Wi Plattdeutsch: Here We Speak Low German.** Another great local history, this book focuses on the social history of the community, with an emphasis on German heritage. It also has many historic photos.

- **Indexes prepared by the Cole Camp Area Historical Society.** These are all shelved near the microfilm reader in the library. The sources indexed include historical issues of the Cole Camp Courier, Weddings 1897-1990, Births 1897-1990, Obituaries 1897-1990 (these can be especially helpful, as they tend to summarize individual histories.) Court Records, and Cemetery Information. Most of the records indexed are on microfilm, which can be read right at the library.

- **Early census, probate, school, county clerk and circuit clerk records,** all on microfilm. Look for Williams Township, and Cole Camp Post Office in the census records to find Cole Camp entries. Depending on the year, census records will include such things as occupation, place of birth—for the people listed as well as their parents, and value of land and personal property owned.

- **Cole Camp Courier, 1897-1994,** all on microfilm. This can make for fascinating reading! Start scanning the paper around approximate construction date given for your property, you may find a notice of the work starting, or just pick up general information about what was happening in town at that time.

Other local sources.

- **County personal and real property tax records.** These records are being microfilmed by the county, after which the original books will be donated to the Cole Camp Area Historical Society. The real property (land) tax books were used extensively during the survey project, but only consulted in five year intervals. It is possible to check every year to more closely pin down a construction date for your property. Look for a marked jump in valuation, which indicates a new building on the property. Take time to check the value of comparable properties to make sure the increase is not due to an across the board rate hike. There was, for example, a marked increase in *all* property valuations between 1915 and 1920. Personal property entries can offer further information about early residents in town, including such things as livestock and other property owned.

- **1904 Atlas of Benton County.** A copy of this is in the possession of the Cole Camp Area

Historical Society. It includes a good map of the town from 1904, as well as maps of the surrounding countryside, and some photographs and basic historical information about county residents.

• **Benton County Deed Records**, in the recorder's office of the county courthouse in Warsaw. These records can give you more specific information about changes of ownership of your property. They are indexed by date of filing, and by seller (grantor) and buyer (grantee). Be careful to check for alternate name spellings! You should also check both indexes if you are having trouble finding a specific transaction. Be aware that deeds were not always filed right after the sale was made, some owners waited years.

The above sources can provide a wealth of information about the history of Cole Camp and historic buildings which grace the streets today. Check the bibliography of this report for sources of more information about specific styles and general architectural trends. Remember that the histories of the survey properties are interwoven; information about the house next door or the store down the street may offer insights into the history of your property, and vice versa. Happy hunting. ♦

As Ms. Jeffries wrote of the town she grew up in:

"It was, and still is a great and wonderful town. What makes it so unique today is that it has retained much of the character of the old town."<sup>90</sup>

A good deal of that character comes from the historic buildings of Cole Camp, an impressive number of which have seen remarkably few alterations over the years. They appear today much as they did in the days when farm wagons lined the streets and the train stopped often at the end of Maple Street. The continued preservation of these important historic resources will carry on a fine tradition. ♣

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<sup>90</sup>Jeffries, p. 37.

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## **Appendixes**

## Appendix I: Chronology of Town History

### Chronology

The following dates were taken from Cole Camp Area History: 1839-1976, Benton County Records, and various property abstracts for Cole Camp buildings.

- 1818 Ezekial Williams is named by William Clark to lay out part of a military road from Palmyra to Ft. Smith, AR. His stretch ran through present day Benton County. Local history holds that when he reached the Cole Camp area, he said he had found the place to which he wished to retire.
- 1831 Williams moves to the present Cole Camp area.
- 1835 Benton County is organized out of Petits and Green Counties. It is named in honor of U. S. Senator Thomas Hart Benton.
- 1836 ca. First County Court awards Williams a grocer's license. Later the same year he is awarded a post office, which he is said to have named Cole Camp in honor of his home township in Kentucky. His first post office was located southwest of the present town. Cole Camp is in Williams township, which is named for Ezekial Williams.
- 1839 ca. First house in present Cole Camp is built by Hosea Powers. Powers also files an entry for the East half of the northwest quarter or Section 35, which covers an area south of the present Main Street, and bounded roughly by Elm and Maple Streets and the east and west.
- 1839, February 26. Williams moves his post office to the present site of Cole Camp, in a log building on the corner of Blakey and Balloon Roads.
- 1840s. Several stores and residences established in the area which was to become the original town. Former residents of the Hanover Province of Germany begin settling in the area.
- 1849 Powers sells 1/3 acre to S. Martin, what is now the Boeschen lot.
- 1852 Powers sells land to William C. Blakey; approximate location: Lot 3 block 1, Blakey's Addn. He also sells 1/3 acre to S. Fowler; current location: probably the "Fowler Lot" near Blakey's Addition.
- 1854 ca. Wm. C. Blakey has survey done for a small addition northeast of original town.
- 1856 Butterfield Stage Line between Boonville and Springfield starts running through town.
- 1857 ca. Plat filed for the Original Town of Cole Camp, probably by the Blakey Bros. Plat Book 1, page 6, plat undated.
- 1861 Civil War comes to Cole Camp with the Battle of Cole Camp on June 19. Stage service is discontinued.

- 1866 Plats filed for Feldman and Fowler's Additions. Blakey's Addition also appears to have been filed at this time, although it could have been done a few years earlier.
- 1868 Yelverton and Wm. C. Blakey go bankrupt. Samuel Vose assigned to sell off their land.
- 1880 Missouri Pacific opens a rail line from Sedalia to Warsaw, with tracks through Cole Camp. Railroad Addition is platted, north of the existing town. Commercial center shifts to the north end of Maple Street.
- 1884 Smasal's Addition added to east edge of Railroad Addition.
- 1885 Keeney's Addition greatly expands western boundary of original part of town.
- 1897 Postel's Addition connects north part of town to earlier sections.  
Cole camp incorporated as a village. Telephone service between Warsaw and Sedalia, via Cole Camp and Mora, is completed.
- 1898 Lumber dealer and land speculator George Kieffer is quoted in the paper as saying "according to the signs, there will be more buildings erected in Cole Camp this season than ever before." (Cole Camp Courier 8-12-1898)
- 1900 Tucker's Addition platted north of the railroad.  
Cole Camp incorporated again as a fourth class city.
- 1902 Sedalia, Warsaw, and Western Railroad converts to wide gauge track.
- 1904 The St. Louis, Kansas City, and Colorado Railroad runs tracks one mile north of Cole Camp. North Cole Camp (Nay) platted at that crossing, but never developed.
- 1907 A. G. Eickhoff Addition platted north of the new business district. Muller's Addition expands eastern boundary.
- 1910 City waterworks system completed.
1911. Eickhoff's Addition Platted north of A. G. Eickhoff's Addition.
- 1913, 1916 School Zone is established between old and new parts of town
- 1920 Hyde Park, Frederick Addition added to southeast part of town.
- 1939 Centennial of founding celebrated.  
City sewer system installed.
- 1946 Rail service through Cole Camp discontinued. 🍷

## Appendix II:

### **Pre-1950 Additions to Cole Camp, with filing dates, persons who filed the plats, and range of construction dates for survey properties in those areas.**

From the Benton County Plat Book Index.

