National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, How to Complete the National Register of Historic Places Registration Form. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).

1. Name of Property

Historic name  Miami County Mercantile Company

Other names/site number  Miami County Publishing Company/Miami County Republic

Name of related Multiple Property Listing  N/A

2. Location

Street & number  121 S Pearl Street  N/A  not for publication

City or town  Paola  N/A  vicinity

State  Kansas  Code  KS  County  Miami  Code  121  Zip code  66071

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,
I hereby certify that this _x_ nomination _-_ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property _x_ meets _-_ does not meet the National Register criteria. I recommend that this property be considered significant at the following level(s) of significance:

__ national  ___ statewide  _x_ local  Applicable National Register Criteria: _x_ A  ___ B  ___ C  ___D

Signature of certifying official/Title  Patrick Zollner, Deputy SHPO  Date

Kansas State Historical Society

State or Federal agency/bureau or Tribal Government

In my opinion, the property _-_ meets _-_ does not meet the National Register criteria.

Signature of commenting official  Date

Title  State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

___ entered in the National Register  ___ determined eligible for the National Register

___ determined not eligible for the National Register  ___ removed from the National Register

___ other (explain:)

Signature of the Keeper  Date of Action
Miami County Mercantile Company
Name of Property

Miami County, Kansas
County and State

5. Classification

Ownership of Property
(https://www.archives.gov/research/guide/pdfs/other_ways_to_access_a_record.pdf)

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Number of contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions
(https://www.archives.gov/research/guide/pdfs/other_ways_to_access_a_record.pdf)

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7. Description

Architectural Classification
(https://www.archives.gov/research/guide/pdfs/other_ways_to_access_a_record.pdf)

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Miami County Mercantile Company
Name of Property

Miami County, Kansas
County and State

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources, if applicable. Begin with a summary paragraph that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary

The Miami County Mercantile Company at 121 South Pearl Street in Paola, Kansas is a three-story Commercial Style 40’ by 98’ brick building erected in 1904 and located across from the Miami County Courthouse just southeast of the town square. The entrance of the building faces west on Pearl Street. The north side of the building has an overhead door facing a paved alleyway. The building has wood/timber framing, masonry exterior, wood windows. The roof is flat with a brick parapet and tile coping. The Miami County Republic newspaper offices occupy the first floor. The property’s basement houses a Stonemetz press once used to produce county newspapers in the 1900s, and the initial operational elevator installed in 1904. The wooden staircase on the first floor is original, and above the suspended ceiling tiles, an authentic tin ceiling remains. The second and third-floor office and business spaces are currently vacant. Originally built in 1904 by The Miami County Mercantile Company, the building reflects the Early 20th Century American style for commercial buildings. Although most of the exterior masonry and wood framing have remained intact, structural modifications were made in 1960 and again in 1997. Some of the original glass window panes have been replaced with boards due to aging and breakage. Overall, the building has good integrity for a large commercial building in the area.

Elaboration

Setting & Site

The Miami County Mercantile Company is located in Paola at 121 S. Pearl Street in eastern Kansas. According to the 2010 census, with just over 5,600 residents, Paola, the Miami County seat, is the largest town located completely within the county boundaries. Paola’s commercial core is a town square layout with a central park surrounded by dense commercial blocks. The area expands roughly between one-to-two blocks from the square on all sides. The Mercantile Company sits one-half block to the southeast of the square and across from the Miami County Courthouse. The downtown generally consists of one- and two-story brick storefronts. The Mercantile is one of two, three-story buildings in the commercial area and a prominent fixture. The surrounding area’s density and overall commercial character have changed little from the Mercantile Company’s early years. A portion of the historic facades have seen storefront alterations and some stucco or cladding, though most of the upper floors and openings remain intact. The area has not been surveyed or evaluated. Still, the Miami County Mercantile Company owner is interested in rehabilitation and preserving the building as a Lynch-pin to encourage more preservation interest in the community. There are two buildings listed in the National Register of Historic Places within the commercial area, the Miami County Courthouse and the Jackson Hotel at 139 W. Peoria St. (at the west end of the core).

