

RS/00002150

United States Department of the Interior
National Park Service



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 Kankakee Downtown Historic District

other names/site number _____

Name of Multiple Property Listing N/A

(Enter "N/A" if property is not part of a multiple property listing)

2. Location

street & no Roughly bounded by West Ave, Oak, Indiana, and Station Streets not for publication
city or town Kankakee vicinity
state Illinois county Kankakee zip code 60901

As the designated authority under the NaAs the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this 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 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 local

Applicable National Register Criteria: A ___ B C ___ D

[Signature]
Signature of certifying official/Title: Deputy State Historic Preservation Officer
Illinois Dept. of Natural Resources - SHPO

4/19/18
Date

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 [Signature] Date of Action 6-11-18

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

Kankakee Downtown Historic District

Name of Property

Kankakee, Illinois

County and State

5. Classification

Ownership of Property
(Check as many boxes as apply.)

- | | |
|-------------------------------------|------------------|
| <input checked="" type="checkbox"/> | private |
| <input checked="" type="checkbox"/> | public - Local |
| <input type="checkbox"/> | public - State |
| <input checked="" type="checkbox"/> | public - Federal |

Category of Property
(Check only **one** box.)

- | | |
|-------------------------------------|-------------|
| <input type="checkbox"/> | building(s) |
| <input checked="" type="checkbox"/> | district |
| <input type="checkbox"/> | site |
| <input type="checkbox"/> | structure |
| <input type="checkbox"/> | object |

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
58	11	buildings
		site
		structure
		object
59	11	Total

Number of contributing resources previously listed in the National Register
3

6. Function or Use

Historic Functions
(Enter categories from instructions.)

- DOMESTIC / Hotel
- COMMERCE/TRADE / Business, Finance
- SOCIAL / Meeting Hall
- GOVERNMENT/Post Office, Courthouse
- RELIGION / Religious Facility
- TRANSPORTATION / Train Depot
- DEFENSE / Arms Storage – Armory

Current Functions
(Enter categories from instructions.)

- COMMERCE/TRADE/Business, Financial
- GOVERNMENT/Post Office, Courthouse
- GOVERNMENT/Fire Station, Police Station
- RECREATION & CULTURE/Theater
- RELIGION/Religious Facility
- SOCIAL / Meeting Hall
- TRANSPORTATION/ Train Depot

7. Description

Architectural Classification
(Enter categories from instructions.)

- MID – 19th CENTURY
- LATE VICTORIAN / Italianate, Gothic Revival, Romanesque Revival
- LATE 19th and 20th CENTURY REVIVALS / Beaux Arts, Classical
- MODERN MOVEMENT / Art Deco, Post-War Modern, Mid-Century Modern

Materials
(Enter categories from instructions.)

- foundation: Brick, limestone, concrete
- walls: Wood, brick, limestone, stucco, tile
- Glass, metal, synthetics
- roof: Metal, asphalt shingle
- other:

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
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 Paragraph

The Downtown Kankakee Historic District consists of 73 buildings located in the central downtown business district of Kankakee, Kankakee County, Illinois. Kankakee is a city of approximately 27,000 persons located 60 miles south of the City of Chicago in the eastern portion of the State of Illinois. The city's name is probably derived from the Miami-Illinois word *teeyaahkiki*, meaning, "open country/exposed land/land in open/land exposed to view." The city encompasses approximately 15 square miles and is situated on the Kankakee River. The Downtown Kankakee Historic District lies directly north of the river and encompasses just over 40 acres. It is located mainly along the intersection of Schuyler Avenue and Court Street at the center of downtown. There are 59 contributing resources and 11 non-contributing resources within the district, as well as three properties that were previously listed in the National Register and which contribute to the district. The non-contributing resources were either constructed after the period of significance or are older buildings that have undergone modern façade renovations and no longer retain sufficient historical integrity to contribute to the building.

Narrative Description

The Downtown Kankakee Historic District has been affected by the rise and fall of the local economy that closely mirrors national trends. Late nineteenth century growth was rapid and contributed to widespread commercial growth focused on consumer goods and services and transportation within the district. Kankakee experienced a wave of immigrants from 1900 to 1930 that contributed to a more diverse community of workers and architecture. The Depression Era saw a near cessation of building followed by post-war growth. The growth of suburban living beginning in the 1970s and the subsequent decline of urban areas occurred in Kankakee—many major retailers, department stores, and specialty shops moved out of the commercial core that makes up the historic district.

The decline of the downtown economy paved the way for the demolition of critical resources within the footprint of the district due to vacancies and neglect. The Kankakee Hotel at Schuyler Avenue and Merchant Street was demolished in 1986; the Volkmann Building at 258 E. Court Street—the tallest building in the county at eight stories—was razed five years later. Large groups of buildings, however, do remain in good condition retaining adequate integrity. The central business district does exhibit gaps where buildings have been demolished and green space or surface parking has taken their place; however, the area and the resources selected for inclusion retain their character and integrity to form a cohesive district.

Setting

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

The Downtown Kankakee Historic District represents the central business district of the City of Kankakee, the county seat of Kankakee County. It is bounded loosely by South Harrison Avenue on the east, East Oak Street on the north, South East Avenue on the west and East Station Street on the south. The area lies three blocks north of the Kankakee River, a major factor in the economic growth of Kankakee during the period of significance. The Illinois Central rail line borders the Western edge of the district; the line has served as the conduit for goods and passengers to the city since 1851 and was a major factor in its growth and prosperity in the late 19th and early 20th centuries. North of the downtown district the area transitions into residential buildings; to the east, commercial buildings become interspersed with single- and multi-family residential structures, and buildings dating to after the period of significance.

Resources were evaluated for integrity based mainly on façade condition and age and alterations to the building. Original façades that were historically intact were deemed contributing, as were renovated façades that were altered prior to 1967 as identified through building permits located in records of the Code Department of the City of Kankakee. Several buildings were renovated with new façade work within the last 2 years; those buildings were immediately deemed non-contributing. Buildings that were constructed after 1967 were also deemed non-contributing.

The Kankakee Downtown Historic District exhibits good overall historical integrity and the contributing structures are typically clustered together. The collective integrity of these buildings create a unified downtown district that exhibits a range of architectural characteristics on structures original to the district, as well as those added in the post-war economic boom. Portions of the area that have been lost to new construction and surface parking lots were removed from the district boundaries whenever possible to maintain a contiguous area.

The City of Kankakee has posted way-finding signs throughout downtown to area attractions, including the library, community center (located in the former Armory), hospitals, and the B. Harley Bradley House designed by Frank Lloyd Wright in 1900, which is now open to the public and lies within walking distance from the historic district. Signs for businesses within the district are typically on building facades or in windows. The Kankakee Development Corporation (KDC), a special taxing district, incorporates a portion of the proposed district south of Court Street. In partnership with the City of Kankakee, KDC has instituted a façade grant program to enhance both individual buildings as well as the streetscape within the area. Many building owners have taken advantage of the program and installed traditional awnings in keeping with the style popular in the period of significance. The streets within the district are mainly two lanes with free parallel parking and sidewalks. The majority of buildings abut the sidewalks.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Architectural Styles

The architecture of the Kankakee Downtown Historic District falls generally within three eras of building and development: Late Victorian Italianate, and Romanesque Revival; Early 20th Century Beaux Arts Revival and Classical Revival; and Modern Art Deco and Post-War Modernism. With the exception of a few key buildings, the building architects are unknown. County buildings records are sparse within the City and City of Kankakee permit records begin in the early 1950s. Local architect Charles D. Henry regularly advertised in the local newspapers, but no definitive list of his works exists.

1864 – 1900

The Late Victorian traditional row buildings clustered on Court Street, Schuyler Avenue, and East Avenue primarily date to the earliest era within the period of significance and exhibit Italianate features popular on commercial buildings prior to the turn of century. Features prominent on these buildings include heights of 2 to 3 stories with low-pitched roofs, widely overhanging eaves, large, decorative brackets under ornamental cornices, tall, narrow windows that are arched above, and decorative Italianate double columns and pilasters. The contributing resources retain these elements and collectively retain a high degree of integrity and architectural detail. In addition to commercial Italianate architecture, resources from this period include four churches built in the Romanesque Revival style.

1901 – 1929

The second major building period within the district was from 1900 to 1925. These years saw the construction of one- and two-story buildings that exhibit running brick façade patterns and simple architectural styling. In addition, this period saw broad use of the Colonial Revival style, particularly for civic buildings such as the Armory (#20) and the Post Office (# 24). Another excellent example of Colonial Revival architecture is the Masonic Temple, designed by architect Charles D. Henry.

1930 – 1967

The third major period of development in the downtown area saw the smallest number of buildings built but represent the largest structures and square footage. Resources built in this period range from examples of early Art Deco (Hertz Building #26 and Police/Fire Station #16), to Post-War Modernist and Art Moderne buildings with large massings such as the Illinois Bell Telephone Building by Holabird & Root, and the Kankakee Federal Bank Building commissioned in 1958 which exhibits smooth wall surfaces, a flat roof with small ledge at roofline, casement, ribbon and corner windows arranged horizontally and glass-block windows.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Individual Building Descriptions

1. American State & Savings Bank, 105-107 E. Court Street; ca. 1900 Contributing

This three-story building is approximately 7,500 square feet. It is clad in limestone with a battlemented parapet. The second and third floors hold multiple single or double hung windows. The street front glass façade is set back under an overhang with decorative ionic columns with storefronts between. In 1919 the American State & Savings Bank was located in the building, later named American Trust & Savings. By 1925, the building housed the Legris Trust & Savings Bank and its use as a bank continued until the 1940's when the Lowe Seed Company purchased it. The building currently serves as a loan office and retains a high degree of integrity.

2. Delonais Building, 109-111 E. Court Street; ca. 1898 Contributing

Fred Delonais, a French-Canadian Immigrant, built this three-story building clad in running bond brick. The street front façade offers a new port cochere with archways. The second and third stories display three single or double hung windows with decorated pointed arch transoms. The top of the structure is decorated with a classical cornice. Overall the building is approximately 7,100 square feet. The building has been variously used as offices, musicians' lesson space, Arrow Signs, and the Santos Hotel. The building retains a high degree of integrity.

3. 119 E. Court Street; ca. 1916 Contributing

This building façade is clad in limestone block. Three single or double hung windows with black frames divide the second story. The lower level is clad in black wood millwork and five fixed pane windows. The top floor façade has two glass block clearstory windows. Part of a block adjacent to the rail line on Court Street, the building served as a drug store from 1916 through the 1960s. The building retains a high degree of integrity.

4. City National Bank, 189 E. Court Street; ca. 1887 Contributing

This building is approximately 49,000 square feet and is 6 stories tall. The first two floors have been updated with a modern renovation volume clad in red and grey granite along with fixed pane windows. The upper stories are treated with limestone and resemble Palladian arched windows along with detailed cornices. The building served as a bank until 1986 when it became Kankakee County offices. The sixth floor of the building was added. While the lower façade has been altered, the upper stories retain a high degree of integrity.

