

Kansas Historic Sites Board of Review

Meeting Agenda – Regular Meeting

*Kansas Museum of History – Museum Classrooms
6425 SW 6th Ave, Topeka, KS
February 1, 2020 9:00 AM*

- I. Call to Order
- II. Roll Call
- III. Approval of Minutes from November 16, 2019 meeting
- IV. Update on KHS Program Activities
- V. Heritage Trust Fund Committee Report & Recommendations
- VI. Consideration of National Register Nominations
(* denotes properties within a Certified Local Government boundary)
 1. Horton Civic Center/WPA Fairgrounds – Horton, Brown County
KHRI #[013-232](#)
 2. Ninth Street Missionary Baptist Church – Lawrence, Douglas County*
KHRI # [045-3010-00420](#)
 3. Donaldson & Hosmer Building – Marion, Marion County
KHRI #[115-3540-00004](#)
 4. Topeka Fire Station No 7 – Topeka, Shawnee County*
KHRI #[177-2600](#)
 5. 2209 SW 29th St (Menninger Education Center) – Topeka, Shawnee County*
KHRI #[177-4683](#)
 6. Lincoln City Downtown Historic District – Lincoln, Lincoln County
KHRI #[105-275](#)
 7. Lincoln City Park – Lincoln, Lincoln County
KHRI #[105-146](#)
 8. Teague Nelson Building – Salina, Saline County*
KHRI #[169-4900-00259](#)
 9. Riley Holden Block – Wichita, Sedgwick County*
KHRI #[173-5880-06447](#)
 10. South Kansas Avenue Historic District – Wichita, Sedgwick County*
KHRI #[173-12999](#)
- VII. Consideration of State Register Nominations
 11. Council Grove Scout Cabin – Council Grove, Morris County
KHRI #[127-729](#)
- VIII. Consideration of National Register De-listings
 12. Kansas Sugar Refining Company Sugar Mill – Hutchinson, Reno County*
KHRI #[155-2660-00014](#)

- IX. For the Good of the Order
 - 1. 2020 Meeting Schedule
- X. New Business
- XI. Adjournment

**Kansas Historic Sites Board of Review Meeting
February 1, 2020
Museum Classrooms
Kansas Historical Society, Topeka, KS**

Board Members

Present: Jennie Chinn, John Hoopes, Joseph Johnson, Laura Murphy, David Sachs, Gregory Schneider and Toni Stewart.

Absent: Sharron Hamilton and Kathryn Herzog.

A quorum was established.

Staff

Present: Bethany Falvey, Jamee Fiore, Lauren Jones, Marsha Longofono, Katrina Ringler and Patrick Zollner.

Proceedings

Chairman Gregory Schneider called the meeting to order at 9:03 a.m. and asked for introductions from board members and staff.

Approval of Minutes

The board approved the minutes of November 16, 2019.

Cultural Resources Division Director's Report

Patrick Zollner reported that since the last meeting, the National Park Service has yet to add any properties to the National Register of Historic Places. There are currently 1,494 Kansas listings in the National Register of Historic Places, 184 state-only listings, and 26 National Historic Landmarks. Zollner announced that Jillian Love, Historic Sites Supervisor, has resigned to take a position with the Main Street program in the Department of Commerce. The SHPO expects to interview and fill that position. Robert McLaughlin has been hired to fill the tax credit reviewer position vacated by Bethany Falvey when she became the Heritage Trust Fund Coordinator. Robert will start on Monday, February 3, 2020. The SHPO will host a National Register Workshop on March 2, 2020, in the museum classrooms. A copy of the Cultural Resources Division quarterly report was included in the board members' folders.

Report of the Executive Director

Jennie Chinn gave a legislative update, reporting that Governor Laura Kelly has reviewed a report released by the Kansas Department of Administration to the Senate Ways & Means Committee detailing options for the future of the Docking State Office Building in Topeka. The feasibility study eliminated the possibility of demolishing the building and presented two rehabilitation options. The report is available on the Kansas Department of Administration website. Chinn remarked that this board tabled a previously submitted National Register of Historic Places nomination for the Docking building until a decision is made about the future of the building. Chinn also reported that board member Tim Hersh has resigned due to family concerns.