(The abbreviations were used for the legal descriptions on the inventory forms.)

OT= Original Town, ca. 1857, Blakey Brothers, ca. 1861-ca. 1950.

BA= Blakey's Addition, ca. 1861, Probably Wm. Blakey, ca. 1904-ca. 1909.

FA= Feldman's Addition, 1866, Unknown, ca. 1889-ca. 1894.

FO= Fowler's Addition, 1866, Probably Samuel Fowler, none.

RRA= Railroad Addition, 1880 A. R. Kieffer, John Freed, Cyrus Newkirk, for Osage Valley Const. Co., ca. 1881-ca. 1948.

SA= Smasal's Addition, 1884, John and Anna Smasal, ca. 1883-ca. 1914.

KA= Keeney's Addition, 1885, James F. Keeney, ca. 1890-ca. 1946.

PA= Postels' Addition, 1897, John Postel, ca. 1899-1904.

GSK= Kieffer's Addition, 1899, Garret S. Kieffer, ca. 1899-ca. 1929.

TA= Tucker's Addition, 1900, Geo. Kieffer, "Special Commissioner", ca. 1903-ca. 1909.

AGE= A.G. Eickhoff's Addition, 1907 A. G. Eickhoff, ca. 1912-ca. 1929.

MLA= Muller's Addition, 1907, Diedrich Muller, ca. 1908-ca. 1914.

MB= Mahnken Block, 1908, Henry Mahnken, ca. 1914-ca. 1919.

EA= Eickhoff's Addition, 1911, Henry Eickhoff, ca. 1903-ca. 1947.

HSA= High School Addition, 1913 and 1916, J. H. Frederich, ca. 1899-1938.

HPA= Hyde Park/Frederich Addition, 1920, J. H. Frederich, ca. 1800s-ca. 1950.

ZA= Zimmerschied Addition, 1943, Unknown, ca. 1903-ca. 1949.

JA= Junge's Addition, 1946, Unknown, ca. 1914-ca. 1937.

**Appendix III: Master List of Survey Properties,  
With Field Number, Address, and National Register Eligibility.**

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
1	500 W. Main St.	possibly	yes
2	406 W. Main St.	possibly	yes
3	111 N. Grother	no	possibly
4	412 W. Junge St.	possibly	yes
6	405 W. Junge St.	no	no
7	115 N Ash St.	yes	yes
8	114 N. Ash St.	no	possibly
9	304 W. Junge St.	yes	yes
10	109 N Ash St.	yes	yes
11	112(?) N. Ash St.	no	possibly
12	N. Ash and Main Streets	no	possibly
13	400 W. Main St.	no	possibly
14	300 W. Main St.	no	possibly
15	103 N. Elm St.	possibly	yes
16	102 N. Elm St.	possibly	possibly
17	106 N. Elm St.	possibly	possibly
18	107 N Elm St.	possibly	possibly
19	109 N. Elm St.	yes	yes
20	111 N. Elm St.	yes	yes
21	113 N. Elm St.	yes	yes
22	208 W. Junge St.	possibly	no
23	206 W. Junge St.	yes	yes
24	1?? W. Junge St.	possibly	yes
25	108 W. Junge St.	possibly	possibly
26	109 N. Hickory St.	possibly	possibly
27	1?? N. Hickory	yes	yes
28	105? N. Hickory	yes	yes
29	108 N. Hickory	no	no
30	106? N. Hickory	yes	yes
31	101 N. Hickory	no	possibly
32	100 N. Hickory	possibly	possibly
33	200 W. Main	possibly	possibly
34	200 block W. Main	possibly	yes
35	100 W. Main @ Boonville Rd.	yes	yes

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
36	100 block Boonville Rd.	yes	yes
38	100 block Boonville Rd.	no	possibly
39	111 Boonville Rd.	possibly	possibly
40	103 Junge	possibly	yes
41	104 Junge St.	possibly	possibly
42	12? N. Maple	yes	yes
44	123 N. Maple	possibly	possibly
45	126 N. Maple	yes	yes
46	100 Block N. Maple	possibly	yes
47	121 W. Main	possibly	yes
48	N Maple & Junge	possibly	yes
49	100 N. Maple	yes	yes
50	100 block N. Maple	yes	yes
51	110 N. Maple	possibly	yes
52	100 Block N. Maple	possibly	yes
53	100 Block N. Maple	yes	yes
54	100 Block N. Maple	yes	yes
55	100 Block S. Maple	yes	yes
56	100 Block S. Maple	possibly	possibly
57	100 Block S. Maple	possibly	yes
58	100 Block S. Maple	no	possibly
59	Alley west of 100 Block S. Maple	possibly	yes
60	Alley east of 100 block of N. Maple	possibly	possibly
61	101 S. Maple	yes	yes
62	100 Block S. Maple	possibly	possibly
63	112 S. Maple	yes	yes
64	100 Block S. Maple	yes	yes
65	113 S. Maple	possibly	yes
66	S. Maple @ Butterfield	yes	yes
67	Butterfield and Maple	yes	yes
68	104 E. Main	yes	yes
69	100 Block E. Main	possibly	yes
70	100 Block E. Main	yes	yes
71	105 E. Main St.	yes	yes

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
72	107 E. Main St.	yes	yes
73	100 Block E. Main	possibly	yes
74	113 E. Main St.	possibly	possibly
75	100 Block N. Maple	no	possibly
77	100 Block S. Maple	no	possibly
78	118 S. Map e	possibly	yes
79	120 S. Map e	yes	yes
80	12? S. Maple Street	yes	yes
81	Butterfield Trail & S. Maple	yes	yes
82	N. corner of Butterfield and Locust	yes	yes
83	107 South Boonville Road	no	possibly
84	105 S. Boonville Rd.	possibly	possibly
85	207 E. Main St.	yes	yes
86	209 E. Main St.	no	possibly
87	301 E. Main St.	possibly	possibly
88	303 E. Main St.	yes	possibly
89	309 E. Main St.	no	possibly
90	401 N. Pine St.	possibly	no
91	303 & 305 Butterfield	yes	yes
92	205 E. Butterfield	possibly	possibly
93	300 E Junge St	possibly	possibly
94	302 W. Junge	no	possibly
95	501 E. Main	no	possibly
96	407 E. Main	possibly	possibly
97	405 E. Main	possibly	possibly
98	103 S. Walnut	possibly	possibly
99	108 E. Junge (or N. Pine)	yes	yes
100	105 N. Pine	yes	yes
101	204 N. Pine	possibly	yes
102	208 N. Pine	possibly	yes
104	306 N. Pine @ Eickhoff	possibly	yes
105	402 E. Eickhoff	possibly	yes
106	404 E. Eickhoff	yes	yes
107	405 E. Eickhoff	possibly	yes

