

MAY 09 1991

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**NATIONAL REGISTER OF HISTORIC PLACES REGISTRATION FORM**

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in "Guidelines for Completing National Register Forms" (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

**1. Name of Property**

historic name Grantville Historic District  
other names/site number

**2. Location**

street & number Bounded by U.S. Highway 29, LaGrange Street, W.  
Grantville Rd. and the city cemetery.  
city, town Grantville (n/a) vicinity of  
county Coweta code GA 077  
state Georgia code GA zip code 30220

(n/a) not for publication

**3. Classification**

**Ownership of Property:**

- private
- public-local
- public-state
- public-federal

**Category of Property**

- building(s)
- district
- site
- structure
- object

**Number of Resources within Property:**

	<u>Contributing</u>	<u>Noncontributing</u>
buildings	225	49
sites	1	00
structures	1	00
objects	0	00
total	227	49

Contributing resources previously listed in the National Register: 0

Name of related multiple property listing: n/a

**4. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this nomination 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 meets the National Register criteria. ( ) See continuation sheet.

Elizabeth A. Lyon  
Signature of certifying official

5/2/91  
Date

Elizabeth A. Lyon  
State Historic Preservation Officer,  
Georgia Department of Natural Resources

In my opinion, the property ( ) meets ( ) does not meet the National Register criteria. ( ) See continuation sheet.

\_\_\_\_\_  
Signature of commenting or other official

\_\_\_\_\_  
Date

\_\_\_\_\_  
State or Federal agency or bureau

**5. National Park Service Certification**

**Entered in the  
National Register**

I, hereby, certify that this property is:

entered in the National Register

Melora Byers 6/14/91

( ) determined eligible for the National Register

( ) determined not eligible for the National Register

( ) removed from the National Register

( ) other, explain:

( ) see continuation sheet

jr \_\_\_\_\_  
Signature, Keeper of the National Register Date

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## **6. Function or Use**

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### **Historic Functions:**

DOMESTIC:single dwelling  
COMMERCE:business/financial institution/warehouse  
INDUSTRY:manufacturing facility  
RECREATION AND CULTURE:auditorium  
RELIGION:religious structure  
TRANSPORTATION:rail-related  
FUNERARY:cemetery

### **Current Functions:**

DOMESTIC:single dwelling  
INDUSTRY:manufacturing facility  
RELIGION:religious structure  
COMMERCE:business  
FUNERARY:cemetery

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## **7. Description**

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### **Architectural Classification:**

MID-19th CENTURY:Gothic Revival  
LATE VICTORIAN:Italianate, Queen Anne, Romanesque, Folk Victorian  
LATE 19TH AND EARLY 20TH CENTURY AMERICAN MOVEMENTS:Bungalow

### **Materials:**

foundation brick  
walls wood, brick  
roof asphalt  
other

### **Description of present and historic physical appearance:**

The Grantville Historic District consists of the historic commercial, residential, institutional, industrial, and transportation-related resources of the city of Grantville. The district encompasses virtually the entire town.

The railroad runs through the center of the district, with the commercial area on either side of the tracks in the middle of town, including the late 19th-century depots, and brick warehouses. The commercial buildings are attached, brick buildings from the late 19th- and early 20th-centuries with fine brick details such as corbeling and round-arched openings. The residential areas surround the commercial center. The majority of residential buildings are one- and two-story wood-framed houses built from the late 19th-century through the 1930s with Victorian or Craftsman-era details. Two historic mill complexes with mill villages are located within the district. The mill buildings are one-story, brick structures, and the mill houses are one-story, wood-framed buildings. A historic school, waterworks, an auditorium, and several churches are also included. The city cemetery is on the eastern edge of the district.

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General character, appearance, and development of the district:

The district consists of the remaining historic resources of the city of Grantville. It encompasses a downtown commercial area, an industrial area, two mill villages and mill complexes, residential areas, churches, one cemetery, and a school. These resources are typical of a small Georgia town.

The downtown area, made up of one- and two-story brick buildings dating from the late 19th and early 20th centuries, is located north/south of the railroad tracks along W. Broad, Main, and Church Streets.