The building fronts Pearl Street and faces west (northwest) toward the courthouse. To the north of the building is an alleyway between E. Wea St. and E. Mission Street. Directly behind the Mercantile Company is a surface parking lot accessible to the surrounding businesses. The south elevation is a party-wall with the adjacent business. The property occupies most of its lot, which has changed little. The property is one of the tallest buildings in Paola, with design aspects consistent with the era in which it was built. The land the building was erected on was purchased in March 1904 by William Schwartz to construct the new Miami County Mercantile Building.1

1 “A New Brick Block,” The Western Spirit, (Paola, Kansas), March 11, 1904.
Miami County Mercantile Company

Miami County, Kansas

Exterior
The Mercantile Company is a good example of the Commercial Style common in the latter half of the 19th century. It includes some character features like its three-story height, made of brick, tall and narrow windows on the upper stories, and distinctive brick designs and patterns at the cornice. It measures forty feet wide and ninety-eight feet deep. The Mercantile features a brick parapet and a sloped flat roof made of synthetics. The building has a symmetrical façade with six-windows across the second and third floors. Each window is an original wood double-hung one-over-one window with a stone accent for the hoods and lintels. The storefront system was replaced in the 1960s with an aluminum system. There is one entry at the northwest corner of the façade with four brick pilasters – two in the center and one at each end. The spaces between the pilasters are windows over tile bulkheads. The façade reads door, pilaster, two display windows, pilaster, one narrow display window, pilaster, three large display windows, and pilaster. Above the windows, covering where a transom and signboard would be, is a corrugated metal strip. The cornice is simple and features three-rows of projecting bricks at the bottom and imitated dentils across the top.

The north (alley) elevation features six segmental-arched windows with stone lintels on the upper floors. The arch above the windows is made of brick set in a double row lock. The windows appear to be the original two-over-two double-hung wood, but some are either painted or covered in plywood. The first-floor features a storefront window, two bricked-in windows, one segmental arch window, a loading/shipping overhead door, and another segmental arch window. There are no exterior details on this elevation. There is a metal straight-ladder fire escape from the roof to the upper floors.

The east (back) elevation seems to remain fully intact. There are six original segmental-arched wood windows with two-over-two lites and double-hung on the upper floors. There is a break in the middle separating the windows into sets of three, evenly spaced. The first floor features three windows on the left, all painted over. On the right is a tall narrow door opening, a space, and a window in the end. It doesn’t appear that there was ever a window opening in the middle of the right side. However, the upper door is covered, and there is a standard door in the lower half. The door appears to be too small for the opening as it is surrounded by extra framing. There are two or three small openings at the basement level within the stone foundation wall.

Interior
First floor: The first floor is subdivided into two section. The entrance opens directly into the front portion, which is about one-third of the first-floor. This space includes the lobby, a corner office opposite the entrance and along the north wall are two bathrooms. The back section of the building is about two-thirds of the first floor and remains mostly open and occupied by cubicles. The 1960 renovation installed carpeting, vinyl baseboard, and a grid drop-ceiling with standard fluorescent lighting. The structural posts within the space are evenly distributed to help support the structure. Above the drop-ceiling is the original undisturbed pressed metal. Some interior walls have been added along the room’s edge to subdivide the space and feature large windows for light. These alterations used standard 1960s materials, trim, and finishes. Some of the equipment and shelving from the previous shop were installed at the Mercantile Company. The original stairs leading to the second floor are wooden with a decorative balustrade and a large ornate newel post. The remodeling seems to be mostly limited to the first floor.

Second & Third floor: The second and third floors have seen little alterations and mostly repair work. The original windows remain intact with surrounds and historic wood trim. The walls and ceiling are plaster and feature little damage in some areas. The trim around the openings, baseboards, and flooring feature the original wood. Some decorative flooring has been added in places, but it is peeling and coming off the original floors. The original doors, some with a transom above, are intact with their original fixtures. It appears that some metal triangular bracing has been added between the concrete columns on the second floor. Additional office space on the second and third floors was rented to local real estate agents, doctors, and other
merchants. Some of the third-floor is more industrial and feature exposed rafters, brick walls, and little to no trim around the windows.

Basement: The basement is very industrial, open, and used for storage. There are a large number of old newspapers and printing associated machines and equipment in this space. It remains a large, open space with structural brick posts evenly spaced throughout the floor. A couple of CMU walls were added for an additional support structure. The masonry and metal structure system are intact, as is the historic elevator shaft and mechanism. There are no finishes or decorative details in the basement.