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
108	N. Walnut @ Ahrens	yes	yes
109	407 Ahrens St.	yes	yes
110	401 E. Ahrens	possibly	yes
111	408 N. Pine	possibly	yes
112	406 N. Pine	possibly	yes
113	400 N. Pine	yes	yes
114	400 Block N. Pine	yes	yes
115	401 N. Pine	yes	yes
116	303 W. Eickhoff	possibly	possibly
117	305 N. Pine	possibly	yes
118	306 N. Olive	yes	yes
119	300 Block N. Olive	yes	yes
120	100 Eickhoff	possibly	possibly
121	308 N. Boonville Road	yes	yes
122	400 N. Boonville Road	yes	yes
123	400 block N Boonville Road	possibly	yes
124	Eickhoff @ 307 N. Oak	possibly	possibly
125	308 N. Oak St.	possibly	possibly
126	E. Eickhoff @ N. Oak	possibly	possibly
127	103 Peach St.	possibly	no
128	64 W. Main	no	possibly
129	600 Block E. Main St.	possibly	possibly
130	Butterfield @ Boonville Rd.	yes	yes
131	200 S. Boonville Road	yes	yes
132	108 Boonville Rd.	possibly	yes
133	106 Boonville Rd.	possibly	yes
134	102 Boonville Rd.	possibly	yes
135	100 Boonville Rd.	yes	yes
136	107 W. Main St	possibly	possibly
137	104 Short St.	yes	yes
138	110 S. Hickory St.	no	no
139	201 S. Hickory St.	yes	yes
140	103 Short St.	yes	yes
141	102 Short St.	yes	yes

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
142	201 Short St.	no	possibly
143	203 Short St.	possibly	yes
144	204 Short St.	yes	yes
145	205 Short St.	no	possibly
146	207 Short St.	possibly	yes
147	206 Short St.	yes	yes
148	110 S. Elm St.	yes	yes
149	105 S. Elm St.	yes	yes
150	S. Elm St. @ Prairie	possibly	yes
151	301 W. Short St.	yes	yes
152	305 W. Short St.	possibly	yes
153	306 W. Short St.	possibly	yes
154	400 W. Hoag St.	possibly	possibly
155	207 Grother St.	possibly	possibly
156	203 Grother St.	possibly	possibly
157	200 S. Blakey St.	possibly	yes
158	202 Grother St.	possibly	possibly
159	206 S. Grother St.	possibly	possibly
160	300 S. Grother St.	possibly	possibly
161	Main St. @ Ash	possibly	possibly
162	309 W. Main St.	no	possibly
163	100 S. Elm St.	no	possibly
164	102 S. Elm St.	possibly	yes
165	106 S. Elm St.	possibly	yes
166	108 S. Elm St.	possibly	yes
167	S. Blakey St. Valley	possibly	possibly
168	Outbuilding @ 309 Short St.	possibly	yes
169	202 W. Ferguson St.	possibly	yes
170	S. Rock St. & E. Butterfield Tr.	yes	yes
171	Butterfield Trail	yes	yes
172	106 W. Butterfield Trail	yes	yes
173	602 S. Hickory St.	no	possibly
174	506 S. Elm St.	possibly	yes
175	Cross St. @ Prairie	possibly	yes

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
176	Prairie @ Blakey	possibly	possibly
177	602 S. Blakey St.	no	no
178	304 W. Butterfield	yes	yes
179	305 Butterfield Trail	yes	yes
180	301 W. Butterfield	possibly	possibly
181	303 Jefferson St.	yes	yes
182	400 Block Jefferson @ Blakey	no	possibly
183	400 Block Jefferson St.	yes	yes
184	405 Jefferson St.	no	possibly
185	307 W. Grove St.	yes	yes
186	Front and Jefferson Sts.	yes	yes
187	200 S. Spring St.	possibly	possibly
188	305 W. Grother St.	no	possibly
189	306 W. Grother St.	yes	yes
190	Keeney St., S. of Grother	possibly	no
191	S. Spring St. @ Bluebird	possibly	possibly
192	206 S. Spring St.	possibly	yes
193	206 S. Spring St.	possibly	yes
194	300 S. Blakey St.	no	possibly
195	102 W. Grother St. @ Main St.	possibly	possibly
196	W. Prairie	no	possibly
197	500 South Spring St.	no	possibly
198	600 W. Ferguson St.	possibly	yes
199	602 S. Spring St.	possibly	no
200	408 W. Butterfield	yes	yes
201	Butterfield @ Hickory, City Park	possibly	possibly
202	Butterfield @ Hickory, City Park	possibly	possibly
203	600 W. Butterfield	yes	yes
204	504 W. Butterfield	possibly	possibly
205	601 W. Butterfield Rd.	yes	yes
206	700 or 800 Block South of Spring	yes	yes
207	806 S. Spring	possibly	no
208	900 Block S. Spring St.	yes	yes
209	300 E. Butterfield Rd.	yes	yes

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
210	306 E. Butterfield	no	possibly
211	308 E. Butterfield	no	possibly
212	404 E. Main St.	possibly	possibly
213	406 E. Main St.	possibly	possibly
214	E. Jefferson St. @ S. Pine St.	possibly	possibly
215	302 S. Pine St.	yes	yes
216	300 block Valley Street	yes	yes
217	302 E. Valley St.	no	possibly
218	207 E. Valley St.	yes	yes
219	204 E. Valley St.	no	possibly
220	205 E. Valley St.	possibly	possibly
221	S. Cedar St. @ Grove St.	no	no
222	206 E. Jefferson St.	yes	yes
223	E. Jefferson St. near Pine	possibly	possibly
224	104 E. Grove St.	no	no
225	100 Block E. Jefferson St.	no	no
226	903 Fowler Rd.	no	no
227	1103 Fowler Road	yes	yes
228	100 Block S. Walnut St. @ Main St.	yes	yes
229	107 S. Walnut St.	possibly	possibly
230	S. Oak @ Jefferson St.	possibly	possibly
231	107 S. Oak St.	possibly	possibly
232	201 S. Oak St.	yes	yes
233	Rt. B SE of Fowler	no	possibly
234	Rt. B N. of Valley St.	possibly	possibly
235	202 S. Oak St.	no	possibly
236	405 S. Oak St.	possibly	yes
237	S. of 52 at East City limit line.	possibly	possibly
238	604 W. Main St.	possibly	possibly
239	— W. Main St.	possibly	possibly
241	708 E. Main St.	no	possibly
242	609 W. Main St.	possibly	possibly
243	607 W. Main St.	possibly	possibly
244	600 Block W. Main St.	possibly	possibly