The Grantville Hosiery Mill dates from c. 1895 and is located next to the railroad on Moreland Street. The Grantville Mill complex consists of brick mill buildings dating from 1903 and is located north of the railroad tracks on Industrial Way. Grantville Hosiery Mill expanded into Grantville Mills in the early 20th century.

The mill village for the Grantville Mill is located along Grady Smith, Maple, and Arnold Streets, and for the Grantville Hosiery Mill along Banks, Shephard, and Rock Streets. The villages consist of mostly one-story, wood-framed houses. Mill village lots are subdivided following a modified grid pattern. A one-story, frame, gabled front store is located along Arnold Street and serves the mill village neighborhood.

The residential area is situated on either side of the railroad and surrounds the central business district. The earliest houses were built along LaGrange Street. The houses are generally one-, to two-story, wood-framed buildings dating from the mid-19th to early 20th centuries.

Architectural characteristics of the district:

The district contains buildings that were constructed from the 1850s into the early 1940s, and therefore contains a wide variety of architectural types and styles. The majority of buildings are late-19th and early 20th-century.

In the residential areas, properties are generally one- and two-story, wood-framed buildings which sit on masonry foundations and have chimneys and porches. The earliest buildings in the district date from the mid-19th century. These areas also contain a few houses that draw on classical forms for some of their features with a symmetrical layout, a main entrance door with transom and sidelight windows, and a columned portico (photo 39).

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The residential areas contain a variety of styles that are typical of the late 19th and early 20th centuries. Photographs 24 and 34 are examples of the Gothic Revival style with steeply pitched front gables, sawn porch supports, and bargeboards.

Wood framed Victorian-era houses with gabled roofs and asymmetrical plans are numerous. Some have more elaborate detailing especially around the porch and in the gables. Two notable examples of large Victorian-era houses are in photographs 14 and 40. The Romanesque Revival style is illustrated by a house known as "Bonnie Castle" (photograph 13). The building is a large, red brick, two-story house with a wrap-around porch on the first floor, arches, a tower with battlements, and a multi-gabled roof.

Houses in the area that were built in the early 20th-century include modest-sized Craftsman style houses. These houses have wide eaves with exposed rafters and large porches with square or rounded piers that sit atop masonry bases. Photographs 33 and 36 illustrate this style.

Some house types represented in the district include gabled ell, shotgun, saddlebag, bungalow, Georgian cottage (with Georgia plan), pyramidal, and Queen Anne and New South cottages (early 20th-century houses with square main masses under hipped roofs and with projecting front rooms).

The two mill villages contain a majority of gabled ell and pyramidal type buildings (photographs 5-10, 21). A small black neighborhood of mostly one-story, frame buildings is located along Edmond Leigh Circle.

The buildings in the commercial area are typical of late 19th- and early 20th-century small town commercial buildings. They are one- and two-story, attached brick buildings with parapet walls, plate-glass storefront windows, cast-iron storefront columns and corbeled brick details (photographs 1,3,4). The 1896 passenger depot (photograph 2) and a late 19th-century freight depot (photograph 4) remain within the commercial area.

The mill buildings are one-story brick structures with corbeled brick parapets, and segmentally arched door and windows openings. (photographs 25, 30).

There are a number of church buildings within the district. The 1881 John Wesley Methodist Church is a Victorian Gothic Revival style frame structure with a steepled front tower (photograph 22). The 1907 Jehovah Baptist Church was built by the black community and is a simple, one-story, gabled front brick church with brick pilasters, and

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stained glass windows. The 1927, red brick Grantville Methodist Church is a late Gothic Revival style structure located at Church and Lone Oak (photo 41). The 1932 Grantville Baptist Church located on W. Broad has a symmetrically designed front facade with a columned front entrance (photo 27).

One historic school building and an accompanying gymnasium are located within the district on LaGrange Street. The one-story school, constructed in 1937 as a Public Works Administration (PWA) project, is a rectangular building with a gabled roof, large groups of windows, simplified quoins, and an arched entrance (photo 17). The brick gym with brick pilasters was constructed in 1927 (photo 16). The city's historic water works and water tank are located behind the historic school building.