5. Dandelles Billiard Hall, 135 N. Schuyler Avenue; ca. 1905 Contributing

This two-story building is approximately 6,000 square feet. The front façade displays painted brick with a second story bay window and upper cornice. The first-floor façade is clad in wood tongue and groove paneling and reflective windows. The building was originally a pool hall and retains a high degree of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

6. Anderson Wright Dairy, 141-143 N. Schuyler Avenue; ca. 1905 Contributing

In 1905 John Christian Anderson, Fred W. Holmes, and Frank M. Wright incorporated the Anderson Wright Dairy Company with a capital of \$8,000, according to the New York Produce Review. The store was located at 141 N. Schuyler Ave. with an apartment above. Later uses have included a milliner, the Merchants' Café, the Greyhound Bus Ticket Office, a liquor store, and for 12 years Blankenberg Photo & Camera Shop. The façade of this two-story building is composed of running bond brick with upper cornice and a wood paneling on the first floor. First and second story windows are encased in metal frames. The building retains a high degree of integrity.

7. Kankakee Title, 149-151 N. Schuyler Avenue; ca. 1907 Contributing

This two-story building dates to 1907 with a mid-century modern façade renovation in 1958. The exterior is clad in stone with wood decorative trim surrounding the façade and a layered wood cornice at the parapet. The property is approximately 4,800 square feet. According to building permits issued for the building, the façade and other extensive renovations were completed in 1958, within the period of significance. The building has variously housed a shoe repair, dress shop, and an ophthalmologist's office. Since 1952 the building served as offices for Kankakee Title and Trust, the oldest title company in Kankakee County, founded by Warren R. Hickox, Sr. The façade alterations completed in 1958 retain a high degree of integrity to that period.

8. Insurance Building, 164 N. Schuyler Avenue; ca. 1912 Contributing

This is 8,500 square foot two-story building is clad in limestone. The first-floor façade has a newly installed mural over a surface applied E.I.F.S. wall system; the mural was painted to recall the appearance of the building during its use in the 1950s as a bar/restaurant. The second story original façade is clad in Indiana limestone with cornice and 3 double hung windows. Built in 1912 at the time of construction of the adjoining Remington Theater, the building housed insurance offices until it was converted to a bar and restaurant in the 1950s, which is the current use. The building upper story retains a high degree of integrity.

9. Remington Theater, 150-160 N. Schuyler Avenue; ca. 1912 Contributing

In 1912 Ms. Julia Remington built the Remington Theatre for \$80,000. The theatre burned 5 months after opening but was immediately re-built. The theatre hosted the Marx Brothers in 1916 and Sandra Bernhardt. A movie screen was installed in 1927. The theater foyer is now divided into retail space; the theater remains in the back and hosts weddings, meetings, and performances. The building is clad in running bond brick. The lower storefronts recess under archways of varying sizes. The second floor has fixed panel windows. The second-floor facade displays decorative eastern parapets. The roof is a single pitch with green ceramic tile shingles and eastern style dormer. The building retains a high degree of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

10. Holcomb/Turk Building, 126 N. Schuyler Avenue; ca. 1880 Non-Contributing

The three-story brick Holcomb/Turk Building incorporates elements of the early Holcomb Livery building at the site. The current façade is a synthetic stucco façade over a first-floor storefront. For many years the building was the home of Turk Furniture. While the building represents one of the few early commercial structures to remain largely intact, the façade renovations deem this building non-contributing.

11. 203 E. Court Street; ca. 1924 Contributing

This 10,000 square foot building with running bond brick pattern has glass storefronts that occupy the first floor with a metal mansard canopy (not original). The second-floor exterior is wrapped with casement windows with a cornice above. Pairs of double hung windows at the second floor are surrounded by limestone decoration. The building retains a high degree of integrity.

12. Jaffe Building, 217 E. Court Street; ca. 1887 Contributing

This is a three-story concrete masonry building with a first-floor storefront. The altered storefront displays a dark blue tile grid with an aluminum panelized system above that dates to the mid-1960s. A single large storefront fixed window exists at the second floor. The building retains a high degree of integrity.

13. 239 E. Court Street: ca.1920 Contributing

This is a two-story limestone clad building. The lower level hosts storefronts with glass facades. The second level displays two sets of ribbon windows bisected by an interior structural wall. The roof is slightly sloped with a street front parapet. The building retains a high degree of integrity.

14. Peoples Bank, 333 E. Court Street; ca. 2004 Non-Contributing

This two-story modern building was built after the period of significance.

15. Domestic Laundry, 196 N. Dearborn Street; ca. 1920 Contributing

One of several structures in the district that has been continually used for the purpose for which it was built, this laundry facility is approximately 26,800 square feet. The two-story masonry construction exhibits double hung window fenestration with a brick soldier course above the window openings. The parapet has brick cornice detailing. "Domestic Laundry" is painted on the building. The building features substantial blond and red brick additions to the south, which were added in the early 1930s and 1950s respectively, are contributing elements to the property. The building retains a high degree of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

16. Kankakee Fire/Police Station 385 E. Oak Street; ca. 1930 Contributing

This structure is a mix of several architectural styles but is predominantly Collegiate Gothic. Limestone quoin blocks are cut smooth and appear at all corners. The main entry exists under a decorated tower topped with battlements. Battlements line the southwest corner of the building at the parapet. Original overhead doors for fire truck access have been removed and replaced with storefront glass as fire department functions have been relocated to other buildings and police functions at the building have increased. This façade change does not significantly alter the character of the building. The building retains its original use and a high degree of integrity.

17. Lemuel Milk Carriage House, 165 N. Indiana Avenue; ca. 1864 Contributing
NR 79000849

Nominated to the National Register in 1979, the Carriage House is also called the Stone Barn and was built by early settler Lemuel Milk, a founder and major agricultural and political figure in the history of Kankakee County. The historic function was as a carriage house and barn from 1850 -1874. The three-story stone structure with a gable roof is built in Victorian Italianate style. A copula with hipped roof and linear windows exists centered on the roof. The eave is decorated with dentils and decorative brackets. Fenestration with double hung and fixed windows. The building retains a high degree of integrity.

18. First Presbyterian Church, 371 E. Court Street; ca.1879 Contributing

First Presbyterian Church was organized in 1854. The two-story masonry structure on Court Street was built in 1879 in the Gothic Revival style by James Lillie, a contractor well known in the area who was responsible for a variety of structures in Kankakee County, including the Eastern Illinois Hospital for the Insane. The south section of the structure has a gable roof while the north section has a low slope roof. Fenestration with fixed and casement windows including stained glass. An open-air bell tower with high slope roofs and corner buttressing exists at the building apex. The church was expanded soon after the turn of the century at the rear, and a kitchen was added in 1934. In 1944 13 art-glass windows were installed, the largest of which is the arched Last Supper in the south wall. A one-story post-war modern style addition in concrete was built in 1960 on the north side of the building to house education programs. The building retains a high degree of integrity.

19. First Baptist Church, 425 E. Court Street; ca. 1924 Contributing

The First Baptist Church is a two-story structure with a gable roof in the Romanesque style. Decorative windows are placed on three sides of the steeple at the south end of the building. Steeple tower ornamentation includes decorative gables with circular port windows below an arched belfry. The building retains a high degree of integrity.

20. Armory, 150 N. Indiana Avenue; ca. 1920 Contributing

The National Guard Armory is a two-story smooth limestone structure with a low slope roof in the neoclassic style. Decorative columns are placed at the west entrance. Pilasters are placed between the fenestration. At the center of the roof is an ornamental concrete figure of a bird.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

This two-story masonry structure is fitted with a low slope roof and fenestration is with fixed and storefront windows. Garage doors exist at the building front and side. The building is now owned by the Kankakee Valley Park District and is used as a community recreation center. It retains a high degree of integrity.

21. 202 N. Indiana Avenue; ca. 1930

Contributing

This one-story masonry structure is fitted with a low slope roof and fenestration is with fixed and storefront windows. Historically the building was used as It has typically housed small retail shops and offices. The building retains integrity.

22. Banquet Facility, 435 E. Oak Street; ca. 1950

Contributing

American Legion Post 85 built this two-story masonry structure; it replaced a frame residential structure at the site that had been used by the organization since early in the century. The metered windows are the only break in the post-war façade with no ornamentation. The building retains a high degree of integrity.

23. Illinois Bell Telephone Building, 475 E. Oak Street; ca. 1951

Contributing

Designed by the architecture firm of Holabird and Root, Chicago, the Illinois Bell Telephone dial building is a brick post-war modern building with a concrete façade facing Oak Street over the main entrance. One of the few buildings in the district that retain their original use, this building is currently owned by AT&T and houses telephone operations for the company. The building retains a high degree of integrity.

24. US Post Office, 475 E. Court Street; 1939

Contributing

The Post Office is a two-story stone structure with a copper hip roof in the Neo-Classical style. The fenestration is with storefront and fixed/awning windows. The center entry facing Court Street and the County Courthouse is clad with decorative smooth limestone colonnade. The building retains a high degree of integrity.

The original Kankakee Post Office was designed under a 1903 competition. Well-known Kankakee architect Charles D. Henry submitted a design, but the Chicago firm of Pond & Pond was ultimately chosen.

The growth of Kankakee following World War I created the need for a larger post office. In 1939, Federal Treasury funds were used to build a new post office designed by Treasury Supervising Architect Louis A. Simon. Like many New Deal federal buildings, the Kankakee Post Office contains Depression Art. The post office contains three wooden reliefs by Edouard Chassaing. The Treasury Section of Fine Arts commissioned them in 1934. The work consists of 3 separate works of a pig, turkey, and duck flanked by a farmer carrying a bushel of corn and a female farmer carrying a large shock of wheat.

25. Salvation Army, 148 N. Harrison Avenue; ca. 1980

Non-Contributing

This one-story masonry structure was constructed after the period of significance.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

26. Hertz Building, 545 E. Court Street; ca. 1928

Contributing

The Hertz Funeral Building is a two-story masonry structure with a low slope roof in the Art Deco style. Clad in brick masonry, it features decorative limestone pieces that border the fenestration on the front façade. Battlements are placed in the area above the main entrance. Fenestration is with fixed and sliding windows. First story windows feature original leaded glass with a chevron pattern at the top of a square arrangement with decorative corners. It served as a funeral home for many years before being purchased by the Salvation Army, which uses it as administrative space and living quarters. The building retains a high degree of integrity.

27. Masonic Temple, 124 S. Harrison Avenue; ca. 1914

Contributing

This two-story masonry structure is in the Classical Revival style and was designed by Architect Charles D. Henry. Smooth and rough-cut limestone frames the front entrance, along with columns. Rustication borders the bottom of the building. A decorative cornice wraps around the front of the structure accented with a decorative gable. Fenestration with both fixed and double hung windows and transoms. Decorative circular port windows are on the front façade aligned with the other windows. The building was built for and still serves as the Masonic Temple and retains a high degree of integrity.