Alterations
Before more extensive renovations in 1960, Carrothers Construction Company in Paola, KS, was hired to pour concrete flooring in the property, then called the Buchman building. This concrete flooring was completed in the mid-1940s. The Miami County Publishing Company, owned by Drew McLaughlin, Jr., purchased and renovated the building in 1960. McLaughlin, Jr. hire Hubert Hamlin, of Kansas City, as the architect, and Cliff Lee Construction Company remodeled the building to accommodate the newspaper production and staff on the first floor. The building's entrance was moved from the center of the building to the north to its current location. An interior staircase located by the previous entrance was removed, creating the open lobby space. Sections of the 1940s poured concrete flooring was removed so that concrete and block foundations could be added for new presses and equipment on the first floor. The old storefront was removed, and basement windows were filled in. A back door was widened, and an overhead door was installed for loading trucks to deliver papers to the post office. A wall separated the front and backs of the first floor; the back half housed the newspaper's production and assembly while the front half housed the advertising and writing departments. Fluorescent lighting, heating systems, and air conditioning were installed on the entire first floor.

In 1997, The Miami County Publishing Company contracted Triangle Builders of Paola, KS, to renovate the first floor. Additional structural supports for the roof were installed and added structure to the roof trusses. The current first floor spaces (front & back sections) reflect the Triangle Plans and include staff cubicles, sectioned off office spaces, a reception counter, and opening up of the lobby area by removing the wall separating the front and back half of the first floor.

Integrity
Although some changes have been made over time, most of them have been limited to the first floor. The Miami County Mercantile Company retains much of its integrity and many original features from when it was built in 1904. Also, the changes that have been made reflect its continued commercial use and function. It remains in its original location and footprint. The setting is largely unchanged from the commercial period, with the building hugging the sidewalk and alley and located in Paola's commercial core. Although the building's lower storefront has been altered, the building maintains its recognizable Commercial Style design throughout the structure. Most of the alterations were made in the 1960s and are typical alterations for commercial buildings. All of the original features and historic materials remain intact on three of the four levels. Some of the original features remain intact on the first floor, and some are non-permanently covered with a drop-ceiling or carpeting. The Mercantile Company maintains its historic function and association with commerce in Paola. The building is a good example of a large commercial building in Miami County and will encourage continued use of downtown buildings in small towns in Kansas.

2 *The Miami Republican* (Paola, Kansas), March 2, 1906.
8. Statement of Significance

Applicable National Register Criteria
(Mark “x” in one or more boxes for the criteria qualifying the property for National Register listing.)

X A Property is associated with events that have made a significant contribution to the broad patterns of our history.

B Property is associated with the lives of persons significant in our past.

C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.

D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations
(Mark “x” in all the boxes that apply.)

Property is:

A Owned by a religious institution or used for religious purposes.

B removed from its original location.

C a birthplace or grave.

D a cemetery.

E a reconstructed building, object, or structure.

F a commemorative property.

G less than 50 years old or achieving significance within the past 50 years.

Areas of Significance

COMMERC

COMMERCE

Period of Significance

1904-1971

Significant Dates

1904

1957

Significant Person

(Complete only if Criterion B is marked above.)

Cultural Affiliation

Architect/Builder

Schwartz, William

Period of Significance (justification)
The period of significance begins with the year of construction in 1904. The Mercantile Company played a critical role in the early development and growth of the city and its industries. After the Mercantile closed, the local newspaper company, Miami County Publishing Co., Inc. purchased the building so that their two newspapers were housed under one roof. Their role within the community was to support and connect the surrounding areas of Miami County. Therefore, the period ends in 1971, as the building and businesses still played a vital role in the community until the 1980s, and there is no clear end-date before the general 50-year guidance for National Register listing.