Report of the 2020 Heritage Trust Fund Grant Review Committee

The recommendations of the HTF grant review committee (Attachment 1) were read by Bethany Falvey. Falvey thanked the committee members. Joseph Johnson remarked that he is disappointed that no grant funds were awarded to Sedgwick County. The board unanimously accepted the recommendations.

NATIONAL REGISTER OF HISTORIC PLACES NOMINATIONS

Horton Civic Center/WPA Fairgrounds

Horton, Brown County

Criterion A: Social History & Entertainment/Recreation

Period of Significance: 1937-1970 **Level of Significance:** Local

Resource Count: 8 (1 site, 4 structures, 3 buildings)

Summary: Constructed by the WPA initiative, the Horton Civic Center has been integral to the atmosphere and experiences of community members since its construction. The Center has hosted county fairs, festivals, concerts, summits, but most important, events with livestock. It sits next to the railroad loading, making it a convenient place to shuffle livestock from a selling event at the Civic Center. 4-H Clubs, ranching, and agriculture are the primary industry in Brown County and are essential to the life of its citizens. The Center's sole purpose is to be a facility for the surrounding community's use. Over the past eighty-plus years of use, the Horton Civic Center is still a centerpiece for the community.

Presented by: Jamee Fiore.

Discussion: Gregory Schneider asked if there is anything left of the Rock Island railroad tracks, to which Olsen replied that the tracks were knocked down during the 1980s for safety reasons.

Public Discussion: Keith Olsen (city councilman) spoke in support of the nomination.

Motion to approve: Gregory Schneider
6 votes yes, 1 abstention¹

Second: Joseph Johnson

Ninth Street Missionary Baptist Church

Lawrence, Douglas County

Criteria A & C: Ethnic Heritage: Black, Architecture

Period of Significance: 1872-1969 **Level of Significance:** Local

Resource Count: 1 contributing building

This nomination was removed by request of the owners, as they are not ready to pursue listing.

¹Chinn typically abstains from voting except when a tiebreak is needed.

Donaldson & Hosmer Building

Marion, Marion County

Criterion A: Economics & Commerce

Period of Significance: 1887-1941

Level of Significance: Local

Resource Count: 1 contributing building

Summary: The Donaldson and Hosmer Building features an eclectic mix of late Victorian architectural styles, and it has an exciting storefront made of cast-iron and stone. The building is unique for its financial triumph, upheaval, and humility in the pioneer and progressive rural west. Among the eastern-backed firms that laid claim to Marion in the mid-1880s was Donaldson and Hosmer – a partnership between Kansas native E. M. Donaldson and New Hampshire investor Joseph L. Hosmer.

Presented by: Christy Davis

Discussion: There were no questions from the board.

Public Discussion: There were no comments from the audience.

Motion to approve: John Hoopes

Second: Toni Stewart

6 votes yes, 1 abstention

Topeka Fire Station No 7

Topeka, Shawnee County

Criteria A & C: Social History & Architecture

Period of Significance: 1935-1940

Level of Significance: Local

Resource Count: 1 contributing building

Summary: Fire Station No 7 is an example of the Spanish Revival style of architecture. It was designed by the renowned Kansas architect W. B. Glover of the architectural firm Cuthbert & Suerhk. It was constructed in 1935 through the WPA program of the Great Depression era. The surrounding land was annexed into the City of Topeka the previous decade, enabling a westward expansion of the population within Topeka's city limits. This station was partially enabled through a public bond approved by voters in 1926, specifically intended to provide fire services to these newly annexed areas.