Landscape characteristics of the district:

Most of the residential areas are laid out along curvilinear street providing a variety of lot sizes and building set-backs. Large shade trees are also evident throughout the district. A historic highway marker in the shape of a cross is located at the corner of Birch and Magnolia Lane.

The Grantville Cemetery is also located within the district and features ornamental grave markers, and masonry walls (photos 29-31).

Contributing/Noncontributing resources:

The contributing historic resources of Grantville retain a high degree of integrity and span over a century of architectural development. The noncontributing properties in the district include a few scattered non-historic or extensively altered houses and post-1941 commercial and institutional buildings that could not be drawn out of the boundaries.

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**8. Statement of Significance**

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Certifying official has considered the significance of this property in relation to other properties:

nationally     statewide     locally

Applicable National Register Criteria:

A     B     C     D

Criteria Considerations (Exceptions):     N/A

A     B     C     D     E     F     G

Areas of Significance (enter categories from instructions):

Architecture  
Commerce  
Community Planning and Development  
Industry  
Transportation

Period of Significance:

1852-1941

Significant Dates:

1852

Significant Person(s):

n/a

Cultural Affiliation:

n/a

Architect(s)/Builder(s):

n/a

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**Significance of property, justification of criteria, criteria considerations, and areas and periods of significance noted above:**

**Narrative statement of significance (areas of significance)**

The Grantville Historic District is significant for the historic commercial, residential, industrial, institutional, and transportation-related resources of Grantville. Taken together, these historic resources represent a virtually intact historic community.

The district is significant in the area of architecture, for the intact collection of buildings that represent the growth and activities of the town from the 1850s through the early 1940s. A number of building types and stylistic influences are present.

The commercial buildings represent typical small-town commercial design and construction. They are one- and two-story, brick attached buildings with cast-iron storefront columns, corbeled brick details, first floor storefronts, and upper floor rows of windows. The former hotel provided accommodations for railroad passengers and workers. The early 20th-century, yellow brick movie theater with a parapet front facade and a stepped cornice line, is typical of a small-town, movie theater design.

The industrial buildings are representative of late 19th- and early 20th-century, small-town textile mill buildings. They are brick, one-story buildings with segmentally arched openings, typical of mill building construction.

The largest group of buildings are the residential buildings. Almost all of them are single-family dwellings, one- or two-story, and wood-framed. They are good examples of the many house types, stylistic influences, and construction materials and techniques that were common from the 1840s to the 1940s in small Georgia towns. The residential buildings range in size and scale from large, stylistic houses along the fashionable streets to modest worker housing found in the mill village. Many of these houses have the decorative millwork made by the R. D. Cole Manufacturing Company in nearby Newnan, Georgia.

Institutional buildings found in the district include religious and educational structures. The churches are scattered throughout the residential areas and are some of the largest and most stylistic buildings in Grantville. The 1927 gymnasium and 1937 PWA school are typical of the buildings of the early 20th-century in Georgia with simplified classical details.



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In the area of community planning and development, the district is significant for its representation of the pattern of Grantville's development as a small, railroad-oriented town that grew up along the railroad tracks. The district is a representation of the development of the city of Grantville from the 1850s to the 1940s. It includes the historic pattern of development and built resources that clearly show how the city developed around and because of the railroad. The commercial area was constructed immediately adjacent to the railroad to the north and south. The industrial areas were also near the rail for ease of transporting goods. The large residential areas developed along curvilinear street patterns creating varied lot sizes and setbacks. The mill villages were established on a grid pattern with fairly uniform lot sizes. The development of Grantville is typical of small Georgia railroad towns that began developing with the arrival of the railroad in the mid-19th century, grew tremendously during the late 19th and early 20th centuries, and then slowed in the 1930s and 40s.

In the area of commerce, the district is significant for its inclusion of the historic central business district that served the commercial needs of the town. This downtown commercial area grew rapidly in the late 19th-century in its location next to the railroad. The central business district served the commercial needs of Grantville and the surrounding area and is a characteristic functional feature of this type of town. The businesses provided entertainment, financial and retail services for the surrounding community.