Criteria Considerations (justification)
N/A
Summary
The building located at 121 S. Pearl Street in Paola, KS, was erected in the Summer of 1904 by The Miami County Mercantile Company. When it opened to the public in October 1904, the household furnishings store was described as equal to any in Topeka and surpassing town expectations. The property meets the National Register of Historic Places Criterion A for commerce through its years of active commercial use in downtown Paola. Dr. P.S. Ayers also moved his medical practice to the building when the Mercantile opened. The building continued to house important and influential businesses throughout the mid-twentieth century. In 1956, Drew McLaughlin, Jr. purchased the property for the Miami County Publishing Company. The building was renovated at that point to the latest fashion and styles. The storefront and some finishes on the first floor were changed but still reflect the Commercial Style. Local newspapers were printed for County residents. Both William Schwartz and Drew McLaughlin, Jr., were significant residents of Paola and Miami County. Their businesses were a staple for the growth, expansion, and continued documentation of the area seen through their success.

Elaboration
Brief History of Paola & Commerce
The land known as Paola, Kansas, was originally settled around 1832 by Indians who had traveled from Illinois. In 1854 the tribes of the Peoria, Wea, Piankishaw, and Kaskaskia Indians united to become The Confederated Peoria tribe, led by Baptiste Peoria. Baptiste Peoria was granted several hundred acres of land in what was called Wea Village. In 1855, the town of Paola was incorporated, and the Paola Town Company purchased roughly 400 acres of land. An area of land was given to Paola in 1858, by the town council, headed by Baptiste Peoria, with the provision that no building would ever be built on it; that land became the town square. During the first years of settlement, businesses, churches, and government buildings were constructed on the roads all around the square. As the town grew, businesses and additional buildings were built near the main square.

Toward the end of the 1870s, Western Spirit, a local newspaper, produced information to bring people to Paola. An article from June 15, 1877, read, "Paola of to-day is one of the liveliest towns of the State, beautifully situated, surrounded on all sides with timber. Bull Creek borders it on the west and south, and Wea on the east. It has a population of over 1,600, with no objects of charity." The brochure continued to describe how the town had developed and expanded at the time. Paola was well established by 1877, with a $65,000 school building at three stories, a large courthouse, many church and fraternal organizations, and several manufacturers (wagon, carriage & buggy, pumps). Household and business items were not in short supply with several blacksmiths, harness shops, tailors & milliners, furniture stores, dry goods & grocery stores, and all other home supplies needed. The town continued further with two depots, several mills, agricultural equipment dealers, grain & flour stores, carpenters, masons and specialists, barbers, physicians, attorneys, and an auctioneer.

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3 “Paola’s Improvement.” The Western Spirit, (Paola, Kansas), August 19, 1904.
4 The Western Spirit, (Paola, Kansas), October 28, 1904.
7 “Paola Kansas,” Miami County Kansas History, Miami County Historical Museum http://www.thinkmiamicountyhistory.com/Paola.html
8 “City of Paola,” The Western Spirit, (Paola, Kansas), June 15, 1877.
9 “City of Paola,” The Western Spirit, (Paola, Kansas), June 15, 1877.
The population of Paola in 1883 was estimated at 3,000, which was almost double the size from 1877. In 1886 Paola was the only town west of Findlay, Ohio, lighted by natural gas. The Miami Republican newspaper reported, "Paola is thoroughly awake to the great importance of the matter and will let no means escape to make its value known to the outside world." Natural gas mines were attracting attention from capitalists and bringing people to the community. Paola experienced a tremendous economic boom when the Paola Gas Company found an extraordinary supply of natural gas with their 2nd well. On June 28, 1887, Paola hosted a gas celebration. The Lawrence Weekly Journal reported, "There were large crowds at the natural gas celebration in Paola, yesterday. It is reported that fifteen thousand people were present. The procession was over two miles long. This shows what natural gas is doing in Paola..." The oil fields expanded and brought in around 400 new citizens.

At the turn of the century, telephone service was created that connected the surrounding smaller communities to Paola. The 1905 census determined the population of Paola had increased to 3,123 citizens. The city had begun forming around a prominent academy purchased by and for the Catholic Ursuline sisters. Other businesses and entertainment activities like the automobiles club and a skating rink were formed and built in Paola.

In February 1906, a large fire occurred at the Mercantile Company, starting on the second floor in the undertaking department. The fire department suspects it started due to spontaneous combustion since there were no fire or lights in the area the fire started. The fire department put out the fire before it spread to other businesses as previous fires in Paola history had done. The National Register of Historic Places nomination for Jackson Hotel in Paola discusses some early fires and damage within the commercial core.