28. Asbury United Methodist Church 196 S. Harrison Avenue; ca. 1866

Contributing

Asbury Church is a four-story masonry, gothic style structure with bell tower. The high slope gable roof is with dormers; the bell tower has a decorative hip roof with gabled decorations. Fenestration is with fixed and casement windows including decorative specialty windows. Stain glass windows exist between buttresses with rounded tops. Bell tower has vent columns in the façade. Asbury Methodist Church began well before the Civil War when a Methodist circuit rider brought Methodism to the early settlers of Kankakee in 1836. In 1866 ground was broken for what is now the first third of Asbury Church. In 1922 the balcony was added to the sanctuary as well as classrooms and a third building was added for classrooms and community space between 1945 and 1950. All buildings are contiguous and contributing. The building retains a high degree of integrity.

29. Kankakee County Courthouse, 450 E. Court Street; 1908
NR No. 07000115

Contributing

Designed by Zachary Taylor Davis, the Kankakee County Courthouse was listed on the National Register in 2007. The five-story Beaux Arts, Victorian Renaissance Revival masonry structure is clad in rough and smooth cut limestone. The fenestration mixed fixed and double hung windows. Decorative cornice is around the entire building. Entry at the north and south is below a recess façade with in laid ionic columns and decorative gabled cornice. Centrally located is a cupola with clocks facing all four directions. The building retains a high degree of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

30. 392 E. Merchant Street; ca. 1935

Contributing

This two-story masonry structure is fitted with a low slope roof and fenestration is with fixed and storefront windows. Garage doors exist at the building front and side. The building retains integrity.

31. Telephone Exchange Building, 356 E. Merchant Street; ca. 1910

Contributing

Decorative limestone cornice with dentils lines the top of this two-story masonry structure with a low slope roof. Fenestration is with double hung windows with the second floor including a fixed arched transom. Masonry brick is laid in flat arches above the ground level windows. Decorative limestone banding surrounds the entry. The building retains a high degree of integrity.

32. St. Paul's Lutheran Church, 348 E. Merchant Street; ca. 1898

Contributing

St Paul's Lutheran Church is a two-story masonry structure in high gothic revival style. The north section of the building has a gable roof and the south section has a low slope roof. An existing steeple exists above a masonry tower. A large decorative rose window exists at the tower with the belfry housing two arched top windows on each of the four sides. A classroom addition was built in 1917 at the corner of Merchant Street and Dearborn Avenue; it was demolished in the 1980s. A one-story brick addition containing classrooms was added in 1958 and remains in use today. The building retains a high degree of integrity.

33. War Memorial, 187 S. Indiana Avenue; ca. 1920

Contributing

This four-story masonry structure with a low slope roof is in the Beaux Arts style. The decorative cornice wraps around all sides of the building. The front entry is decorated with an arched top limestone coping and columns adjacent to the second floor windows and main entry. A new metal clad lobby vestibule has been added to the building front, which includes a elevator. Fenestration is mixed double hung and fixed windows. Other façade modifications include the enclosure of the south porches. The Knights of Columbus fraternal organization now owns the building. An elevator and front porch enclosure was added to the north and east sides, and arched open porches on the south were enclosed. The building retains a relatively high degree of integrity.

34. 151 S. Indiana Avenue; ca. 1935

Contributing

This one-story building story masonry structure exhibits fenestration with storefront ribbon windows and a garage door. Parapet coping and window lintels are clad with terra cotta stone. It is now owned by the Daily Journal newspaper and is used mainly for storage. The building retains a high degree of integrity.

35. Gallagher Building, 145 S. Indiana Avenue; ca. 1920

Contributing

The two-story masonry structure facing the County Courthouse housed the Gallagher Business School on the second floor, while the first floor was a garage and auto dealership. It is now owned by the Daily Journal newspaper and is used mainly for storage. The faced features

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

fenestration with double hung and storefront windows and decorative quoining at the entrance. Decorative limestone banding and plaque exist at the parapet. The building retains a high degree of integrity.

36. 380-388 E. Court Street; ca. 1890 Contributing

This two-story masonry structure with a low slope roof has fenestration with arched fixed and storefront windows. Window replacement and infill is not original. The second story front windows are detailed with limestone keystone and sills. The building retains integrity.

37. Lafayette Block, 360-370 E. Court Street; ca. 1900 Contributing

This block on Court Street is a two-story masonry structure with a low slope roof. Fenestration is with mixed double hung, fixed, and storefront windows. Built as flour and feed store, the block has residential units on the second floor. The building retains a high degree of integrity.

38. 352 E. Court Street; ca. 1890 Contributing

This two-story painted masonry structure has a low slope roof. Fenestration is with fixed arched and storefront windows and decorative cornice on the front façade at both the first-floor level and at the roof. The building was originally an undertaker's office and has served as various retail stores. The building retains a high degree of integrity.

39. 2 Dearborn Square; ca. 1975 Non-Contributing

This single-story building was built after the period of significance.

40. Kankakee Cable Building, 130 S. Dearborn Avenue; ca. 1950 Contributing

This two-story building in the modern style is constructed with a precast concrete façade on the second floor over masonry on the first floor. The fenestration is storefront windows. The canopy over the entry is not believed to be original. The building was constructed to house the first cable television company serving Kankakee residents, and still serves as offices for a cable and Internet company. The building retains a high level of integrity.

41. Daily Journal Building, 180 S. Dearborn Avenue; ca. 1950 Contributing

The building houses the Kankakee Daily Journal, the successor local newspaper to the oldest Kankakee paper. Lennington Small (1862-1936) purchased the newspaper; he served as the 26th Governor of the State of Illinois. Early residents and leaders in Kankakee, the Small family also built the Kankakee Cable Company Building (#40) to the north. The family continues to own and manage the paper and several other media outlets throughout the state. The newspaper's location within the downtown business district speaks to the significance of the relationship between the news makers and businesses, and the newspaper itself. The building is approximately 45,00 square feet and is built in the mid-century modern style. It is two-story masonry with a precast concrete façade. Double hung and storefront windows make up the fenestration. The building retains a high level of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

42. 1 Dearborn Square; ca. 1972

Non-Contributing

This modern 6-story office building implements window curtain walls with varying shades on structural spandrels. The coping, first and second floor is clad with white colored marble on the street side and limestone on the sides. A metal clad mechanical penthouse exists at the roof.

43. Executive Center, 200 E. Court Street; ca. 1995

Non-Contributing

This modern building was built after the period of significance.

44. 154 E. Court Street; ca. 1916

Contributing

Dramatically altered from its original form, this building now has a mostly transparent storefront with floor to ceiling glass. The upper portion of the building is clad in a 2-foot by 2-foot grid of synthetic stucco formwork added to the structure in the late 1950s. It has contributed to the commercial district as the home of a clothing store, furniture store, tea company, architecture firm, and currently as a restaurant.

45. Kresge's Building, 162 E. Court Street; ca. 1928

Non-Contributing

Originally constructed as a Kresge's store, this two-story building is approximately 14,300 square feet. It took the place of an earlier building that had housed a succession of jewelry stores. The façade has been dramatically altered within the last 10 years, making it a non-contributing resource.

46. 101 S. Schuyler Avenue; ca. 1928

Non-Contributing

This one-story building is approximately 14,300 square feet. The street front façade is fixed pane floor to ceiling windows with an upper façade with plastered stucco. Horizontal and vertical banding resembles Tuscan columns. While the building falls within the period of significance, the façade has been greatly altered, making it a non-contributing resource.

47. 111-119 S. Schuyler Avenue; ca. 1930

Non-Contributing

This retail space exhibits some of the original brick façade but has been altered significantly with plastered stucco, and horizontal and vertical banding resembling Tuscan columns, giving it the appearance that it is part of the 101 S Schuyler building.

48. Speicher Building, 127 S. Schuyler Avenue; ca. 1916

Contributing

This single-story building hosts multiple businesses and is approximately 3,650 square feet. The businesses on the street have glass storefronts and an upper brick running bond façade. Fabric awnings cover the storefronts. The building is located in the heart of the commercial district; it was built for William Speicher of Speicher Brothers Jewelers, which operated for nearly 30 years. After William Speicher's death in 1942, it became Huff and Wolk Jewelry Company for 13 years. The building retains integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

49. Topping Building, 139 S. Schuyler Avenue; ca. 1916

Contributing

Part of the South Schuyler Avenue commercial corridor, this one-story light stucco building exhibits fixed windows with awnings for shading on front façade. A simple parapet with painted green squares face the top of the building. For nearly 70 years the building served Kankakee residents as a shoe store, first as Topping Brothers Shoes, then as Thom McAnn Shoes from 1929 to 1962, and from 1963 to 1993, as Ted's Shoes owned by local businessman Ted Nicholas. Like many businesses in the early 1990s, Ted's moved to a large shopping center outside of the downtown district in 1993 and the building was vacant until 2010 when it was reopened in its current use as a pub.

50. 147 S. Schuyler Avenue; ca. 1907

Contributing

This two-story building is approximately 7,500 square feet. A tall aluminum window curtain façade creates a large entrance with a limestone overhang structure above. The building has a flat roof. The building has served variously as an undertaker's office, barber, and various other retail shops including millinery, dry goods, piano sales, show store, and paints. In 1979 it became the Kankakee anchor store for Carson Pirie Scott & Company. The façade was dramatically altered prior to 1954, the first year for which building permits are available. At one time the alley behind the building was vacated and the building was connected to buildings (now razed) to the west to expand the Carson Pirie Scott store. The alley has been restored.

51. 155 S. Schuyler Avenue; ca. 1901

Contributing

This 11,250 square foot two-story building is located along the main commercial stretch of Schuyler Avenue. The original brick façade was covered in 1967 with flat paneling and stucco; the first floor is comprised of fixed storefront windows with aluminum mullions. From 1925 to 1962 it housed McClellan Department Store. The upper floor served as offices for attorneys, real estate brokers, and other professionals. It has housed a music store, bank and various retail stores and insurance offices.

52. Granger Building, 163-171 S. Schuyler Avenue; ca. 1901

Contributing

The Granger Building was once home of the Fraternal Order of Eagles Lodge #1350, International Order of Odd Fellows (IOOF) Kankakee Lodge #3009, and later housed a grocery, saloon, a newspaper, and various retail outlets and offices. The building is three stories and approximately 10,800 square feet. There are two storefronts with awnings separated by a central entrance door. The Italianate building is clad in brick with vertical strips of stone representing columns. Single or double hung windows are used in the second and third floors with divided arched transoms above. A copper cornice terminates the top façade. The building retains a high level of integrity.

53. Arcade Building Annex, 175 S. Schuyler Avenue; ca. 1945

Contributing

Originally alley access, this one-story building houses a small retail space; it is stucco with angled storefront glass. The building retains a high level of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

54. Arcade Building, 187 S. Schuyler Avenue; ca. 1885

Contributing

This building is approximately 57,250 square feet and features an interior courtyard at the second through fifth floors created from the four-tower structure. The storefront spaces are nearly two stories high and are clad in a concrete structure that is exposed on the exterior. The four floors above are clad in running bond brick with fixed windows. A decorative cornice faces each massing which also utilize flat roofs. The building was dramatically altered, and two floors added in 1914. It has served as a bank, offices, Post Office, clothing store, law offices and the Opera House. The building retains a high level of integrity.