## Survey Properties, sorted by Field Number

Field Survey #	Address	Eligible for National Register?	District or MPS Potential?
245	-- W. Main St.	no	possibly
246	604 S. Elm St.	possibly	possibly
247	S. of town on Spring	possibly	yes
248	West edge of town	possibly	possibly
249	West of city limits	yes	yes
250	Hoag @ Spring St.	no	possibly
251	-- Hoag St.	no	no
252	408 S. Spring St.	no	no
253	Spring @ Ferguson	no	no
254	--- E. Jefferson St.	no	no
255	306 E. Junge St.	no	no
256	Olive St. N of main	possibly	possibly
257	N. of Survey #3	possibly	no
258	Cross St., S. of Jefferson	no	no

**Appendix IV: Master List of Survey Properties,  
With Architectural Styles and Vernacular types, sorted by construction date.**

**Survey Properties, by Construction Date.**

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
190	ca. 1800s	No Style	One Room School
249	ca. 1860	No Style	Double Pen
180	ca. 1861	No Style	Double Pen
246	ca. 1861		Double Pen
183	ca. 1868	No Style	Single Pen
181	ca. 1868	Federal	Double Pen
182	ca. 1875	No Style	Massed Plan
134	ca. 1880	Italianate	
247	ca. 1880	No Style	Single Pen
258	ca. 1880	No Style	Undetermined
127	ca. 1880		Double Pen
254	ca. 1880s	No Style	Hall and Parlor
60	ca. 1881		False Front Commercial
10	ca. 1882		Double Pen
88	ca. 1883	Gothic Revival	I-house, 2/3
178	ca. 1884	Late Victorian	One Part Commercial
66	ca. 1884	Craftsman	Gable Front
173	ca. 1886	No Style	Saddlebag
7	ca. 1886		I-house
30	ca. 1886		Hall and Parlor
48	ca. 1888		Mill
64	ca. 1888	Italianate	
225	ca. 1889	No Style	Double Pen
31	ca. 1889		Gabled Ell
44	ca. 1889	Late Victorian	One Part Commercial
189	ca. 1890	Late Victorian	Hall and Parlor
194	ca. 1890	No Style	
121	ca. 1890	Queen Anne	Crossplan
191	ca. 1894	No Style	Hall and Parlor
224	ca. 1894	No Style	Pyramid Square
14	ca. 1894	Queen Anne	Other
16	ca. 1894		Gabled Ell
17	ca. 1894		Hall and Parlor
21	ca. 1894	Queen Anne	Gabled Ell

## Survey Properties, by Construction Date.

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
26	ca. 1894		Gabled Ell
29	ca. 1894	Queen Anne	Gabled Ell
33	ca. 1894	Craftsman	Bungalow/Bungalowoid, Hall & Parlor
38	ca. 1894		Hall and Parlor
46	ca. 1894	Late Victorian	Boomtown
55	ca. 1894		One Part Commercial
62	ca. 1894		Boomtown
63	ca. 1894	Second Empire	Hall and Parlor
94	ca. 1894	Queen Anne -	Hall and Parlor
167	ca. 1896	Late Victorian	H Plan
11	ca. 1896		Gabled Ell
12	ca. 1896		Crossplan
23	ca. 1896	Queen Anne	Gabled Ell
80	ca. 1896	Late Victorian	Two Part Commercial
171	ca. 1897*	Queen Anne	Gabled Ell
24	ca. 1897	Queen Anne	Gabled Ell
81	ca. 1897	Late Victorian	Two Part Commercial
212	ca. 1898 *		Pyramid Square
45	ca. 1898	Late Victorian	Two Part Commercial
47	ca. 1898 *	Romanesque	
68	ca. 1898 *	Late Victorian	One Part Commercial
69	ca. 1898 *		One Part Commercial
140	ca. 1899	Queen Anne	Gabled Ell
141	ca. 1899	Queen Anne	Gabled Ell
144	ca. 1899	Queen Anne	
146	ca. 1899		Hall and Parlor
158	ca. 1899	No Style	Gabled Ell
197	ca. 1899	Late Victorian	Double Pen
198	ca. 1899	No Style	Hall and Parlor
204	ca. 1899	Gothic Revival	I-house
209	ca. 1899	Queen Anne	Hall and Parlor
211	ca. 1899	No Style	Double Pen
245	ca. 1899	Late Victorian	Gabled Ell
8	ca. 1899	Late Victorian	Gabled Ell

**Survey Properties, by Construction Date.**

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
13	ca. 1899	Late Victorian	Hall and Parlor
20	ca. 1899	Italianate	Hall and Parlor
22	ca. 1899	Italianate	Foursquare
25	ca. 1899		Hall and Parlor
32	ca. 1899	Queen Anne	
39	ca. 1899		Crossplan
54	ca. 1899	Late Victorian	Two Part Commercial
56	ca. 1899	Late Victorian	One Part Commercial
57	ca. 1899	Late Victorian	One Part Commercial
71	ca. 1899	Late Victorian	One Part Commercial
72	ca. 1899	Late Victorian	One Part Commercial
73	ca. 1899		Boomtown
90	ca. 1899		Gabled Ell
91	ca. 1899	Queen Anne	H Plan
70	ca. 1901 *	Late Victorian	Two Part Commercial
251	ca. 1902		Hall and Parlor
252	ca. 1902	No Style	Hall and Parlor
255	ca. 1902	Late Victorian	
133	ca. 1903	Queen Anne	
149	ca. 1903	Queen Anne	Gabled Ell
160	ca. 1903	Queen Anne	Gabled Ell
162	ca. 1903	Queen Anne	
188	ca. 1903	Gothic Revival	I-house
206	ca. 1903	Queen Anne	I-house
207	ca. 1903	Late Victorian	Gabled Ell
219	ca. 1903		Crossplan
220	ca. 1903	No Style	Hall and Parlor
221	ca. 1903	Late Victorian	Gabled Ell
216	ca. 1903		I-house
122	ca. 1903	Late Victorian	I-house, Saltbox
257	ca. 1903	Late Victorian	Upright and Wing
142	ca. 1904	No Style	Lazy T
143	ca. 1904	Queen Anne	
196	ca. 1904	Late Victorian	