The Commercial Hotel announced that in the last year, they had over 15,000 guests stay there. In 1906 the "Paola House" the oldest landmark in Paola and the first hotel erected in Eastern Kansas was destroyed by fire on South Silver that destroyed one half of the block. During the next 50 years many great buildings on the square in Paola were destroyed by fire. Some were rebuilt, but not on the same grand scale as before.

Although the fire caused significant damage to the Mercantile Company's inventory and losses to other businesses in the building, the structure of the building remained intact. The Mercantile Company building continued to house an assortment of physicians, merchants, and other businesses in the following decades. The 1940 census showed a 5% population drop in Paola, but a post-war population growth of 13% and 20% gains in 1950 and 1960. Economic recessions and the growth of suburban areas northeast of Paola reflect minor population dips of 3% and 1% in the 1970s and 1980s, but by 2010, Paola's population was over 5600. The town square remains a hub of activity with various festivals and community events every year. The commerce surrounding the square continues to feature a wide variety of locally owned and operated goods, services, and eating establishments to local residents despite the addition of big box stores and chain restaurants on the eastern side of town in recent years.

Mr. Schwartz & The Mercantile Company
William Schwartz emigrated from Nassau, Germany, to the United States in 1856 and made his way to Miami County in 1858. Schwartz worked to acquire property and businesses in Louisburg, KS, before expanding his endeavors to Paola. Although Schwartz was considered an authority in the cattle business for many years,

10 "Paola Lighted by Gas," The Miami Republican (Paola, Kansas), March 5, 1886.
11 "Paola Lighted by Gas," The Miami Republican (Paola, Kansas), March 5, 1886.
12 "Paola Celebration," The Lawrence Weekly Journal (Lawrence, Kansas), June 30, 1887.
14 "Fire in Paola's Big Store," The Miami Republican (Paola, Kansas), February 2, 1906.
cattle were not his only interest or holdings. He was President of the Interstate Mercantile Company of Louisburg and President of the Bank of Louisburg, KS.

In 1891, Schwartz moved to Paola to manage another of his business holdings: The Paola Brick and Tile Company. In addition to the Miami County Mercantile in Paola, Schwartz erected additional buildings and houses in Louisburg and Kansas City, Missouri. Schwartz also contributed to the organization of Citizens State Bank of Paola in 1903 and participated in various other business activities in Paola until he died in 1914. Historical records state that "it is said that fifty families came to Kansas through his influence." His descendants continued to be active members of Miami County, and on April 18, 2018, donated $100,000.00 to the Miami County Historical Museum. Mr. Williams Schwartz left a continuing legacy in Paola and Miami County. The building located at 121 S. Pearl Street is part of the legacy.

William Schwartz combined his expertise as a business owner to allow local residents to purchase all the merchandise needed to furnish their homes without traveling outside of Miami County. The Miami County Mercantile offered stoves, carpets, kitchen furnishing, parlor suites, caskets, and more to its customers. Although the Mercantile had been in business for a few years before constructing the new building located at 121 S. Pearl Street, its showrooms and departments were located in separate buildings on the north and west sides of the town square. By purchasing the land (lot six and seven in Block thirty in the City of Paola from S.D. Condon on June 30, 1904) and completing the new Mercantile building, Schwartz offered the convenience of one-stop shopping in the department store while keeping its location close to the central hub of the town square. Everything in the new building was reported to be modern: steam, heat, elevator, closets with sewer connection, gas, water, etc. The elevator was manufactured by the Kansas City Elevator Manufacturing Company and operated by a small gas engine; the elevator is still operational. The Miami County Mercantile had purchased the undertaking business of B. R. Keith in May of 1904 and offered undertaking services to local residents in the same building. The second and third-floor office spaces provided residents with access to other professionals, such as doctors' offices and real estate agents.

The Mercantile Company Building post-1950s
Prior to 1956, Citizens in Paola and Miami County had two main newspapers to choose from: the Miami Republican, established in 1866, and the Western Spirit, established in 1871. The Miami County Republican's first owners, John McReynolds and Basil M. Simpson, were Radical Republicans in the days of Reconstruction following the Civil War. In 1871 the word "County" was dropped from the Newspapers name, and that was also the year that Captain Leslie J. Perry printed the first issue of The Kansas Spirit. Later Perry changed the name to The Western Spirit to avoid confusion with a similarly named newspaper in Lawrence.