The district is significant in the area of industry for the two historic mills and accompanying mill villages that represent the industrial development that was an essential economic base for the town. The one-story brick mill buildings are typical of late 19th- and early 20th-century textile mills in Georgia that were part of the "New South" industrialization. They represent the main industrial endeavor in Grantville that supplied employment and remain so today. The mills were constructed next to the railroad so that supplies and products could be easily transported. The mill villages of modest housing were constructed around the mills to provide housing for the many mill workers "imported" from the countryside.

In the area of transportation, the district is significant for the railroad and the related resources of the passenger and freight depots. The railroad first came to Grantville in 1852 and provided the impetus for the town's growth. The railroad supplied goods for the mill, transported products, and brought passengers and commercial activity to Grantville, thereby shaping the development of the town. Grantville is typical of the many small Georgia towns that developed as a result of the railroad's presence.

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**National Register Criteria**

The Grantville Historic District is eligible under National Register Criteria A for the events of the development of Grantville as a railroad-oriented community. The town began to develop in the 1850s after the arrival of the railroad in 1852 and continued to grow into the 1940s. Grantville's development is typical of small, railroad-oriented communities in Georgia.

The district is eligible under Criteria C for the remaining historic resources of Grantville. These resources include residential, commercial, industrial, and institutional buildings that together represent the development of Grantville. These resources were constructed throughout the town's development from the 1850s through the early 1940s and represent the many building types, stylistic influences, construction materials, and techniques that were common in Georgia during this period.

**Criteria Considerations (if applicable)**

Several churches are located within the district. The church buildings have historically been integral parts of the residential areas of Grantville, as is typical of most Georgia towns and cities. These buildings are also architecturally significant for their representation of church design.

The Grantville cemetery has been included in the district because of its historical association with the community of Grantville and its distinctive design features. The city cemetery contains a number of historic monuments and low masonry walls.

**Period of significance (justification, if applicable)**

1852 - arrival of the railroad to Grantville/beginning development  
1941 - 50 year cut-off date

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**Contributing/Noncontributing Resources (explanation, if applicable)**

Contributing

225 buildings  
1 site - cemetery  
1 structure - railroad grade

Noncontributing

49 buildings

**Developmental history/historic context (if applicable)**

Although the Atlanta and LaGrange Railroad had been organized in the 1840s, the tracks were laid and the first train came to Grantville in 1852. In honor of L. P. Grant, chief engineer of the railroad, the name of Calico Corner was changed to Grantville. Later the Atlanta and LaGrange line became the Atlanta and West Point Railroad, and Mr. Grant became president of the railroad.

One of the first major businesses after the coming of the railroad was a store owned and operated by W. J. Garrett of Atlanta and T. E. Zellars of Grantville, which began in 1865. The business was very successful, and in 1877, the partners expanded and erected a large two-story brick store. They sold dry goods, meal, grain, and groceries. Upstairs they sold furniture, stoves, wagon repair parts, and caskets. In later years, the second floor was used for the telephone exchange.

In the latter part of the 19th century, the town bustled with prosperity--building, buying and selling houses, new businesses, and warehouses. There was a high school as early as the 1860s, and families moved to Grantville because of the educational advantages. In 1887, the community organized a literary and musical club. In 1881, the Grantville Hotel was built by Sewell and Bevis. When it burned, it was replaced by the Hotel Exchange in 1898.

Many beautiful and noteworthy homes were built in Grantville in the late 1800s. In 1878, the Coweta Chronicles reports that the citizens of Grantville were excited over the new Zellars home, the first brick house in that part of the county and the new Banks home built several years later. Many of these houses have the decorative millwork made by the R. D. Cole Manufacturing Company in Newnan.

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"Bonnie Castle", a 17-room, two-story Victorian-era mansion was built in 1896 by James W. Colley. This house is constructed of handmade brick and hand-cut granite.

Grantville was a trading center for much of south Coweta County in pre-automobile days. The Banks and Arnold store was built in 1893 by N. O. Banks and Glenn Arnold. After Mr. Banks' death, Harry Baxter went into partnership with Mr. Arnold. The store carried dry goods, groceries, and caskets. In the late 19th-century, Grantville had a population of 650, eight businesses, a hotel, a grist mill, a sawmill, two blacksmiths, four churches, three schools, two lawyers, and three doctors.