**Survey Properties, by Construction Date.**

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
210	ca. 1904	No Style	Gabled Ell
215	ca. 1904	Queen Anne	Gabled Ell
234	ca. 1904	Late Victorian	Pyramid Square
41	ca. 1904	Queen Anne	
87	ca. 1904		Pyramid Square
89	ca. 1904	Gothic Revival	I-house, 2/3
98	ca. 1904	Late Victorian	Crossplan
208	ca. 1905	No Style	Saddlebag
217	ca. 1905	Queen Anne	
218	ca. 1905	Queen Anne	Crossplan
223	ca. 1905	No Style	Double Pen
79	ca. 1905	Late Victorian	Two Part Commercial
128	ca. 1905	Craftsman	
49	ca. 1906 *	Late Victorian	Two Part Commercial
50	ca. 1906 *	Late Victorian	One Part Commercial
53	ca. 1906	Late Victorian	Two Part Commercial
126	ca. 1906		Foursquare
172	ca. 1907	Queen Anne	
205	ca. 1907	Late Victorian	Gabled Ell
227	ca. 1907	Queen Anne	
139	ca. 1908	Queen Anne	Crossplan
230	ca. 1908	No Style	H Plan
51	ca. 1908		Two Part Commercial
147	ca. 1909	Queen Anne	Crossplan
185	ca. 1909	No Style	Pyramid Square
199	ca. 1909	Late Victorian	Crossplan
200	ca. 1909	No Style	Gable Front
203	ca. 1909	Late Victorian	Gable Front
231	ca. 1909	Mixed	
250	ca. 1909	Late Victorian	Gabled Ell
253	ca. 1909	No Style	Gabled Ell
4	ca. 1909	Queen Anne	
9	ca. 1909	Late Victorian	Gable Front
28	ca. 1909	Queen Anne	Gabled Ell

**Survey Properties, by Construction Date.**

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
74	ca. 1909		Boomtown
93	ca. 1909		Massed Plan
95	ca. 1909	Craftsman	Bungalow/Bungalowoid
99	ca. 1909	Queen Anne -	Crossplan
100	ca. 1909		Pyramid Square
120	ca. 1909	Queen Anne	Gabled Ell
150	ca. 1910	No Style	Garage
177	ca. 1910	Queen Anne	Gabled Ell
184	ca. 1910	No Style	Gable Front
214	ca. 1910	Queen Anne	Crossplan
222	ca. 1910	Late Victorian	Hall and Parlor
226	ca. 1910	Gothic Revival	I-house
232	ca. 1910	Queen Anne	I-house
233	ca. 1910	No Style	I-house
236	ca. 1910		Saddlebag
170	ca. 1911 *	Romanesque	
52	ca. 1912		Two Part Commercial
65	ca. 1912	Late Victorian	Gabled Ell
85	ca. 1912		Gable Front, Shotgun
117	ca. 1912	Late Victorian	Gabled Ell
36	ca. 1913*	Romanesque	Steepled Ell Church
131	ca. 1914	Queen Anne	
137	ca. 1914 *	Queen Anne	
151	ca. 1914	Queen Anne	
154	ca. 1914	Queen Anne	Gabled Ell
176	ca. 1914		Foursquare
228	ca. 1914	Queen Anne	Gable Front
229	ca. 1914	Late Victorian	Gabled Ell
235	ca. 1914	No Style	Massed Plan
3	ca. 1914 *		Crossplan
19	ca. 1914	Craftsman	Bungalow/Bungalowoid
40	ca. 1914	Craftsman	Bungalow/Bungalowoid
83	ca. 1914	Late Victorian	Gabled Ell
86	ca. 1914		Gable Front

## Survey Properties, by Construction Date.

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
104	ca. 1914	Gothic Revival	I-house
108	ca. 1914	Queen Anne	I-house
109	ca. 1914	Late Victorian	
110	ca. 1914		Gabled Ell
124	ca. 1914	Late Victorian	Undetermined
202	ca. 1915	Romanesque	
129	ca. 1916		I-house
138	ca. 1916	Craftsman	
118	ca. 1916	Queen Anne	Gabled Ell
119	ca. 1916	Queen Anne	
186	ca. 1917 *	Romanesque	
148	ca. 1919	Craftsman	Bungalow/Bungaloid
152	ca. 1919		Foursquare
163	ca. 1919	Craftsman	Bungalow/Bungaloid
165	ca. 1919	Craftsman	Bungalow/Bungaloid
168	ca. 1919	No Style	Outbuilding
2	ca. 1919	Bungalow/Craftsma	Bungalow/Bungaloid
42	ca. 1919		Garage
58	ca. 1919	Late Victorian	One Part Commercial
106	ca. 1919		I-house
116	ca. 1919	Craftsman	Gabled Ell
157	ca. 1920	Craftsman	Bungalow/Bungaloid
241	ca. 1920	Craftsman	
35	ca. 1920 *		Commercial Garage
256	<b>ca. 1920</b>	No Style	Blacksmith shop
132	ca. 1924	Craftsman	Bungalow/Bungaloid
153	ca. 1924	Craftsman	Bungalow/Bungaloid
155	ca. 1924	Craftsman	Bungalow/Bungaloid
156	ca. 1924	Craftsman	Bungalow/Bungaloid
164	ca. 1924	Craftsman	Bungalow/Bungaloid
179	ca. 1924	No Style	Massed Plan
61	ca. 1924		Broad Front Commercial
97	ca. 1924		Gabled Ell
125	ca. 1924	Craftsman	Bungalow/Bungaloid

**Survey Properties, by Construction Date.**

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
135	ca. 1925	Craftsman	Bungalow/Bungaloid
201	ca. 1925		Gable Front
238	ca. 1925	Craftsman	Pyramid Square
239	ca. 1925	Craftsman	Bungalow/Bungaloid
59	ca. 1925		Gable Front
105	ca. 1925		Gable Front
136	ca. 1927	Craftsman	Bungalow/Bungaloid
101	ca. 1927	Bungalow/Craftsman	Bungalow/Bungaloid
102	ca. 1927 *	Bungalow/Craftsman	Bungalow/Bungaloid
213	ca. 1928 *	Craftsman	Bungalow/Bungaloid,
145	ca. 1929	Craftsman	Bungalow/Bungaloid
166	ca. 1929	Craftsman	Foursquare
195	ca. 1929	Craftsman	
248	ca. 1929	Craftsman	Bungalow/Bungaloid
67	ca. 1929	Craftsman	Gas Station
82	ca. 1929		Gas Station
84	ca. 1929 *	Craftsman	Bungalow/Bungaloid
96	ca. 1929	Late Victorian	
113	ca. 1929	Colonial Revival	Bungalow/Bungaloid
114	ca. 1929	Bungalow/Craftsman	Bungalow/Bungaloid
115	ca. 1929	Craftsman	Bungalow/Bungaloid
123	ca. 1930	No Style	Transverse Crib
242	ca. 1935	Craftsman	
78	ca. 1936	No Style	Undetermined
1	ca. 1937 *		Cottage
130	ca. 1938 *	Gothic Revival	
161	ca. 1938 *	Art Deco	
15	ca. 1939		Undetermined
27	ca. 1939	Cottage	
34	ca. 1939		Gable Front
237	ca. 1940's		Agricultural outbldg.
169	ca. 1941*	No Style	Gabled Ell
175	ca. 1944	Post War	Ranch
112	ca. 1944		Ranch