55. Illinois Central Railroad Depot, 199 S. East Avenue; ca. 1898
NR 00000409

Contributing

This is a 10,000 square feet brick building with two stories designed for passenger traffic on the Illinois Central Railroad. The building fenestration is single double hung windows with black wood frames. One circular window sits in the center of the second floor. It has a steep pitched roof on both levels with blue gutters resembling columns traveling down to the ground. The building retains a high level of integrity.

56. 225 S. Schuyler Avenue; ca. 1980

Non-Contributing

This structure was built after the north end of the block was razed. The lot at the corner of Schuyler Avenue and Merchant Street is public green space.

57. JC Penney Building, 249 S. Schuyler Avenue; ca. 1940

Contributing

The exterior façade of the two-story JC Penney building is comprised of yellow running bond brick with vertical striated sections. Fixed and awning type windows occupy the second floor with two small casement windows on each side. The first floor façade is designed with arched windows and multiple setbacks. Constructed on the site of the former LaFayette Hotel, the building was built as the home of the JC Penney Company store. The site is currently a bookstore. The building retains a high level of integrity.

58. 251-261 S. Schuyler Avenue; ca. 1892

Contributing

This is a 2-story brick building with glass storefronts. The second story has two bay windows overhanging the sidewalk clad in copper, as is the cornice above. A brown awning is used for shade on one storefront. The building is approximately 11,500 square feet and has a low slope roof. It has served as grocery supply, sporting goods, and various retail shops with residential units above. The building retains a high level of integrity.

59. 265-271 S. Schuyler Avenue; ca. 1901

Contributing

This building is approximately 3,500 square feet. The storefront uses metal-framed glass with painted wood façade above. Two awnings overhang the storefronts. The upper façade has vintage-style lamps attached. The building retains integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

60. 275-285 S. Schuyler Avenue; ca. 1901

Contributing

This one-story stucco building replaced an earlier wood frame residential structure. The storefront uses metal-framed glass. An awning overhangs the storefronts. The building retains integrity.

61. 291 S. Schuyler Avenue; ca. 1892

Contributing

This is a two-story building with a masonry façade in a running bond pattern. A wood shingle canopy covers the first floor. The fenestration of the first floor is made up of two single pane windows with wood frames that sit beside the wood entry. The second floor has two sets of double hung windows with metal frames. A masonry colonette creates a small reveal between the windows on the second floor. A decorative masonry parapet caps off the second floor.

62. Herald Printing, 297 S. Schuyler Avenue; ca. 1892

Contributing

Approximately 3,500 square feet. This is a two-story building with a cream painted masonry façade. Single pane windows with metal frames make up the fenestration on the first floor. Each window has a single wood panel on the top and bottom. The second-floor fenestration are double hung windows with brick arched corbels. A brick cornice sits at the roof parapet.

63. 151 E. Station Street; ca. 1887

Contributing

This is a 9,000 square foot building with a blue metal façade that dates to the 1960s. The original brick façade is extant beneath. The storefront incorporates wood paneling with aluminum-framed windows. A metal awning spans the entrance providing shade. The west side of the building fronts the alley, which has been vacated and incorporated into a parking lot. This side of the building exhibits the original brick construction and is in excellent condition. The building retains integrity.

64. 150 E. Station Street; ca. 1950

Non-Contributing

This is a one-story brick building built for the Bergeron Pontiac car dealership. The Bergeron family A recent façade alteration covered the painted "Pontiac" logo on the west side of the building, rendering it a non-contributing structure.

65. 344 S. East Avenue; ca. 1945

Contributing

This one-story building features a centrally located entrance with a small setback. The façade is clad in running bond brick with multiple shades and horizontal banding. Glass block clearstory windows are symmetrically placed near the entrance. The building retains a high level of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

66. 354 S. East Avenue; ca. 1948

Contributing

This is a one-story brick building with a central entrance. Two newer brick panels cover previous storefront windows. The 3,000 square foot building has a low slope roof and served as an auto repair garage. The building retains integrity.

67. Fister Garage, 360 S. East Avenue; ca. 1905

Non-Contributing

This is a one-story brick building with fixed windows. The building served as a flour/cobbler in 1914 and was then converted to Fister's garage in 1925. A new façade was recently installed, making this a non-contributing resource.

68. Fister Grocery, 366 S. East Avenue; ca. 1890

Contributing

This is a 3,200 square feet two-story building with brick running bond fenestration. The first story is faced with glass and wood frames. Three windows with arched brick corbels divide the second story façade. The façade features a decorative brick cornice. The building retains a high level of integrity.

69. 372 S. East Avenue; ca. 1915

Contributing

This two-story building with brick fenestration is located in the center of the commercial block of South East Avenue. The second story façade has two single hung windows. The first story façade has two clearstory windows and a centrally located entryway. Building has been used as a cigar store, retail space and gun shop. The building retains a high level of integrity.

70. Schocke Grocery, 380 S. East Avenue; ca. 1915

Contributing

This building has 6,600 square feet of space and is two stories. The façade is clad in brick and has a small entrance set back. There are three windows on the second floor and two of which are single or double hung. The building has a flat roof. Built by Herman N. Schocke for his grocery store with a residence on the second floor, the building was later home to a saloon and a feed store. The Salvation Army later occupied it.

71. Tolson's Cleaning, 367-379 S. Schuyler Avenue; ca. 1923

Contributing

This is a one-floor building with a masonry façade in a stacked bond pattern. The fenestration is large pane storefront windows with metal frames. A red canopy covers the sidewalk and the entrance. From 1923 to 1976, Tolson's Cleaning occupied half the site, moving from a small wood frame building on S. East Avenue. The building then served variously as Kelly Schwinn Bike Shop, Beckner Insurance Agency, Paul's Golf Shop, and Byron Johnson Office Equipment. The building now houses Tyson Engineering.

72. Key City Liquors, 321 S. Schuyler Avenue; ca. 1950

Contributing

This art deco one-story building exhibits a metal-tiled façade with a flat roof. It has storefront windows with metal frames. A precast concrete tiled canopy covers the storefront windows and

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

entrance. Key City Liquors has occupied the building since 1954. The building retains a high level of integrity.

73. Kankakee Federal Building, 310 S. Schuyler Avenue; ca. 1958 Contributing

Kankakee Federal built their flagship store in 1958 on the southern edge of the commercial district in the post-war modern style of brick with glass storefront facing Schuyler Avenue that opens to a spacious, bright lobby. An addition was added on the south side of the building as well as a drive-thru, but neither addition dramatically changed the original façade, which retains a high degree of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Building Inventory

Building Number	Historical Building Name	Site Address	Date	Con/Non
1	American State & Savings Bank	105-107 E. Court St.	1900	C
2	Delonais Building	109-111 E. Court St.	1898	C
3		119 E. Court St.	1916	C
4	City National Bank	189 E. Court St.	1887	C
5	Dandelles Billiard Hall	135 N. Schuyler Ave.	1905	C
6	Anderson Wright Dairy	141-143 N. Schuyler Ave.	1905	C
7	Kankakee Title	149-151 N. Schuyler Ave.	1907	C
8	Insurance Building	164 N. Schuyler Ave.	1912	C
9	Remington Theater	150-160 N. Schuyler Ave.	1912	C
10	Holcomb/Turk Building	126 N. Schuyler Ave.	1880	N
11		203 E. Court St.	1924	C
12	Jaffe Building	217 E. Court St.	1887	C
13		239 E. Court St.	1920	C
14	Peoples Bank	333 E. Court St.	2004	N
15	Domestic Laundry	196 N. Dearborn St.	1920	C
16	Kankakee Fire/Police Station	385 E. Oak St.	1930	C
17	Lemuel Milk Carriage House	165 N. Indiana Ave.	1864	C
18	First Presbyterian Church	371 E. Court St.	1879	C
19	First Baptist Church	425 E. Court St.	1924	C
20	Armory	150 N. Indiana Ave.	1920	C
21		202 N. Indiana Ave.	1930	C
22	Banquet Facility	435 E. Oak St.	1950	C
23	Illinois Bell Telephone Building	475 E. Oak St.	1951	C
24	US Post Office	475 E. Court St.	1905	C
25	Salvation Army	148 N. Harrison Ave.	1980	N
26	Hertz Building	545 E. Court St.	1928	C
27	Masonic Temple	124 S. Harrison Ave.	1914	C
28	Asbury United Methodist Church	196 S. Harrison Ave.	1866	C
29	Kankakee County Courthouse	450 E. Court St.	1908	C
30		392 E. Merchant St.	1935	C
31	Telephone Exchange Building	356 E. Merchant St.	1910	C
32	St. Paul's Lutheran Church	348 E. Merchant St.	1898	C
33	War Memorial	187 S. Indiana Ave.	1920	C
34		151 S. Indiana Ave.	1935	C
35	Gallagher Building	145 S. Indiana Ave.	1920	C
36		380-388 E. Court St.	1890	C
37	Lafayette Block	360-370 E. Court St.	1900	C
38		352 E. Court St.	1890	C
39		2 Dearborn Square	1975	N
40	Kankakee Cable Building	130 S. Dearborn Ave.	1950	C
41	Daily Journal Building	180 S. Dearborn Ave.	1950	C
42	1 Dearborn Square/PNC	1 Dearborn Square	1972	N
43	Executive Center	200 E. Court St.	1995	N
44		154 E. Court St.	1916	C
45	Kresge's Building	162 E. Court St.	1928	N

Kankakee Downtown Historic District
 Name of Property

Kankakee, Illinois
 County and State

Building Number	Historical Building Name	Site Address	Date	Con/Non
46		101 S. Schuyler Ave.	1928	N
47		111-119 S. Schuyler Ave.	1930	N
48	Speicher Building	127 S. Schuyler Ave.	1916	C
49	Topping Building	139 S. Schuyler Ave.	1916	C
50		147 S. Schuyler Ave.	1907	C
51		155 S. Schuyler Ave.	1901	C
52	Granger Building	163-171 S. Schuyler Ave.	1901	C
53	Arcade Building Annex	175 S. Schuyler Ave.	1945	C
54	Arcade Building	187 S. Schuyler Ave.	1885	C
55	Illinois Central Railroad Depot	199 S. East Ave.	1898	C
56		225 S. Schuyler Ave.	1980	N
57	JC Penney Building	249 S. Schuyler Ave.	1940	C
58		251-261 S. Schuyler Ave.	1892	C
59		265-271 S. Schuyler Ave.	1901	C
60		275-285 S. Schuyler Ave.	1901	C
61		291 S. Schuyler Ave.	1892	C
62	Herald Printing	297 S. Schuyler Ave.	1892	C
63		151 E. Station St.	1887	C
64		150 E. Station St.	1950	N
65		344 S. East Ave.	1945	C
66		354 S. East Ave.	1948	C
67	Fister Garage	360 S. East Ave.	1905	N
68	Fister Grocery	366 S. East Ave.	1890	C
69		372 S. East Ave.	1915	C
70	Schocke Grocery	380 S. East Ave.	1915	C
71	Tolson's Cleaning	367-379 S. Schuyler Ave.	1923	C
72	Key City Liquors	321 S. Schuyler Ave.	1950	C
73	Kankakee Federal	310 S. Schuyler Ave.	1958	C

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

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.)