Presented by: Lauren Jones

Discussion: Gregory Schneider asked for clarification regarding the funding for this property; the nomination states that the building was WPA (Works Progress Administration) funded; however, the presentation says it was funded by the PWA (Public Works Administration). Jones responded that the PWA funded this building. There was a typo in the nomination, which will be corrected.

Public Discussion: Tim Paris (city CLG contact) spoke in support of the nomination.

Motion to approve: Gregory Schneider
6 votes yes, 1 abstention

Second: Laura Murphy

2209 SW 29th Street (Menninger Education Center)
Topeka, Shawnee County

Criterion C: Architecture

Period of Significance: 1965

Level of Significance: Local

Resource Count: 1 contributing building

Summary: 2209 SW 29th Street (Menninger Education Center) is an excellent and intact example of mid-twentieth century International Style Architecture in the city of Topeka. Architecturally, the building is one of the buildings of the era that have remained untouched both by time and remodels. Conceived by local influential real estate developers Robert Brock and Edwin Linquist, the building represents an era of change both in culture and in architectural style for the area.

Presented by: Bethany Falvey

Discussion: There were no questions from the board.

Public Discussion: Michelle Voth and Bryan Falk spoke in support of the nomination.

Motion to approve: David Sachs
6 votes yes, 1 abstention

Second: Gregory Schneider

Lincoln City Downtown Historic District
Lincoln, Lincoln County

Criteria A & C: Commerce & Architecture

Period of Significance: 1881-1967

Level of Significance: Local

Resource Count: 44 contributing buildings; 26 non-contributing buildings; 2 previously listed properties

Summary: According to newspaper reports, the first cash business transaction in Lincoln occurred as the town was being platted in the spring of 1871 when James B. Travis sold a plug of tobacco to R. G. Bryant. Travis was to remain in the tobacco business for many years in downtown Lincoln. In the business district, Lincoln had no saloons or gambling, and instead, it was a bustling small city with good schools, a college, and seven churches. During the first decade of the new century, the city built a \$40,000 waterworks, an electric light plant, and a \$60,000 courthouse. Lincoln businesses included an ice plant, flour mills, a cement plant, a cigar factory, a hospital and sanitarium, three banks with a combined capitalization of \$85,000, and two newspapers.

Presented by: Brenda Spencer

Discussion: Gregory Schneider asked for the rationale between pursuing a state versus National Register nomination since one building at the November meeting was listed individually for the State Register. Kelly Larson replied that having access to tax credits to get more work done is driving the state nomination.

Public Discussion: Barbara Vestal, James Vestal, and Kelly Larson spoke in support of the nomination. Dr. Carol Schmitt asked about the period of significance, to which Katrina Ringler responded 1881-1967.

Motion to approve: Toni Stewart
6 votes yes, 1 abstention

Second: Joseph Johnson

Lincoln City Park

Lincoln, Lincoln County

Criteria A & C: Politics/Government; Entertainment/Recreation; Architecture

Period of Significance: 1937-1940 **Level of Significance:** Local

Resource Count: 3 contributing buildings; 2 non-contributing buildings; 1 contributing site; 3 contributing structures; 1 non-contributing structure

Summary: Lincoln City Park is significant for the National Youth Administration, which was a New Deal Era program. Construction of the Park provided a recreational area for Lincoln County citizens. It's an excellent representative of rustic park facilities characterized by its use of native limestone and sandstone. The Park is still used by Lincoln County citizens today.

Presented by: Brenda Spencer

Discussion: Gregory Schneider remarked that he was impressed that this was an NYA project and asked if there are any other examples in Kansas, to which Patrick Zollner replied Antelope Lake in Graham county.

Public Discussion: Kelly Larson spoke in support of the nomination.

Motion to approve: Toni Stewart
6 votes yes, 1 abstention

Second: John Hoopes

The board took a 10-minute break at 10:30 a.m. The meeting resumed at 10:40 a.m.