**Survey Properties, by Construction Date.**

<u>Field Survey #</u>	<u>Construction Date</u>	<u>Architectural Style</u>	<u>Vernacular Type</u>
174	ca. 1945	Post War	Gabled Ell
187	ca. 1945		Ranch
244	ca. 1945	Craftsman	Gable Front
18	ca. 1945	Craftsman	Other
77	ca. 1945	No Style	One Part Commercial
159	ca. 1946	No Style	
193	ca. 1947	Craftsman	Massed plan
107	ca. 1947 "		Giraffe Rock
6	ca. 1948	No Style	Hall and Parlor
92	ca. 1948		Ranch
111	ca. 1948		Ranch
243	ca. 1949	Craftsman	Gable Front
75	ca. 1949		Gable Front
192	ca. 1950	No Style	Ranch

**Appendix V: Master List of Survey Properties, sorted by Historic Name.**

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
56	Ahrens Bros. Store	100 Block S. Maple	ca. 1899
28	Ahrens, J. L., House	105? N. Hickory	ca. 1909
192	Aldeman, Leslie, House	206 S. Spring St.	ca. 1950
132	Balke, C. M., House	108 Boonville Rd.	ca. 1924
226	Balke, Henry, House	903 Fowler Rd.	ca. 1910
222	Balke, "Little Dick," House	206 E. Jefferson St.	ca. 1910
141	Balke, Martin, House	102 Short St.	ca. 1899
216	Barger, Moritz, House	300 block Valley Street	ca. 1903
137	Bay, Dr. Harry, House	104 Short St.	ca. 1914 *
33	Beckman, William, House	200 W. Main	ca. 1894
69	Beckman, Wm., Building	100 Block E. Main	ca. 1898 *
77	Behrens Locker	100 Block S. Maple	ca. 1945
92	Behrens, Rudy, House	205 E. Butterfield	ca. 1948
213	Berger, Fred, House	406 E. Main St.	ca. 1928 *
106	Berry, C. F., Farm	404 E. Eickhoff	ca. 1919
143	Berry, C. F., House	203 Short St.	ca. 1904
39	Berry, G. H., House	111 Boonville Rd.	ca. 1899
126	Beyer, G. W., House	E. Eickhoff @ N. Oak	ca. 1906
73	Bill Hink's Shoe Shop	100 Block E. Main	ca. 1899
254	Binder, C., House	---- E. Jefferson St.	ca. 1880s
88	Binder, Christian, House	303 E. Main St.	ca. 1883
16	Bockelman, George, House	102 N. Elm St.	ca. 1894
121	Bockelman, Peter, Farmstead	308 N. Boonville Road	ca. 1890
131	Boeschen, H. C., House	200 S. Boonville Road	ca. 1914
111	Boeschen, Leo, House	408 N. Pine	ca. 1948
217	Boettjer, Henry, House	302 E. Valley St.	ca. 1905
98	Brandes, Peter, House	103 S. Walnut	ca. 1904
148	Brauer, E. H., House	110 S. Elm St.	ca. 1919
1	Brock, F. E., House	500 W. Main St.	ca. 1937 *
229	Brunjes, J. B., House	107 S. Walnut St.	ca. 1914
234	Bruns, John H., House	Rt. B N. of Valley St.	ca. 1904
230	Bucholz, Hy, Jr.	S. Oak @ Jefferson St.	ca. 1908
218	Bucholz, Sophia, House	207 E. Valley St.	ca. 1905
139	Buehler, Otto, House	201 S. Hickory St.	ca. 1908

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
65	Burke, J. F., House	113 S. Maple	ca. 1912
12	Bush, A. N., House	N. Ash and Main Streets	ca. 1896
68	C. F. Berry Store	104 E. Main	ca. 1898 *
174	Catholic Congregation House #1	506 S. Elm St.	ca. 1945
175	Catholic Congregation House #2	Cross St. @ Prairie	ca. 1944
169	Catholic Rectory	202 W. Ferguson St.	ca. 1941*
241	Cherry Acres	708 E. Main St.	ca. 1920
47	Citizens Bank	121 W. Main	ca. 1898 *
61	Cole Camp Mercantile	101 S. Maple	ca. 1924
36	Congregational Church	100 block Boonville Rd.	ca. 1913*
118	Cordes, Berndt, House	306 N. Olive	ca. 1916
3	Cordes, C. H., House	111 N. Grother	ca. 1914 *
142	Corman, Catherine, House	201 Short St.	ca. 1904
237	Craig Turkey Farm	S. of 52 at East City limit line.	ca. 1940's
48	Daisy Roller Mill	N Maple & Junge	ca. 1888
180	Damm, Henry, House	301 W. Butterfield	ca. 1861
84	Demand, L. A., House	105 S. Boonville Rd.	ca. 1929 *
50	Dieckman Building	100 block N. Maple	ca. 1906 *
105	Dieckman, D. A., Shop	402 E. Eickhoff	ca. 1925
23	Dieckman, Fred, Jr. House	206 W. Junge St.	ca. 1896
104	Dieckman, G. A., House	306 N. Pine @ Eickhoff	ca. 1914
112	Dieckman, Louis & Lula, House	406 N. Pine	ca. 1944
24	Dieckman-Stohr House	1?? W. Junge St.	ca. 1897
102	Dieckmann, D. A. House	208 N. Pine	ca. 1927 *
101	Dieckmann, Louis, House	204 N. Pine	ca. 1927
99	Dillon, M. P., House	108 E. Junge (or N. Pine)	ca. 1909
255	Dillon, Merida, House	306 E. Junge St.	ca. 1902
235	Donnell, George, House	202 S. Oak St.	ca. 1914
71	(Dr.) Dick Drug Store	105 E. Main St.	ca. 1899
183	Dublin, William, House	400 Block Jefferson St.	ca. 1868
9	Duffendack, J. H., House	304 W. Junge St.	ca. 1909
59	Early Cole Camp Courier Office	Alley west of 100 Block S. Maple	ca. 1925
113	Ebeling, Mary, House	400 N. Pine	ca. 1929
127	Eckhoff, C. E., House	103 Peach St.	ca. 1880