- 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

(Enter categories from instructions.)

Commerce

Politics/Government

Architecture

Period of Significance

1864-1967

Significant Dates

N/A

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation (if applicable)

N/A

Architect/Builder

Davis, Zachary Taylor (1869-1946), architect

Holabird & Root, architectural firm, Chicago

Simon, Louis A. (1867-1958), U.S. Treasury

Lillie, James (1835-1903), builder & architect

Charles D. Henry, architect

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations).

The Kankakee Downtown Historic District located in the city of Kankakee, Kankakee County, Illinois is significant under Criterion A in the area of Commerce, and Politics and Government, and Criterion C, architecture. The period of significance for the Kankakee Downtown Historic District extends from 1864 through 1967. The district is significant as an example of small, Midwestern urbanized settlement and growth during the period that paralleled the national commercial, social, and political trends and architectural styles.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The cross streets of Schuyler Avenue and Court Street form the main historical commercial corridor of the city. Its buildings retain most of their original design features or were updated prior to 1967. They comprise a cohesive group of buildings that were the core of the development of both the city of Kankakee, and, as the county seat, of Kankakee County. The buildings represent the historical development of the area, and include not only commercial structures, but civic and religious as well.

The buildings included in the district represent early newspapers, theaters and entertainment, fraternal organizations, churches, grocery and clothing stores—the core of the day-to-day lives of the residents of the city and of the county.

While the 73 buildings in the proposed Downtown Kankakee Historic District range from those exhibiting excellent historical integrity to those that have recent façade renovations, the core downtown district as defined in this nomination contains a high number of contributing resources that clearly define a historic district representing the history of the City of Kankakee, Kankakee County, and the social history of the area in the period of significance 1864-1967. Three properties in the district have previously been named to the National Register including the Kankakee Railroad Depot, the Kankakee County Courthouse, and the Lemuel Milk Stone Barn.

There are 59 contributing resources and 11 non-contributing resources within the district, as well as three properties that were previously listed in the National Register and which contribute to the district. The non-contributing resources were either constructed after the period of significance or are older buildings that have undergone modern façade renovations and no longer retain sufficient historical integrity to contribute to the building.

The district is comprised mainly of one- to three-story buildings with first-floor storefronts and upper-floor office or residential space. A growing number of upper-floor spaces are being renovated as residential units. The majority of structures are brick, limestone and stucco. The district is a mix of styles dominated by Italianate, Art Deco and Classical Revival, but also including Greek Revival, Romanesque Revival, and Post-War and Mid-Century Modern. Common elements include segmented arched windows, decorative cornices, and ornamental brick façades.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Narrative Statement of Significance (Provide at least one paragraph for each area of significance.)

The Kankakee Downtown Historic District depicts sequential styles of commercial, religious, and civic architecture. The district contains three resources previously listed individually on the National Register. The majority of the buildings within the district maintain their integrity and while they may lack the individual distinction required for listing, they contribute to the district as a whole that represents the economic evolution of the City of Kankakee, and by extension, Kankakee County.

The contributing resources within the district were constructed between 1864 and 1967 and represent methods of construction typical of the period. Ornamentation and architectural style are representative of the architectural preferences of the eras in which they were constructed. The buildings convey the commercial nature of the core downtown district and their past and current uses demonstrate the variety of enterprises the residents were engaged in. The downtown corridors of Schuyler Avenue and Court Street generally defined the initial commercial district during early settlement, and growth radiated from those streets in all directions.

History

Sometime after 1700 the Pottawatomie Indians settled in the Kankakee River Valley. By the 1820's and 30's white men began to move into the Kankakee River Valley; early fur traders included Gurdon Hubbard, Noel LeVasseur, Francois Bourbonnais, and Chabre. In 1833 the Pottawatomie signed a treaty with the United States government, agreeing to leave the region and move west. Kankakee was founded in 1854.

In 1851 when the first train arrived in Kankakee, the only structure was a 20-year old cabin. Momence and Bourbonnais were the most developed and populated communities due to French Canadian immigration. The Illinois Central Railroad helped grow the area along the bend of the river that would become the City of Kankakee. The railroad brought business, lumber, transportation, trade, and a means for farmers to sell and ship larger crops. In 1898 the Illinois Central Railroad Depot (#56) was built to better serve the commercial and passenger needs of the growing city traveling to and from Chicago or points south. Passenger trains ran daily to and from Chicago expanding business and social opportunities and the river was summer attraction for city dwellers looking for an escape from the noise and dirt of the city.

The location of the depot and rail lines on the western edge of the Kankakee Downtown Historic District was largely responsible for its initial growth. As the transportation hub of the city and county, the district was a lifeline to outlying areas. The commercial opportunities that came with being the first point of delivery for goods were the basis for the economic vitality of the district in the years included in the period of significance. In 1872 the Cincinnati, Lafayette and Chicago Railroad extended service from the Indiana state line to Kankakee, making Kankakee a two-railroad town.

In late 1877, State Representative Daniel C. Taylor of Kankakee sponsored a bill, guided through the Senate by Senator Thomas Bonfield, also of Kankakee, which authorized the State of Illinois to build the Illinois Eastern Hospital for the Insane. Local architect and builder James Lillie was awarded the commission to work on the first group of buildings at the 250-

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

acre site just outside of the downtown limits. The hospital's design was the first in the United States to use a detached cottage plan pioneered in Belgium and would remain a steady large employer in the City and County of Kankakee.

By the 1880's Kankakee County was home to several schools, businesses, and elegant new developments; the Arcade Building (#54), which housed the opera house, fine hotels like the Hotel Kankakee (razed 1984) and by 1895, the Emergency Hospital was built on the site of present-day Provena St. Mary's Hospital.

The earliest wood frame buildings in the central commercial district were replaced beginning in the 1880s with mainly brick structures, many incorporating local limestone for structural and decorative elements. Buildings typically had first floor commercial uses and upper story offices or residences. Storefronts hosted typical businesses of the period: grocers, dry goods dealers, restaurants, and jewelers.

The Kankakee River proved to be a source of business as well. The clear, pure river produced large quantities of high quality ice each winter that was shipped to the Chicago market. An article in the January 1875 News Gazette wrote that the crop would be the largest ever—at least 25,000 tons in aggregate—a 50 percent increase over the previous year.

The river also provided water, power, recreation, transportation, and fishing. It was also the perfect backdrop for beautiful homes. In 1900, B. Harley Bradley and his wife Anna Hickox Bradley built along the river on South Harrison Avenue and Anna's brother, Warren R. Hickox, built a neighboring home. Both homes were designed by Frank Lloyd Wright and completed in 1901.

In 1912 Julia Remington built the Remington Theatre (#9) and other attractions like the Paramount Theatre (one block north of the northern boundary of the district) made their debut just before the Great Depression hit. After WWI Kankakee looked forward to the post-war era and found itself in an era of expansion. The construction of schools, business, and residential areas once again thrived.

Between 1915 and the stock market crash of 1929, Kankakee fared much like the rest of the United States. The county generally prospered financially, but also threw itself into the war effort by forming Company L and encouraging women to go to work to support the manufacture of goods necessary for the war.

Areas of Significance: Criterion A

The Kankakee Downtown Historic District contains a significant concentration of buildings that served the residents and visitors of the city and the county as the primary location for politics and government, and commerce as well as being the center of religious and entertainment activities, and the central transportation hub in the county.

Politics/Government

In the nineteenth century as the Illinois Central Railroad and the Kankakee River brought residents and commerce to the City of Kankakee, building centered on the area most

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

accessible to both—which included the Downtown Kankakee Historic District east of the rail line and north of the river. Early building in the area was mainly wooden frame structures and residential use was interspersed with commercial use.

The Associates Land Company laid out Courthouse Square in 1853 with the naming of Kankakee as the county seat and the donation of one square block of land and \$5000 for a courthouse. The first courthouse was built shortly thereafter but was destroyed by fire in 1872. A new courthouse was built similar to the first but by 1900, it was clear the county had outgrown the space. In 1908 Zachary Taylor Davis was awarded the commission for a new courthouse (#29); it was completed in 1912.

Kankakee became the seat of the government for the area, attracting business and professionals who catered to government. Lawyers and community leaders made their offices in the historic district due to the proximity to the courthouse.

Between 1910 and 1930, a number of public and government buildings were built in and adjacent to the historic district. In 1910 the city constructed a library in the Romanesque revival style just south of Courthouse Square. The construction of the War Memorial (#33) and the Armory (#20) in 1920 and the Police and Fire Station (#16) in 1930, which also served as the seat of government for the city, followed closely thereafter.

The City of Kankakee was home to three Illinois governors; Lennington Small (1921-1929), Samuel Shapiro (1968-1969), and George Ryan (1999-2003). All three men made their home in the city and were businessmen and lawyers there prior to becoming Governor.

Commerce

The location of Courthouse Square four blocks from the rail line created a natural commercial corridor as the city grew and by the 1920s, the majority of frame structures along Court Street have been replaced by masonry construction. Most of the shops sold standard wares such as clothing, dry goods, produce, and jewelry and most had a street-facing storefront with upper level residences or offices. Blocks such as the LaFayette Block (#37) offered multiple business spaces and residential units conveniently located among the courthouse, banks, theaters, and stores.

The banking industry was also centered in the Downtown Historic District; by 1925 there were at least four banks on either Court Street or Schuyler Avenue. City National Bank anchored the northwest corner of the intersection where the streets came together.

Growth and construction continued into the 1920s and 1930s but experienced a decline during the Depression Era and during World War II. The end of the war saw development of the northern and southern edges of the district, with the construction of buildings in the new “modern” style—buildings such as the Illinois Bell Telephone Building designed by Holabird and Root (#23) and the Kankakee Federal Building (#73).

Kankakee County experienced an economic downturn in the mid-1980s due to the closure of manufacturing facilities and the downtown area suffered. Coupled with the construction of shopping centers and malls in the neighboring towns of Bradley, Bourbonnais, and Manteno, retail vacated the downtown area and many buildings suffered vacancies and neglect. This

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

period saw the demolition of many significant buildings and paved the way for surface lots and modern construction after 2000.

The Kankakee Downtown Historic District also served a vital role in the development of the social history of the city and the county. The influx of immigrants into the area increased the popularity of fraternal organizations and by 1920, a variety of fraternal organizations had established themselves. The downtown district would eventually be home to the International Order of Odd Fellows (IOOF), the Masonic Lodge, Knights of Columbus, and the Elks Lodge, many of them constructing their own buildings.

The population of the city more than tripled from 1880 to 1920, rising to 16,753. The number of churches in the downtown grew to serve this growing population and they became important social and community elements. Asbury United Methodist Church (#28), St. Paul's Lutheran (#32), First Presbyterian (#18), and First Baptist (#19) all constructed churches in the historic city center during this period.

The downtown district provided a place for interaction and socialization, but it exploded with entertainment options after the turn of the century. The area boasted seven theaters, and the Opera House in the Arcade Building (#55) at the corner of S. Schuyler and Merchant Street. Other entertainment locations included the Kankakee Hotel at Schuyler Avenue and Merchant Street (non-extant), the Petite Theater (#12), and the Remington Theater (#9). Multi-screen theaters and modern amenities pushed out these theaters by the 1930s. Buildings were renovated to other uses as the downtown theater business declined.