Teague Nelson Building

Salina, Saline County

Criterion A: Commerce

Period of Significance: 1886-1970 **Level of Significance:** Local

Resource Count: 1 contributing building

Summary: Constructed in 1886 by partners John A. Nelson and Milton D. Teague, the building was designed for retail and office tenants. Early tenants included Low Drug Store No 1, followed by two restaurants and two clothing stores. In 1933, Jacob Epps opened Epps Bootery, a shoe store that remained until 1959. The storefront was then occupied by Helzberg and later Zales Jewelry for the next fifteen years. In 1976 the two halves of the building were purchased by the National Bank of America (NBA), located in the adjacent building to the north. It played a vital role in Salina's economic growth and stability, establishing the Teague Nelson Building's longevity and continued role in Salina's commerce. By 1871, Salina was one of the fastest-growing towns in the state. Two years later, a sizable water-powered flour mill was built and in 1878, a steam-powered mill added to Salina's capacity to process the winter wheat and other grains. As the 1880s arrived, wholesale manufacturing was established by W. W. Watson and H. E. Lee, a market that would bolster the city's economy for decades to come. Salina's economic diversity buffeted the city from some of the hardships that would crush others in the natural and financial disasters of the coming decades.

Presented by: Brenda Spencer

Discussion: There were no questions from the board.

Public Discussion: There were no comments from the audience.

Motion to approve: Gregory Schneider
6 votes yes, 1 abstention

Second: John Hoopes

Riley Holden Block

Wichita, Sedgwick County

Criterion A: Community Development/Planning

Period of Significance: 1910-1961

Level of Significance: Local

Resource Count: 1 contributing building

Summary: The Riley Holden Block was designed and constructed to serve two commercial businesses. Historically, the west commercial space had a corner entrance with the free-standing granite column that remains in place today. The original two storefront spaces were combined in 1965 when Oklahoma Tire and Supply Co. (Otasco) opened at this location. Recent exploration exposed the brick façade underneath and revealed the presence of most original wood windows on the upper façade.

Presented by: Brenda Spencer

Discussion: John Hoopes commented that this was a remarkable transformation of the building, to which Spencer replied there were technical challenges, but we think we have a good plan.

Public Discussion: There were no comments from the audience.

Motion to approve: Gregory Schneider

Second: Toni Stewart

6 votes yes, 1 abstention

South Kansas Avenue Historic District

Wichita, Sedgwick County

Criteria A & C: Community Development/Planning; Architecture

Period of Significance: 1928-1950

Level of Significance: Local

Resource Count: 3 contributing buildings

Summary: The 200 block of S. Kansas Avenue was originally developed during a time when the city was experiencing explosive growth that led to the neighborhood and commercial expansion outside the city's core. Development along this section of East Douglas, one of the city's main east/west thoroughfares, followed the establishment of Wichita's "Auto-Row" on E. Douglas immediately east of downtown and coincided with the selection of the south side of the 2200 block as home to Wichita's new high school, built in the 1920s to serve the eastward-marching Wichita population. In addition to reflecting the city's eastward growth and resulting residential development, the S. Kansas Avenue Historic District represents the work of local contractor Raymond P. Pinegar.

Presented by: Brenda Spencer

Discussion: Joseph Johnson questioned the rationale for nominating this as a district versus two or three individual buildings, to which Spencer responded that even a cluster of two or three buildings is called a district. Bethany Falvey added that the same person constructed these buildings within a 3-year time span. Johnson asked if the garage was non-contributing, to which Spencer replied it's gone.

Public Discussion: There were no comments from the audience.

Motion to approve: Joseph Johnson

Second: Toni Stewart

6 votes yes, 1 abstention

REGISTER OF HISTORIC KANSAS PLACES NOMINATIONS

Council Grove Scout Cabin

Council Grove, Morris County

Criterion A: Entertainment/Recreation

Period of Significance: 1937

Level of Significance: Local

Resource Count: 1 contributing building

Summary: Two decades after the formation of a local boy scout troop, the Rotary Club spear-headed fundraising amid the Depression to fund construction of a cabin so that the troop would have a place of their own to meet and store their equipment. The cabin was constructed of limestone donated by the Missouri Pacific Railroad from bridges that had been replaced. Scoutmaster R. W. Marshall solicited rocks from all forty-eight states for construction of the

fireplace, a prominent feature that remains intact. From their establishment, the Boy Scouts provided extensive community service to the town.