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
60	Edgar Blacksmith Shop	Alley east of 100 block of N.	ca. 1881
93	Eding, Louis, House	300 E Junge St	ca. 1909
123	Eickhoff Barn	400 block N Boonville Road	ca. 1930
119	Eickhoff, Ed Lewis, House	300 Block N. Olive	ca. 1916
114	Eickhoff, Fred J., House #2	400 Block N. Pine	ca. 1929
116	Eickhoff, Fred S., House	303 W. Eickhoff	ca. 1919
2	Eickhoff, H. F., House	406 W. Main St.	ca. 1919
122	Eickhoff, Henry, House	400 N. Boonville Road	ca. 1903
53	Eickhoff, Henry, Shop	100 Block N. Maple	ca. 1906
54	Eickhoff, Henry, Store	100 Block N. Maple	ca. 1899
250	Eickhoff, Herman, House	Hoag @ Spring St.	ca. 1909
171	Eickhoff, Jost, House	Butterfield Trail	ca. 1897*
207	Eickhoff, Peter, House	806 S. Spring	ca. 1903
120	Eickhoff, W. J., House	100 Eickhoff	ca. 1909
167	Esser, Frank, House	S. Blakey St. Valley	ca. 1896
190	Ezekiel Williams Park & School	Keeney St., S. of Grother	ca. 1800s
253	Fajen, H. G., House	Spring @ Ferguson	ca. 1909
178	Fajen's Store	304 W. Butterfield	ca. 1884
78	Feed Store	118 S. Maple	ca. 1936
238	Fitschen, John, House	604 W. Main St.	ca. 1925
7	Fordney, D. L., House	115 N Ash St.	ca. 1886
158	Fowler, Hezekiah, House	202 Grother St.	ca. 1899
67	Frederich Gas Station	Butterfield and Maple	ca. 1929
155	Frederich, J. H., House	207 Grother St.	ca. 1924
156	Frederich, J. H., House	203 Grother St.	ca. 1924
157	Frederich, R. C., House	200 S. Blakey St.	ca. 1920
17	French, John, House	106 N. Elm St.	ca. 1894
231	Frisch, C. F., House	107 S. Oak St.	ca. 1909
232	Frisch, Charles H., House	201 S. Oak St.	ca. 1910
44	Gertner, Fred, Building	123 N. Maple	ca. 1889
209	Gertner, Fred, House	300 E. Butterfield Rd.	ca. 1899
187	Goetz, Pete, House	200 S. Spring St.	ca. 1945
214	Grabau, C., House	E. Jefferson St. @ S. Pine St.	ca. 1910
15	Granneman, Aug. S., House	103 N. Elm St.	ca. 1939

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
242	Grother, John, House	609 W. Main St.	ca. 1935
243	Grother, John, House	607 W. Main St.	ca. 1949
244	Grother, John, House	600 Block W. Main St.	ca. 1945
79	Grother, Louis, Building	120 S. Maple	ca. 1905
80	Grother, Louis, Drug Store #2	12? S. Maple Street	ca. 1896
57	Grother, Louis, Drug Store #3	100 Block S. Maple	ca. 1899
110	Harms, Herman B., House	401 E. Ahrens	ca. 1914
90	Harms, John L., House	401 N. Pine St.	ca. 1899
164	Harms, L. B., House	102 S. Elm St.	ca. 1924
86	Harms, William, House	209 E. Main St.	ca. 1914
108	Harms, Wm., House	N. Walnut @ Ahrens	ca. 1914
215	Heimsoth, John L., House	302 S. Pine St.	ca. 1904
97	Heisterberg, C. H., House	405 E. Main	ca. 1924
75	Hesse Trucking Office	100 Block N. Maple	ca. 1949
258	Heurman, Mary, House	Cross St., S. of Jefferson	ca. 1880
159	Hibner, Ed, House	206 S. Grother St.	ca. 1946
96	Hiesterberg, C. H., House	407 E. Main	ca. 1929
161	High School Gym	Main St. @ Ash	ca. 1938 *
140	Holstein, Peter, House	103 Short St.	ca. 1899
11	Hunefelt, F. S., House	112(?) N. Ash St.	ca. 1896
162	Huse, A. G., House	309 W. Main St.	ca. 1903
152	Imbush, J., House	305 W. Short St.	ca. 1919
168	Imbush, Jules Outbuilding	Outbuilding @ 309 Short St.	ca. 1919
40	Jacobsen, Mrs Anna, House	103 Junge	ca. 1914
138	Junge, C. H., House	110 S. Hickory St.	ca. 1916
144	Junge, C. H., House	204 Short St.	ca. 1899
72	Junge Hardware	107 E. Main St.	ca. 1899
208	Junge, Henry, House	900 Block S. Spring St.	ca. 1905
4	Junge, Mrs. Ernest, House	412 W. Junge St.	ca. 1909
124	Kaiser, Fred, House	Eickhoff @ 307 N. Oak	ca. 1914
149	Kennedy, C. W., House	105 S. Elm St.	ca. 1903
191	Kennedy, J. S., House	S. Spring St. @ Bluebird	ca. 1894
62	Kieffer & Galle Lumber & Lime	100 Block S. Maple	ca. 1894
32	Kieffer, Geo., House	100 N. Hickory	ca. 1899

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
63	Kieffer, George, House	112 S. Maple	ca. 1894
95	Kieffer & Junge House	501 E. Main	ca. 1909
91	Knoop, Louis, House	303 & 305 Butterfield	ca. 1899
177	Kreisel, A., House?	602 S. Blakey St.	ca. 1910
206	Kreisel, C., House	700 or 800 Block South of Spring	ca. 1903
45	Kreisel Hardware Building	126 N. Maple	ca. 1898
205	Kreisel, W. J., House	601 W. Butterfield Rd.	ca. 1907
46	Kriesel, A., Building	100 Block N. Maple	ca. 1894
42	Kroenke Dort Sales & Service	12? N. Maple	ca. 1919
210	Kroenke, H. H., House	306 E. Butterfield	ca. 1904
129	Kroenke, J. Jr., House	600 Block E. Main St.	ca. 1916
135	Kroenke, John, House	100 Boonville Rd.	ca. 1925
223	Kroenke, Maggie Hink, House	E. Jefferson St. near Pine	ca. 1905
220	Kruse, C., House	205 E. Valley St.	ca. 1903
38	Lennon, A. M., House	100 block Boonville Rd.	ca. 1894
82	Leonard Oil Station	N. corner of Butterfield and	ca. 1929
193	Log, Everet & Mabel, House	206 S. Spring St.	ca. 1947
224	Lotz, William, House	104 E. Grove St.	ca. 1894
81	Louis Grother Hotel	Butterfield Trail & S. Maple	ca. 1897
146	Mabry, Ernest, House	207 Short St.	ca. 1899
247	Mahnken, Henry, House	S. of town on Spring	ca. 1880
29	Mahnken, Hy, House	108 N. Hickory	ca. 1894
151	Mahnken, Metta, House	301 W. Short St.	ca. 1914
27	Manhken, Olin, House	1?? N. Hickory	ca. 1939
22	McAdoo, Mrs. E. R., House	208 W. Junge St.	ca. 1899
19	McCall, H. M., House	109 N. Elm St.	ca. 1914
30	McCall, J. W., House	106? N. Hickory	ca. 1886
64	Melvin Hotel	100 Block S. Maple	ca. 1888
34	Metcalf Garage	200 block W. Main	ca. 1939
6	Metcalf, Jes, House	405 W. Junge St.	ca. 1948
52	Meyer Building	100 Block N. Maple	ca. 1912
219	Meyer, Henry, House	204 E. Valley St.	ca. 1903
21	Meyer, Henry, House	113 N. Elm St.	ca. 1894
228	Meyer, Herman P., House	100 Block S. Walnut St. @ Main	ca. 1914