Conclusion

The central business district of the City of Kankakee that is predominantly within the boundaries of the proposed Kankakee Downtown Historic District is architecturally and socially significant to both the citizens of Kankakee County and the City of Kankakee, as well as to the greater understanding of the growth of communities and built environments of hundreds of small Midwestern city downtowns.

The cyclical nature of the economy of the City of Kankakee lead to a diverse architectural legacy and the existence of a range of architectural styles representing nearly every building trend during the period of significance. While civic and religious buildings play a major role in the makeup of the district, commercial buildings continue to be the backbone of the area, and continue their role in the continual evolution of commercial endeavors, civic engagement, political leadership, transportation, and entrepreneurship that has taken Kankakee from a small settlement along a French trade route, to a small city that has stood the test of time and retained much of the fabric of its architectural heritage and continues to build on that heritage as they recognize their rich history and develop a bright future.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

9. Major Bibliographical References

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

1. *The American Contractor, Vol. 31*. F.W. Dodge Corporation Publisher, 1910.
2. Baker, George A., *The St. Joseph-Kankakee Portage--Its Location and Use by Marquette, La Salle and the French Voyageurs*, 1899.
3. Bradford, William J.A., *Notes on the Northwest, Or Valley of the Upper Mississippi*, 1846.
4. City of Kankakee Building Permit Records, City Code Enforcement Division, 1954 to present.
5. City of Kankakee website <http://www.citykankakee-il.com/>
6. Congressional Series of the United States Public Documents, Investigation of the Post Office Department, 58th Congress 2nd Session. Government Printing Office, 1904.
7. Heinz, Thomas A., Frank Lloyd Wright Field Guide, Northwestern University Press, 2005.
8. Houde, Mary Jean and John Klasey, Of the People: A Popular History of Kankakee County, General Printing Company, Chicago, IL, 1968.
9. Johnson, Vic. 1994. L'Riviere Theakiki--'The Fabulous River of 2,000 Bends', *The Daily Journal* (July 31, 1994), p. 24.
10. Kankakee City Directories 1911-2013
11. Kankakee County Convention and Visitors Bureau website <http://www.visitkankakeecounty.com/>
12. "Kankakee Knows What's Coming," *Life* magazine, vol. 30, no. 1, January 1, 1951
13. Kankakee Regional Chamber of Commerce website <http://www.kankakeecountychamber.com/>
14. McCafferty, Michael, *Native American Place-Names of Indiana*, 2008.
15. National Association of Counties, *"Find a County"*.
16. Park and Markowitz, *Democratic Vistas, Post Offices and Pubic Art in the New Deal*, 1984.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

17. Sanborn Publishing Map Co. 'Insurance Maps of Kankakee Illinois' 1887, 1892, 1896, 1901, 1907, 1914, 1923, 1930, 1948.
18. United State Census Bureau, *"Annual Estimates of the Resident Population: April 1, 2010 to July 1, 2012"*.
19. United States Geological Survey, *"Kankakee"*. [Geographic Names Information System](#).
20. Werich, J. Lorenzo, *Pioneer Hunters of the Kankakee*, 1920.

Previous documentation on file (NPS):

- 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 # _____
- recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other
- Name of repository: _____

Historic Resources Survey Number (if assigned):

**Property name: Kankakee Downtown Historic District
 Illinois, County: Kankakee**

10. Geographical Data

Acreage of Property : 43

(Do not include previously listed resource acreage; enter "Less than one" if the acreage is .99 or less)

Latitude/Longitude Coordinates

Datum if other than WGS84: _____
 (enter coordinates to 6 decimal places)

1	41.121703	-87.868588	3	41.116919	-87.866406
	Latitude	Longitude		Latitude	Longitude
2	41.116131	-87.859552	4	41.122388	-87.865396
	Latitude	Longitude		Latitude	Longitude

Verbal Boundary Description (Describe the boundaries of the property.)

The Downtown Kankakee Historic District represents the central business district of the City of Kankakee, and is bounded loosely by South Harrison Avenue on the east, East Oak Street on the north, South East Avenue on the west and East Station Street on the south.

Commencing at a point on the north side of East Court Street where it meets North East Avenue, go north on North East Avenue to the point where the east/west alley begins, then east to the intersection of the north/south alley, then north along the alley to a point at the rear of 149-151 North Schuyler Avenue. Go east to North Schuyler Avenue and across North Schuyler Avenue along the south side of 164 North Schuyler Avenue to the alley, then south along the alley to the point where it meets East Court Street. Go east along the north side of East Court Street to North Dearborn Avenue, and then north on North Dearborn Avenue to the point where it meets East Oak Street. Proceed east on East Oak Street to a point just west of the Police Station (385 East Oak Street) and north to the northwest corner of the property. Go east along the north side of the building to North Indiana Avenue. Cross North Indiana Avenue using the alley and go east to North Harrison Avenue. At North Harrison Avenue, go south to a point mid-block at the rear of the Salvation Army property (148 North Harrison Avenue), then go east to the center of the block at the northeast corner of 545 East Court Street. Then go south along the east side of the 545 East Court Street property following a straight line south in the alley across East Court Street to the point where the alley meets East merchant Street. Proceed west on East Merchant Street to the corner of South Indiana Avenue, then go south on the west side of South Indiana Avenue to the east/west alley. Go west along the alley to the corner of the alley and South Dearborn Avenue, then go north on South Dearborn Avenue to East Merchant Street. At the corner of South Dearborn Avenue and East Merchant Street go west to South Schuyler Avenue. Proceed south on South Schuyler Avenue to East Station Street and then go east to the mid-point of the block at the east side of the bank building (310 South Schuyler Avenue). Then go south along the alley on the east side of the bank building to the alley south of the bank building. Go west along the south side of the bank building across South Schuyler Avenue to a point on South East Avenue on the south side the structure at 380 South East Avenue. Proceed north on South East Avenue to East Station Street and go east to the mid-point of the block. Go north along the west side of 151 East Station Street to East Merchant Street. At the intersection of the alley and East Merchant Street go west to the railroad tracks. Follow the railroad tracks north the north side of the Depot property, thence east to the rear of 187 South Schuyler Avenue at the alley. Then follow the alley north to the intersection of East Court Street and go west on East Court Street to the point of origin.

Property name: Kankakee Downtown Historic District
Illinois, County: Kankakee

Boundary Justification (Explain why the boundaries were selected.)

The boundary for the Downtown Kankakee Historic District includes properties located within the central business district; this central business district reflects the cyclical nature of the local economy and how the economy has transitioned over time from mainly agrarian, to manufacturing, to service. The period of significance includes periods of expansive growth as well as periods of economic contraction. The buildings within the district boundaries reflect these cycles. The buildings within the district boundaries reflect these cycles.

The boundaries for the Kankakee Downtown Historic District include the most significant concentration of the city's historic commercial structures. District boundaries were drawn to minimize the number of non-contributing resources, as well as to exclude structures outside the period and areas of significance.

11. Form Prepared By

name/title Elisabeth Dunbar date Dec 19, 2017
organization Carlile Architects LLC telephone 815-401-0526
street & number 143 N. Schuyler Ave. Suite 250 email edunbar@carlile-group.com
city or town Kankakee state Il zip code 60901

Additional Documentation

Submit the following items with the completed form:

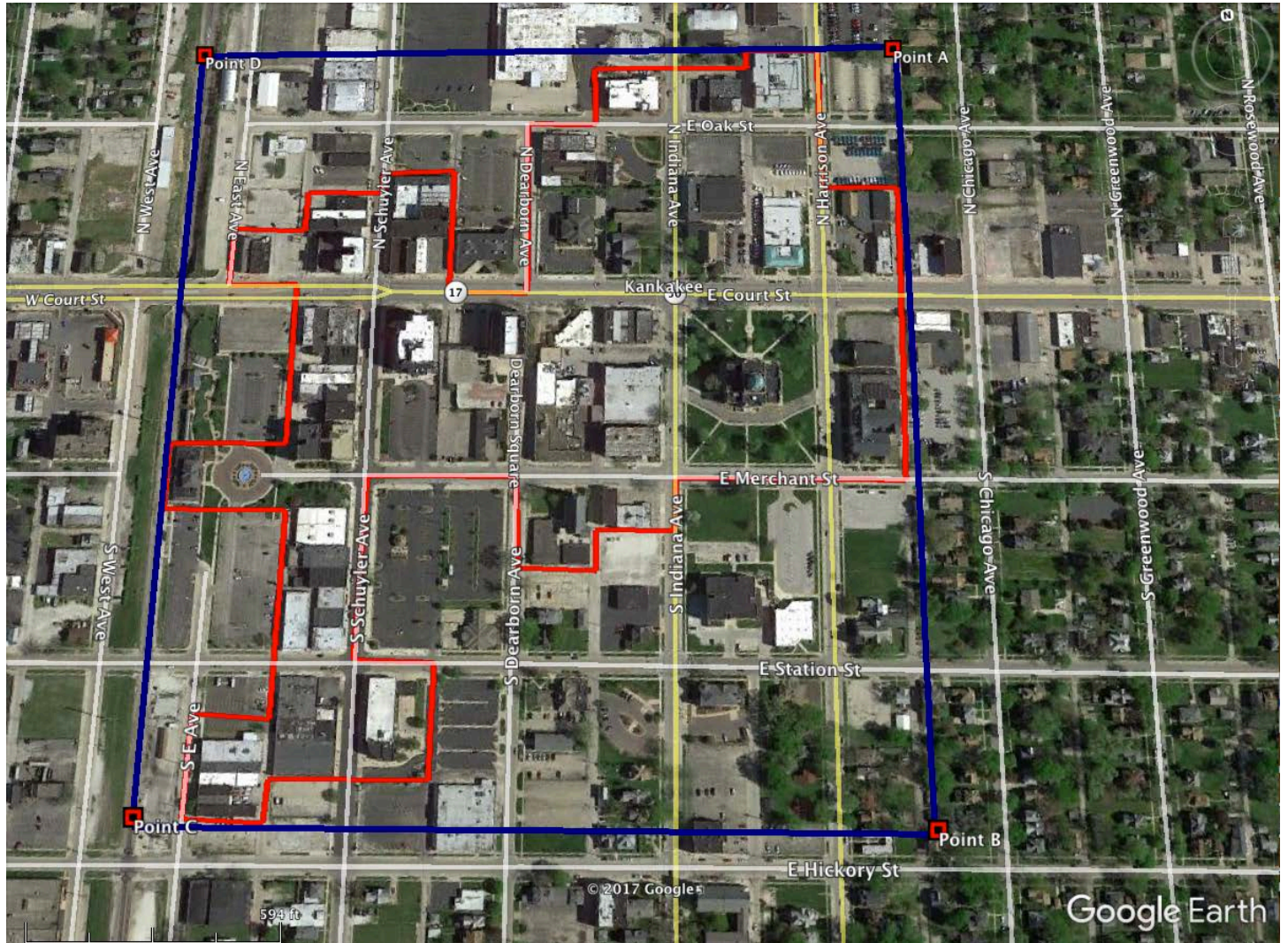
- **GIS Location Map (Google Earth or BING)**
- **Local Location Map**
- **Site Plan**
- **Floor Plans (As Applicable)**
- **Photo Location Map** (Include for historic districts and properties having large acreage or numerous resources. Key all photographs to this map and insert immediately after the photo log and before the list of figures).