Industry also flourished in the early part of the 20th century. The c. 1895 Grantville Hosiery Mill, founded by N. O. Banks, later expanded into Grantville Mills, with two factories and several warehouses. The company sold yarns nationwide. They also made men's work socks and women's cotton hosiery.

The early 20th-century were times of economic vigor. The town's population in 1900 was 769. In 1906, the *Cyclopedia of Georgia* described Grantville as having, "express and telegraph offices, a money order post office with rural free delivery, a bank, prosperous businesses, two grist mills, a public ginney, the hosiery mill employed fifty, good schools, neat church buildings,..." It was also the shipping point for agricultural produce in the southern part of the county.

Telephone service, electric lights, and a city water system were developed in Grantville early in the 1900s. The Grantville Bank was chartered in 1901. Eight northbound and eight southbound trains on the Atlanta-West Point route came through Grantville daily. A train known as the "Goober" provided transportation to Newnan and Atlanta.

In 1912, Grantville was described in the *Newnan Herald*, as a "progressive, busy little city. It had the largest busiest oil mill in that part of the county, a fine school building, a thread mill, a hosiery mill, and progressive farmers."

Grantville's business district prospered during the 1920s. "Uptown" included the Grantville Bank, the Banks and Arnold store, the Farmers and Merchant Bank, the Hopson Livery, other smaller establishments, and the hotel. This area was of slightly higher elevation than the business area to the north known as "downtown."

In the late 1920's and the 1930's, Georgia cotton fields suffered devastation by the boll weevil. Farmers around Grantville also felt

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the effects because it was during this period that Colley Farms diversified to include fruit and nut orchards. Cotton production virtually ceased and was replaced by beef cattle and dairying.

This was a time when the automobile began to enhance personal mobility and compete with the locomotive. County road improvements by 1928, made travel away from farms into cities much easier. By 1929, the "Goover" excursion to Atlanta was discontinued due to depressed ticket sales.

Hard times for small scale cotton farmers forced migrations to larger cities or into Grantville for employment at the mills. These forces triggered overall population decline for the county.

From the mid-1930's, the Grantville Mill, the schools, and the struggling business district were the main sources of employment for area residents. In 1933, Coweta County began to receive aid from the National Relief Administration. The one-story, school building constructed in 1937 was a Public Works Administration (PWA) project.

Currently, the business district can no longer boast a bank or a drugstore, although some retail businesses are still active. The city hall is located in the former Colley Loan Building, and the police station is in the former passenger depot. The Grantville Mill continues to be the local economic base.

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## **9. Major Bibliographic References**

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Parker, Sandra. "Historic District Information Form Grantville Historic District." 1989. On file at the Georgia Department of Natural Resources.

The Newnan-Coweta Historical Society. History of Coweta County  
Roswell: WH Wolfe Associates, 1988.

Previous documentation on file (NPS): ( ) N/A

- ( ) preliminary determination of individual listing (36 CFR 67) has been requested
- ( ) previously listed in the National Register
- ( ) previously determined eligible by the National Register
- ( ) designated a National Historic Landmark
- ( ) recorded by Historic American Buildings Survey #
- ( ) recorded by Historic American Engineering Record #

Primary location of additional data:

- (x) State historic preservation office
- ( ) Other State Agency
- ( ) Federal agency
- ( ) Local government
- ( ) University
- ( ) Other, Specify Repository:

Georgia Historic Resources Survey Number (if assigned):

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**10. Geographical Data**

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**Acreage of Property** 192 acres

**UTM References**

- A) Zone 16 Easting 700700 Northing 3678380
- B) Zone 16 Easting 701930 Northing 3680760
- C) Zone 16 Easting 702620 Northing 3678640

**Verbal Boundary Description**

The district boundaries include the intact, contiguous historic resources of Grantville. The boundaries are drawn to scale on the accompanying map. This map (1" = 500') is the only available scaled map of the community.

**Boundary Justification**

The proposed boundaries encompass the remaining intact historic resources of Grantville that were built from the 1850s through the early 1940s and that together represent the historical development of the community.