Presented by: Brenda Spencer

Discussion: Brenda Spencer suggested that the nomination be amended to denote that this is a Boy Scout cabin, to which Jamee Fiore agreed.

Public Discussion: There were no comments from the audience.

Motion to approve: John Hoopes Second: Toni Stewart
6 votes yes, 1 abstention

CONSIDERATION OF NATIONAL REGISTER DE-LISTINGS

Kansas Sugar Refining Company Sugar Mill – REMOVAL REQUEST
Hutchinson, Reno County

Criterion: --

Period of Significance: -- **Level of Significance:** Local

Resource Count: --

Summary: Removal Request. This property was demolished in spring 2019. It is proposed for removal individually, as well as from within the Houston Whiteside Historic District in Hutchinson.

Presented by: Jamee Falvey

Discussion: Patrick Zollner remarked that the rear wall collapsed, and the property did go through the state law review process before being demolished.

Public Discussion: There were no comments from the audience.

Motion to approve: Toni Stewart Second: Gregory Schneider
6 votes yes, 1 abstention

Other Business

The next meeting of the Historic Sites Board will be May 2, 2020, at the Kansas Historical Society in the Museum Classrooms.

There was no further business. The meeting adjourned at 11:18 a.m.

ATTACHMENT 1

Report of the 2020 Heritage Trust Fund Grant Review Committee

On January 31, 2020, after a public meeting, the Heritage Trust Fund Grant Review Committee met to discuss its final selection of the 2020 Heritage Trust Fund grant applications and to prepare a list of recommendations to this board. The members of the committee are Terry Marmet, Ray Stockman and Matt Veatch. The committee reviewed 56 applications requesting a total of \$4,246,923 in grant funds. The committee evaluated the applicants, employing the criteria stated in the legislation that created the grant program in 1990. The criteria include the property's level of historic significance, condition of the property, urgency of the work proposed, level of endangerment, administrative ability of the applicant, potential benefit to the community and state, community support for the project, and the property owner's financial need.

Following is the list of properties recommended for funding in the 2020 round of Heritage Trust Fund grants. They are listed alphabetically by county.

City	County	Property	Award
Medicine Lodge	Barber	Carry A Nation House	\$38,008
Cedar Point	Chase	Cedar Point Mill	\$56,000
Vinland	Douglas	Coal Creek Library	\$90,000
Lawrence	Douglas	St Luke African Methodist Episcopal Church	\$90,000
Ottawa	Franklin	Old Santa Fe Railroad Depot	\$60,259
Jetmore	Hodgeman	Hodgeman County Courthouse	\$89,760
Deerfield	Kearny	Deerfield State Bank	\$26,400
Kingman	Kingman	Kingman County Courthouse	\$90,000
Leavenworth	Leavenworth	Little Stranger Christian Church & Cemetery	\$90,000
Emporia	Lyon	Emporia Welfare Association Building	\$86,580
Lucas	Russell	Florence Deeble Rock Garden	\$69,377
Goodland	Sherman	United Telephone Building	\$70,230
Eskridge	Wabaunsee	Eskridge City Park & Bandstand	\$43,324

These 13 awards total \$899,938 in proposed grant funding. The selected projects include many significant properties drawn from locations across the state. We believe the recommended projects will benefit these historic resources and the communities in which they are found. We hope these projects meet with your approval and that you will choose to endorse our recommendations. I therefore move that this report be accepted by the Kansas Historic Sites Board of Review, pending the availability of funds.

Heritage Trust Fund Grant Review Committee
Terry Marmet
Ray Stockman
Matt Veatch