Property name: Kankakee Downtown Historic District
Illinois, County: Kankakee

List of Figures

(Resize, compact, and paste images of maps and historic documents in this section. Place captions, with figure numbers above each image. Orient maps so that north is at the top of the page, all document should be inserted with the top toward the top of the page.

1. Map – Google Earth



[Point A](#)

41.121703°, -87.858588°

[Point B](#)

41.116131°, -87.859552°

[Point C](#)

41.116919°, -87.866406°

[Point D](#)

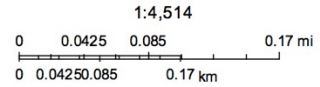
41.122388°, -87.865396°

2. Map – Resource Key

Kankakee Downtown Historic District Resource Key



February 28, 2017







Sources: Esri, HERE, DeLorme, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), swisstopo, MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

Property name: Kankakee Downtown Historic District
Illinois, County: Kankakee

3. Map – Historic District overview with latitude and longitude points referenced on Map 1, showing green spaces, parking lots, and indicating contributing versus non-contributing.



Legend

	Contributing Building		Parking Lot
	Non-Contributing Building		Green Space

Property name: Kankakee Downtown Historic District
Illinois, County: Kankakee

Photographs:

Submit clear and descriptive photographs. The size of each image must be 3000x2000 pixels, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch 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.

Photo Log

Name of Property:	Kankakee Downtown Historic District		
City or Vicinity:	Kankakee		
County:	Kankakee	State:	Illinois
Photographer:	Carlile Architects (Elisabeth Dunbar/Jacob Carlile)		
Date Photographed:	May 5, 2015 unless otherwise noted		

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

1. View of American State & Savings (#1), Delonais Building (#2), and 119 E. Court St. (#3) at northeast corner of Court Street and East Avenue. View facing north. (February 25, 2017)
2. City National Bank (#4) at the northwest corner or Court Street and Schuyler Avenue. View facing southwest.
3. View of Dandelles Billiard Hall (#5), Anderson Wright Dairy (#6) and 149-151 N. Schuyler (#7) on east side of 100 block of N. Schuyler Avenue. View facing west. (February 25, 2017)
4. View of Insurance Building (#8), Remington Theater (#9), Holcomb/Turk Building (#10) and 203 E. Court St. (#11) on east side of 100 block of N. Schuyler Avenue. View facing southeast. (February 25, 2017)
5. Corner of E. Court Street and N. Schuyler Avenue showing 203 E. Court (#11), Jaffe Building (#12) and 239 E. Court (#13). View facing north. (February 25, 2017)
6. Peoples Bank (#14) View facing north. Non-contributing – after period of significance. View facing north.
7. Domestic Laundry (#15) at the corner of Dearborn and Oak Streets. View is facing south from Oak Street; Dearborn Street is to the right (west).
8. Kankakee Fire/Police Station (#16) at the corner of Oak Street and Indiana Avenue. View facing northwest.
9. The Lemuel Milk Carriage House and Barn (#17), located on alley between Dearborn Street and Indiana Avenue. View facing west from Indiana Avenue.
10. First Baptist Church (#19) at the northeast corner of Court Street and Indiana Avenue. View facing north. (February 25, 2017)
11. Armory (#20), Indiana Avenue façade showing First Baptist Church (#19) to the south. View facing west.
12. Hertz Building (#26), center of the block on E. Court Street next to alley. View facing north.
13. Kankakee Post Office (#24), corner of Court Street and Harrison Avenue, directly across from Kankakee County Courthouse (#29). View facing north.
14. 435 E. Oak Street (#22) and Illinois Bell Telephone Building (#23) south-facing facades. View facing northeast. (February 25, 2017)
15. Masonic Temple (#27) and Asbury United Methodist Church (#28) as situated on S. Harrison Avenue. View facing southeast. (February 25, 2017)

Property name: Kankakee Downtown Historic District
Illinois, County: Kankakee

16. Kankakee County Courthouse (#29) in the center of Courthouse Square on south side of Court Street between Indiana and Harrison Avenues. View facing southeast.
17. Telephone Exchange Building (#31) facing north on Merchant Street at the alley. View facing south. (February 25, 2017)
18. St. Paul's Lutheran Church (#32), corner of Merchant and Dearborn Streets. View facing south. (February 25, 2017)
19. War Memorial (present-day Knights of Columbus) (#33), corner of Indiana Avenue and Merchant Street. View facing west, 151 S. Indiana Avenue (#34) to north.
20. West side of the 100 block of S. Indiana Avenue showing 151 S. Indiana (#34) and Gallagher Building (#35). View facing northwest. (February 25, 2017)
21. North-facing facades of 300 block of E. Court Street showing 380-388 E. Court (#36), LaFayette Block (#37), and 352 E. Court (#38). View facing south. (February 25, 2017)
22. Court Street looking west from the intersection at Indiana Avenue. 380-388 E. Court (#36), LaFayette Block (#37) circa 1950, 352 E. Court Street (#38) are seen on the south (left) side of the street. First Presbyterian (#18) can be seen on the north (right) side. View facing west. (February 25, 2017)
23. 2 Dearborn Square (#39). View facing southeast. Non-contributing – after period of significance. View facing south.
24. The Daily Journal Building (#41), with the St. Paul's Lutheran Church (#32) steeple in the background. View facing east.
25. 1 Dearborn Square Building (#42), currently PNC Bank and offices. Built 1972; non-contributing as it is after the period of significance. View facing east.
26. South side of E. Court St. between Schuyler Avenue and the alley showing 154 E. Court Street façade, 162 E. Court St., Kresge's Building (#45), and 101 S. Schuyler Avenue (#46) (#45, #46 and #47 are non-contributing due to recent façade installation). View facing southeast. (February 25, 2017).
27. Arcade Block, showing the Arcade Building (#54), Arcade Annex (#53), Granger Building (#52), 155 S. Schuyler (#51), and 147 S. Schuyler (#50). View facing north. (February 25, 2017)
28. Illinois Central Railroad Depot (#55). View facing west/northwest.
29. Intersection of S. Schuyler Avenue and E. Station Street showing Herald Printing (#62), 291 S. Schuyler (#61), 275-285 S. Schuyler (#60), 265-271 S. Schuyler (#59), 251-255 S. Schuyler (#58) and JC Penney (#57). View facing north. (February 25, 2017)
30. Southeast corner of S. Schuyler Avenue and E. Station Street. Kankakee Federal Building (#73). View facing southeast. (February 25, 2017)
31. Aerial view from east side of N. Schuyler Avenue looking south.
32. East side of S. East Avenue between Station Street to the north and E. Hickory on the south, showing Fister Garage (#67), Fister Grocery (#68, 372 S. East Avenue (#69), and Schocke Grocery (#70). View facing southeast. (February 25, 2017)
33. Key City Liquors (#72), southwest corner of Schuyler Avenue and Station Street. View facing south.

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC



CROWNTOWN
MUSEUM
CLUB
WALKWAY
CANTIER

Tower Loan

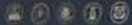
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OF KANKAKEE COUNTY



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117 HOSPITAL DRIVE





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Center
PUBLIC SAFETY
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PUBLIC SAFETY
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ELMWOOD
BAZARENE

DO NOT
ENTER

ONE
WAY

NO
LEFT
TURN



KVPD
Rec Center

Park District
150
E. Randolph

SEE VALUED
District

ILLINOIS NATIONAL GUARD



543

THE SHAWNEE HOTEL



17 50
↑ ↓

Harrison Ave

AST
57



UNITED STATES POST OFFICE



SPEED LIMIT 30



KOHL
CENTER
400 E ONE ST.

KOHL



MASONIC TEMPLE



Advertisement sign for a business, possibly a restaurant or shop, located on the modern building.



NO
- Cell Phones
- Papers
- Weapons
- Cameras



TELEPHONE BUILDING

DOWNTOWN

GALLERY & GIFT SHOP
OPEN
ART

356





WAR MEMORIAL

S. INDIANA AVE

STOP

ONE WAY
←

KNIGHTS
OF
SOUTHERN
CALIFORNIA





THE LOCK

LAURETTE RESTAURANT

Lorri's

J/B SPORTS

352 BLDG.

Lisa's Perfect Touch
Beauty Supply Sewing Salon

Lisa's
PERFECT TOUCH
936-9451

SOUTH LUNCH 50

P



PNC

50 17
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Indiana Ave





DAILY JOURNAL





 PNC BANK

→ Drive-Up
ATM & Teller
→ Parking



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GOURMET SANDWICHES

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RESTAURANT

KEY CITY INNERS



BEER

WINES

LIQUORS



National Register of Historic Places
Memo to File

Correspondence

The Correspondence consists of communications from (and possibly to) the nominating authority, notes from the staff of the National Register of Historic Places, and/or other material the National Register of Historic Places received associated with the property.

Correspondence may also include information from other sources, drafts of the nomination, letters of support or objection, memorandums, and ephemera which document the efforts to recognize the property.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Requested Action:

Property Name:

Multiple Name:

State & County:

Date Received: Date of Pending List: Date of 16th Day: Date of 45th Day: Date of Weekly List:

Reference number:

Nominator:

Reason For Review:

Accept Return Reject Date

Abstract/Summary
Comments:

Recommendation/
Criteria

Reviewer Barbara Wyatt Discipline Historian

Telephone (202)354-2252 Date

DOCUMENTATION: see attached comments : No see attached SLR : No

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.



Illinois Department of Natural Resources

One Natural Resources Way Springfield, Illinois 62702-1271
www.dnr.illinois.gov

Bruce Rauner, Governor
Wayne A. Rosenthal, Director



January 9, 2018

National Park Service
National Register of Historic Places
Attention: Ms. Barbara Wyatt
1849 C Street, NW, Mail Stop 7228
Washington, DC 20240

Dear Ms. Wyatt:

Enclosed for your review National Register Nomination Forms. They have been recommended by the Illinois Historic Sites Advisory Council and signed by the Deputy State Historic Preservation Officer. They are being submitted in a digital format on the enclosed disks, and are the true and correct copies.

Downtown Kankakee HD - Kankakee, Kankakee County

Burgess-Osborne Memorial Auditorium - Mattoon, Coles County

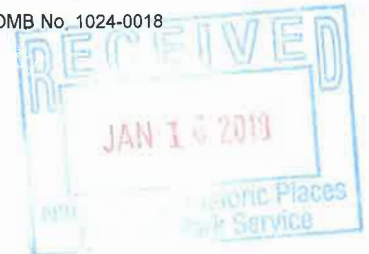
Please contact me at the address above, or by telephone at 217-785-4324. You can also email me at andrew.heckenkamp@illinois.gov if you need any additional information or clarification. Thank you for your attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "Andrew Heckenkamp". The signature is fluid and cursive.