Drew McLaughlin, Jr. joined the Republican's staff after graduating from the University of Kansas in 1938. After serving in the Navy for several years, McLaughlin Jr. rejoined the Republican in 1952. In 1956, he helped arrange a merger between the Miami Republican and the Western Spirit, the current competition to the Miami Republican and owned by former banker L.M. Schwartz. Mr. McLaughlin, Jr. and Mr. Schwartz were determined to print a newspaper that fairly covered the community without dividing the community. In 1957, the Miami County Publishing Company was formed, and McLaughlin, Jr. became President, a position he held for

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18 “The Miami Mercantile Company,” The Western Spirit (Paola, Kansas), September 5, 1902.
19 The Western Spirit (Paola, Kansas), December 19, 1902.
20 The Miami Republic (Paola, Kansas), May 13, 1904.
25 years. The Western Spirit and the Miami Republican continued to be published under the two different names until 1991 when Phil McLaughlin, the third generation of his family to lead the newspaper, changed the name to the Miami County Republic.

In 1960 Drew McLaughlin, Jr. purchased the building located at 121 S. Pearl Street and contracted the renovations necessary to accommodate the printing of both newspapers. Before this, both papers were published at 16 E. Peoria Street, a location that was not sufficient space for customers and staff. The printing department was crowded, and because of this, the production time was lost. The Miami County Publishing Company, Inc. held an open house on December 3, 1960, and invited the public to attend. According to an article to the Miami County Republic dated December 1, 1960, "The publishers made the move because they have confidence in Miami County now and look toward a continued growth in population and economy. Our faith is in Miami County. Anything the two Paola newspapers can do to promote greater progress, greater growth will be done. Harmony will be promoted and the result will be unity."

Original printing plates and historical newspapers are stored on the second floor of the building (as of 2020). Part of accommodating the heavy equipment for producing newspapers, the building needed additional structural supports. So, some steel members were added to the upper floors, additional steel posts were added to the first floor, and a couple of CMU walls were added in the basement. The storage required for the older mechanisms, historical records and printing tools, and papers was kept to the more industrial-like spaces in the building, such as the third floor and basement. As with most commercial buildings across the country, the trend to update and feature a new modern façade meant removing the historic storefront and replacing it with the era's style. The entrance and first floor spaces were updated to accommodate the modern trends and create a more eye-catching design. The 1960 aluminum storefront is a good example of this change. Additionally, the interior carpeting, vinyl, finishes, and drop-ceiling are common changes made to modernize businesses. The Miami County Republic, located at 121 S. Pearl Street, was and continues to be a place for Paola and Miami County citizens to trace their historical roots and become apprised of local events.

Closing
The Miami County Mercantile Company building is located at 121 S. Pearl Street in Paola, Kansas. Constructed in 1904, the building played an important role in aiding businesses and the community by supplying the various and much-needed supplies. The Mercantile Company was a required staple within the community, providing materials, furniture, fixtures, appliances, and more to Paola's expanding population and surrounding areas. Even after the Mercantile Company closed, the building's prominent location off the city square continued to house other local businesses. The local newspapers were consolidated into a single building with the purchase of the Mercantile Company building in 1956. The newspapers documented, shared, and kept good historical records for the surrounding communities. The Mercantile Company building is locally eligible for the National Register of Historic Places under Criterion A for commerce. The building retains good historic integrity and character-defining features and is a staple structure within the commercial core. The building is a good example of an early commercial enterprise in Paola.

23 The Miami County Republic (Paola, Kansas), December 1, 1960, Volume 96.
9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

Newspapers:
“A New Brick Block,” *The Western Spirit*, (Paola, Kansas), March 11, 1904.
“City of Paola,” *The Western Spirit*, (Paola, Kansas), June 15, 1877.
https://www.republic-online.com/business/schwartz-family-makes-big-donation-to-museum/article_e997ef48-e7ab-5af8-a9dc-4fe3f654d604.html
“Paola Celebration,” *The Lawrence Weekly Journal* (Lawrence, Kansas), June 30, 1887.
“Paola’s Improvement.” *The Western Spirit*, (Paola, Kansas), August 19, 1904.
“Paola Lighted by Gas,” *The Miami Republican* (Paola, Kansas), March 5, 1886.
*The Miami County Republic* (Paola, Kansas), December 1, 1960, Volume 96.
*The Miami Republic* (Paola, Kansas), May 13, 1904.
*The Miami Republican* (Paola, Kansas), March 2, 1906.
*The Western Spirit* (Paola, Kansas), December 19, 1902.
*The Western Spirit*, (Paola, Kansas), October 28, 1904.