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**11. Form Prepared By**

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**name/title** Lisa Raflo, National Register Specialist  
**organization** Historic Preservation Section, Georgia Department of Natural Resources  
**street & number** 205 Butler Street, S.E., Suite 1462  
**city or town** Atlanta **state** Georgia **zip code** 30334  
**telephone** 404-656-2840 **date** 4/29/91

(HPS form version 11-02-90)

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Photographs

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**Name of Property:** Grantville Historic District  
**City or Vicinity:** Grantville  
**County:** Coweta  
**State:** Georgia  
**Photographer:** James R. Lockhart  
**Negative Filed:** Georgia Department of Natural Resources  
**Date Photographed:** 7/90

**Description of Photograph(s):**

1 of 41: Streetscape view of Main Street and Zellars Dry Goods store; photographer facing northwest.

2 of 41: 1896 passenger depot, corner of Church Street and Broad Street; photographer facing west.

3 of 41: Banks and Arnold Store, corner of Broad and Church Streets; photographer facing south.

4 of 41: View of former bank building, hotel, and freight depot (foreground); photographer facing southwest.

5 of 41: View of yarn mill village, Grady Smith Street; photographer facing south.

6 of 41: View of yarn mill village, Elm Street; photographer facing west.

7 of 41: View of yarn mill village, Maple Street; photographer facing northwest.

8 of 41: View of yarn mill village, Pine Street; photographer facing west.

9 of 41: View of mill village, Grady Smith Street; photographer facing south.

10 of 41: View of yarn mill village and grocery, Arnold Street; photographer facing south.

11 of 41: View of Colley Street and Park Drive intersection; photographer facing west.



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**Photographs**

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- 12 of 41: View of Colley Street; photographer facing west.
- 13 of 41: 1896 "Bonnie Castle", corner of LaGrange and Main Streets; photographer facing northwest.
- 14 of 41: View of LaGrange Street, east of Main Street; photographer facing northeast.
- 15 of 41: View of LaGrange Street, west of Main Street; photographer facing west.
- 16 of 41: 1927 PWA auditorium and Grantville Pumping Station, LaGrange Street; photographer facing west.
- 17 of 41: 1937 Grantville Public School, LaGrange Street; photographer facing west.
- 18 of 41: View of LaGrange Street, east of Reese Street; photographer facing west.
- 19 of 41: View of LaGrange Street, west of Reese Street, photographer facing west.
- 20 of 41: House along LaGrange Street, east of Glanton Street; photographer facing southwest.
- 21 of 41: Hosiery mill village along Shephard Street; photographer facing north.
- 22 of 41: John Wesley Methodist Church, corner of Rock and Church Streets; photographer facing west.
- 23 of 41: Hosiery mill village, Edmond Leigh Circle; photographer facing northwest.
- 24 of 41: View of Banks Street; photographer facing west.
- 25 of 41: c. 1895 former Grantville Hosiery Mill, Moreland Street; photographer facing west.
- 26 of 41: View of Moreland Street along the railroad tracks; photographer facing northeast.
- 27 of 41: 1932 First Baptist Church, W. Broad Street; photographer facing south.

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**Photographs**

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28 of 41: View of freight depot (left), and former Colley Loan Building (center); photographer facing northwest.

29 of 41: Grantville Cemetery; photographer facing northwest.

30 of 41: Grantville cemetery; photographer facing northwest.

31 of 41: Grantville Cemetery; photographer facing south.

32 of 41: Streetscape view of Griffin Street; photographer facing west.

33 of 41: Banks-Brasch house, corner of Griffin and Smith Streets; photographer facing south.

34 of 41: Smith-Clover house, Smith Street; photographer facing east.

35 of 41: The 1870 J. R. Cotton house, Lone Oak Street; photographer facing northwest.

36 of 41: Corner of Poole Woods Drive and Smith Street; photographer facing northeast.

37 of 41: The 1894 J. R. Cotton house, Lone Oak Street, photographer facing northwest.

38 of 41: House along Lone Oak Street; photographer facing northwest.

39 of 41: 1876 Thomas Zellars house, Magnolia Lane; photographer facing northeast.

40 of 41: Brannon-Bohannon house, Magnolia and Cleveland Street; photographer facing northwest.

41 of 41: 1927 Grantville Methodist Church, corner of Church and Lone Oak Streets; photographer facing south.