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
221	Meyers, Anna & Rudy B., House	S. Cedar St. @ Grove St.	ca. 1903
66	Michaelis, C. Peter, Building	S. Maple @ Butterfield	ca. 1884
181	Miller, Gerd, House	303 Jefferson St.	ca. 1868
136	Moinert, W. House	107 W. Main St	ca. 1927
18	Monsees, Ed H., House	107 N Elm St.	ca. 1945
153	Monsees, J. O., House	306 W. Short St.	ca. 1924
14	Moore, M. D., House	300 W. Main St.	ca. 1894
89	Muller, D., House	309 E. Main St.	ca. 1904
87	Muller, P. G., House	301 E. Main St.	ca. 1904
51	Mussman Bakery / Star Theater	110 N. Maple	ca. 1908
117	Mussman, Henry, House	305 N. Pine	ca. 1912
201	New Pump House (#2)	Butterfield @ Hickory, City Park	ca. 1925
58	Old Farmers Bank Building	100 Block S. Maple	ca. 1919
147	Parks, C. L., House	206 Short St.	ca. 1909
165	Parks, C. L., House	106 S. Elm St.	ca. 1919
249	Parks, H. H., House	West of city limits	ca. 1860
49	Peoples Bank Mercantile Building	100 N. Maple	ca. 1906 *
225	Postel, John, House	100 Block E. Jefferson St.	ca. 1889
256	Postel's Blacksmith Shop	Olive St. N of main	<b>ca. 1920</b>
202	Pump House #1 & Park Posts	Butterfield @ Hickory, City Park	ca. 1915
166	Reiser, Catherine, House	108 S. Elm St.	ca. 1929
195	Remenschnitter, Dr. O., House	102 W. Grother St. @ Main St.	ca. 1929
172	Renken, Claus, House	106 W. Butterfield Trail	ca. 1907
196	Renken, Claus, House	W. Prairie	ca. 1904
25	Renken, Henry, House	108 W. Junge St.	ca. 1899
145	Riemenschnitter, Dr. Otto, House	205 Short St.	ca. 1929
150	Riemenschnitter, O., Garage	S. Elm St. @ Prairie	ca. 1910
163	Riser, J. S., House	100 S. Elm St.	ca. 1919
200	Robinson, C. A., House	408 W. Butterfield	ca. 1909
185	Rothganger, Emma, House	307 W. Grove St.	ca. 1909
212	Rothganger, Fred, House	404 E. Main St.	ca. 1898 *
128	Rouse, D, House	64 W. Main	ca. 1905
94	Russell, F. J., House	302 W. Junge	ca. 1894
134	Sands, Dr. M. L., House	102 Boonville Rd.	ca. 1880

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
176	Sarton, J. A., House	Prairie @ Blakey	ca. 1914
125	Schnackenberg, A., House	308 N. Oak St.	ca. 1924
109	Schnackenberg, J. L., House	407 Ahrens St.	ca. 1914
194	Schnakenberg House	300 S. Blakey St.	ca. 1890
179	Schroeder, Metha House	305 Butterfield Trail	ca. 1924
198	Schumaker, Hy, House	600 W. Ferguson St.	ca. 1899
203	Schuman, G. H., House	600 W. Butterfield	ca. 1909
246	Schumann, William, House	604 S. Elm St.	ca. 1861
133	Schwald, D. , House	106 Boonville Rd.	ca. 1903
245	Schwald, Edgar, House	--- W. Main St.	ca. 1899
182	Schwald, Jos., House	400 Block Jefferson @ Blakey	ca. 1875
55	Schwald Mercantile	100 Block S. Maple	ca. 1894
26	Selover, Fannie, House	109 N. Hickory St.	ca. 1894
236	Slaughterhouse	405 S. Oak St.	ca. 1910
173	Smasal, Margaret, House	602 S. Hickory St.	ca. 1886
197	Smith, M. S., House	500 South Spring St.	ca. 1899
10	Soloman, Shel, House	109 N Ash St.	ca. 1882
20	Spurgeon, Frank, House	111 N. Elm St.	ca. 1899
186	St. Paul's Evangelical Lutheran	Front and Jefferson Sts.	ca. 1917 *
233	Stelljes, Claus, House	Rt. B SE of Fowler	ca. 1910
204	Stuhrman, Hy, House	504 W. Butterfield	ca. 1899
154	Stuhrman, Wm., House	400 W. Hoag St.	ca. 1914
227	Sunnyside	1103 Fowler Road	ca. 1907
189	Swind, A., House	306 W. Grother St.	ca. 1890
188	Swind, Peter, House	305 W. Grother St.	ca. 1903
31	Swind, Peter, House	101 N. Hickory	ca. 1889
160	Swind, W., House	300 S. Grother St.	ca. 1903
85	Tailor Shop	207 E. Main St.	ca. 1912
83	Taylor, L. A., House	107 South Boonville Road	ca. 1914
13	Thorneval, C. W., House	400 W. Main St.	ca. 1899
199	Toenjes, Chris, House	602 S. Spring St.	ca. 1909
100	Traugott, Henry House	105 N. Pine	ca. 1909
170	Trinity Lutheran Church	S. Rock St. & E. Butterfield Tr.	ca. 1911 *
8	Tucker, M. C., House	114 N. Ash St.	ca. 1899

## Survey Properties, by Historic Names

<u>Field Survey #</u>	<u>Historic Name</u>	<u>Address</u>	<u>Construction Date</u>
130	United Evangelical Lutheran	Butterfield @ Boonville Rd.	ca. 1938 *
184	Unknown-moved	405 Jefferson St.	ca. 1910
35	Viets Ford Garage & Agency	100 W. Main @ Boonville Rd.	ca. 1920 *
211	Weymuth, Hy, House	308 E. Butterfield	ca. 1899
107	Weymuth, Mary and Walt, House	405 E. Eickhoff	ca. 1947 *
115	Weymuth, W. C., House	401 N. Pine	ca. 1929
251	Wilkes, A., House	--- Hoag St.	ca. 1902
252	Williams, C. C., House	408 S. Spring St.	ca. 1902
41	Wilshasen, Hy. House	104 Junge St.	ca. 1904
239	Winnic, Art, House	--- W. Main St.	ca. 1925
70	Woodman Hall	100 Block E. Main	ca. 1901 *
257	Wright, A. E., Farm	N. of Survey #3	ca. 1903
248	Wright, Burt, House	West edge of town	ca. 1929
74	Wright Butcher Shop	113 E. Main St.	ca. 1909