Other Sources:
10. Geographical Data

Acreage of Property       Less than one acre

Provide latitude/longitude coordinates OR UTM coordinates.
(Place additional coordinates on a continuation page.)

Latitude/Longitude Coordinates
Datum if other than WGS84:__________
(enter coordinates to 6 decimal places)

1 38.571169 -94.877936 3
Latitude: Longitude:

2 Latitude: Longitude:

Verbal Boundary Description (describe the boundaries of the property)
The Miami County Assessor describes the parcel as PAOLA RE-SURVEY, Lots six (6) - seven (7) of Block thirty (30) in
Paola, Miami County, Kansas – Section 16 Township 17 Range 23. The common address is: 121 S. Pearl Street, Paola,
KS 66071. The Property ID is # 1351602046004000.

Boundary Justification (explain why the boundaries were selected)
The nominated property boundary includes the entire parcel at 121 S. Pearl Street in Paola, Kansas that is historically
associated with the Miami County Mercantile Building. Easements, restrictions, setback lines or servitudes, if any,
reflected on the plat of said land filed as Plat B, page 11 or otherwise appearing the public records. Document entitled
"Agreement between S.D. Condon and Hattie. A. Condon, his wife and D.O. Sellers and Clara N. Sellars, his wife" filed
June 2, 1905 as Book 93, page 95.

11. Form Prepared By

name/title       Chris Butler
organization ___________________________ date 5-18-20
street & number 303 South Castle Street telephone 913-594-9159
city or town     Paola state KS zip code 66071
e-mail           bsechris@yahoo.com

Property Owner: (complete this item at the request of the SHPO or FPO)

name           Legacy Properties & Development, Rob George, Owner
street & number 907 N.Pearl Street Suite 4 telephone 913-731-2394 (cell)
city or town   Paola state KS zip code 66071
Miami County Mercantile Company
Miami County, Kansas

Additional Documentation
Submit the following items with the completed form:

Photographs
Submit clear and descriptive photographs. The size of each digital image must be 1600x1200 pixels (minimum), at 300 ppi (pixels per inch) or larger. Key all photographs to a sketch map or aerial map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photograph Log

Name of Property: TEMPORARY IMAGES UNTIL TRAVEL CAN RESUME
City or Vicinity: 
County: State: 
Photographer: 
Date Photographed: 

Description of Photograph(s) and number, include description of view indicating direction of camera:
1 of #:

Figures
Include GIS maps, figures, scanned images below.
Miami County Mercantile Company Building
Miami County, Kansas

121 S. Pearl Street
Paola, Miami County, Kansas
38.571169, -94.877936
Miami County Mercantile Company Building
Miami County, Kansas

Name of Property: Miami County Mercantile Company Building
County and State: Miami County, Kansas

Miami Co. Mercantile Building
121 S. Pearl Street
Paola, Miami County, Kansas
38.571169, -94.677936
Miami County Mercantile Company Building
Name of Property

Miami County, Kansas
County and State
Miami County Mercantile Company Building
Miami County, Kansas

THESE ARE TEMPORARY IMAGES UNTIL KSHS STAFF IS ABLE TO TRAVEL AND DOCUMENT THE PROPERTY
Miami County Mercantile Company Building

Name of Property

Miami County, Kansas

County and State
Miami County Mercantile Company Building
Name of Property

Miami County, Kansas
County and State
Miami County Mercantile Company Building

Name of Property

Miami County, Kansas

County and State
Miami County Mercantile Company Building
Name of Property

Miami County, Kansas
County and State
Miami County Mercantile Company Building

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County and State
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Miami County, Kansas
Miami County Mercantile Company Building
Name of Property

Miami County, Kansas
County and State