Andrew Heckenkamp
National Register Coordinator

Enclosures



United States Department of the Interior
National Park Service

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 Kankakee Downtown Historic District

other names/site number _____

Name of Multiple Property Listing N/A

(Enter "N/A" if property is not part of a multiple property listing)

2. Location

street & number Roughly bounded by West Ave., Oak, Indiana, and Station Streets not for publication

city or town _____ vicinity

state Illinois county Kankakee zip code 60901

3. State/Federal Agency Certification

Returned

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

1/8/18

Signature of certifying official/Title: Deputy State Historic Preservation Officer Date

Illinois Dept. of Natural Resources - IL SHPO
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 _____

Kankakee Downtown Historic District
 Name of Property

Kankakee, Illinois
 County and State

5. Classification

Ownership of Property

(Check as many boxes as apply.)

<input checked="" type="checkbox"/>	private
<input checked="" type="checkbox"/>	public - Local
<input type="checkbox"/>	public - State
<input checked="" type="checkbox"/>	public - Federal

Category of Property

(Check only **one** box.)

<input type="checkbox"/>	building(s)
<input checked="" type="checkbox"/>	district
<input type="checkbox"/>	site
<input type="checkbox"/>	structure
<input type="checkbox"/>	object

Number of Resources within Property

(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
59	11	buildings
		site
		structure
		object
59	11	Total

Number of contributing resources previously listed in the National Register

3

6. Function or Use

Historic Functions

(Enter categories from instructions.)

DOMESTIC / Hotel
COMMERCE/TRADE / Business, Finance
SOCIAL / Meeting Hall
GOVERNMENT/Post Office, Courthouse
RELIGION / Religious Facility
TRANSPORTATION / Train Depot
DEFENSE / Arms Storage – Armory

Current Functions

(Enter categories from instructions.)

COMMERCE/TRADE/Business, Financial
GOVERNMENT/Post Office, Courthouse
GOVERNMENT/Fire Station, Police Station
RECREATION & CULTURE/Theater
RELIGION/Religious Facility
SOCIAL / Meeting Hall
TRANSPORTATION/ Train Depot

Returned

7. Description

Architectural Classification

(Enter categories from instructions.)

MID – 19th CENTURY
LATE VICTORIAN / Italianate, Gothic Revival, Romanesque Revival
LATE 19th and 20th CENTURY REVIVALS / Beaux Arts, Classical
MODERN MOVEMENT / Art Deco, Post-Modern

Materials

(Enter categories from instructions.)

foundation: Brick, limestone, concrete
 walls: Wood, brick, limestone, stucco, tile
Glass, metal, synthetics
 roof: Metal, asphalt shingle
 other: _____

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
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 Paragraph

The Downtown Kankakee Historic District consists of 73 buildings located in the central downtown business district of Kankakee, Kankakee County, Illinois. Kankakee is a city of approximately 27,000 persons located 60 miles south of the City of Chicago in the eastern portion of the State of Illinois. The city's name is probably derived from the Miami-Illinois word *teeyaahkiki*, meaning, "open country/exposed land/land in open/land exposed to view." The city encompasses approximately 15 square miles and is situated on the Kankakee River. The Downtown Kankakee Historic District lies directly north of the river and encompasses just over 40 acres. It is located mainly along the intersection of Schuyler Avenue and Court Street at the center of downtown. There are 59 contributing resources and 11 non-contributing resources within the district, as well as three properties that were previously listed in the National Register and which contribute to the district. The non-contributing resources were either constructed after the period of significance or are older buildings that have undergone modern façade renovations and no longer retain sufficient historical integrity to contribute to the building.

Narrative Description

The Downtown Kankakee Historic District has been affected by the rise and fall of the local economy that closely mirrors national trends. Late nineteenth century growth was rapid and contributed to widespread commercial growth focused on consumer goods and services and transportation within the district. Kankakee experienced a wave of immigrants from 1900 to 1930 that contributed to a more diverse community of workers and architecture. The Depression Era saw a near cessation of building followed by post-war growth. The growth of suburban living beginning in the 1970s and the subsequent decline of urban areas occurred in Kankakee—many major retailers, department stores, and specialty shops moved out of the commercial core that makes up the historic district.

The decline of the downtown economy paved the way for the demolition of critical resources within the footprint of the district due to vacancies and neglect. The Kankakee Hotel at Schuyler Avenue and Merchant Street was demolished in 1986; the Volkmann Building at 258 E. Court Street—the tallest building in the county at eight stories—was razed five years later. Large groups of buildings, however, do remain in good condition retaining adequate integrity. The central business district does exhibit gaps where buildings have been demolished and green space or surface parking has taken their place; however, the area and the resources selected for inclusion retain their character and integrity to form a cohesive district.

Returned

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Setting

The Downtown Kankakee Historic District represents the central business district of the City of Kankakee, the county seat of Kankakee County. It is bounded loosely by South Harrison Avenue on the east, East Oak Street on the north, South East Avenue on the west and East Station Street on the south. The area lies three blocks north of the Kankakee River, a major factor in the economic growth of Kankakee during the period of significance. The Illinois Central rail line borders the Western edge of the district; the line has served as the conduit for goods and passengers to the city since 1851 and was a major factor in its growth and prosperity in the late 19th and early 20th centuries. North of the downtown district the area transitions into residential buildings; to the east, commercial buildings become interspersed with single- and multi-family residential structures, and buildings dating to after the period of significance.

Resources were evaluated for integrity based mainly on façade condition and age and alterations to the building. Original façades that were historically intact were deemed contributing, as were renovated façades that were altered prior to 1967 as identified through building permits located in records of the Code Department of the City of Kankakee. Several buildings were renovated with new façade work within the last 2 years; those buildings were immediately deemed non-contributing. Buildings that were constructed after 1967 were also deemed non-contributing.

The Kankakee Downtown Historic District exhibits good overall historical integrity and the contributing structures are typically clustered together. The collective integrity of these buildings create a unified downtown district that exhibits a range of architectural characteristics on structures original to the district, as well as those added in the post-war economic boom. Portions of the area that have been lost to new construction and surface parking lots were removed from the district boundaries whenever possible to maintain a contiguous area.

The City of Kankakee has posted way-finding signs throughout downtown to area attractions, including the library, community center (located in the former Armory), hospitals, and the B. Harley Bradley House designed by Frank Lloyd Wright in 1900, which is now open to the public and lies within walking distance from the historic district. Signs for businesses within the district are typically on building facades or in windows. The Kankakee Development Corporation (KDC), a special taxing district, incorporates a portion of the proposed district south of Court Street. In partnership with the City of Kankakee, KDC has instituted a façade grant program to enhance both individual buildings as well as the streetscape within the area. Many building owners have taken advantage of the program and installed traditional awnings in keeping with the style popular in the period of significance. The streets within the district are mainly two lanes with free parallel parking and sidewalks. The majority of buildings abut the sidewalks.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Architectural Styles

The architecture of the Kankakee Downtown Historic District falls generally within three eras of building and development: Late Victorian Italianate, and Romanesque Revival; Early 20th Century Beaux Arts Revival and Classical Revival; and Modern Art Deco and Post-War Modernism. With the exception of a few key buildings, the building architects are unknown. County buildings records are sparse within the City and City of Kankakee permit records begin in the early 1950s. Local architect Charles D. Henry regularly advertised in the local newspapers, but no definitive list of his works exists.

1864 – 1900

The Late Victorian traditional row buildings clustered on Court Street, Schuyler Avenue, and East Avenue primarily date to the earliest era within the period of significance and exhibit Italianate features popular on commercial buildings prior to the turn of century. Features prominent on these buildings include heights of 2 to 3 stories with low-pitched roofs, widely overhanging eaves, large, decorative brackets under ornamental cornices, tall, narrow windows that are arched above, and decorative Italianate double columns and pilasters. The contributing resources retain these elements and collectively retain a high degree of integrity and architectural detail. In addition to commercial Italianate architecture, resources from this period include four churches built in the Romanesque Revival style.

1901 – 1929

The second major building period within the district was from 1900 to 1925. These years saw the construction of one- and two-story buildings that exhibit running brick façade patterns and simple architectural styling. In addition, this period saw broad use of the Colonial Revival style, particularly for civic buildings such as the Armory (#20) and the Post Office (# 24). Another excellent example of Colonial Revival architecture is the Masonic Temple, designed by architect Charles D. Henry.

1930 – 1967

The third major period of development in the downtown area saw the smallest number of buildings built, but represent the largest structures and square footage. Resources built in this period range from examples of early Art Deco (Hertz Building #26 and Police/Fire Station #16), to Post-War Modernist and Art Moderne buildings with large massings such as the Illinois Bell Telephone Building by Holabird & Root, and the Kankakee Federal Bank Building commissioned in 1958 which exhibits smooth wall surfaces, a flat roof with small ledge at roofline, casement, ribbon and corner windows arranged horizontally and glass-block windows.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Individual Building Descriptions

1. American State & Savings Bank, 105-107 E. Court Street; ca. 1900 Contributing

This three-story building is approximately 7,500 square feet. It is clad in limestone with a battlemented parapet. The second and third floors hold multiple single or double hung windows. The street front glass façade is set back under an overhang with decorative ionic columns with storefronts between. In 1919 the American State & Savings Bank was located in the building, later named American Trust & Savings. By 1925, the building housed the Legris Trust & Savings Bank and its use as a bank continued until the 1940's when the Lowe Seed Company purchased it. The building currently serves as a loan office and retains a high degree of integrity.

2. Delonais Building, 109-111 E. Court Street; ca. 1898 Contributing

Fred Delonais, a French-Canadian Immigrant, built this three-story building clad in running bond brick. The street front façade offers a new port cochere with archways. The second and third stories display three single or double hung windows with decorated pointed arch transoms. The top of the structure is decorated with a classical cornice. Overall the building is approximately 7,100 square feet. The building has been variously used as offices, musicians' lesson space, Arrow Signs, and the Santos Hotel. The building retains a high degree of integrity.

3. 119 E. Court Street; ca. 1916 Contributing

This building façade is clad in limestone block. Three single or double hung windows with black frames divide the second story. The lower level is clad in black wood millwork and five fixed pane windows. The top floor façade has two glass block clearstory windows. Part of a block adjacent to the rail line on Court Street, the building served as a drug store from 1916 through the 1960s. The building retains a high degree of integrity.

4. City National Bank, 189 E. Court Street; ca. 1887 Contributing

This building is approximately 49,000 square feet and is 6 stories tall. The first two floors have been updated with a modern renovation volume clad in red and grey granite along with fixed pane windows. The upper stories are treated with limestone and resemble Palladian arched windows along with detailed cornices. The building served as a bank until 1986 when it became Kankakee County offices. The sixth floor of the building was added. While the lower façade has been altered, the upper stories retain a high degree of integrity.

5. Dandelles Billiard Hall, 135 N. Schuyler Avenue; ca. 1905 Contributing

This two-story building is approximately 6,000 square feet. The front façade displays painted brick with a second story bay window and upper cornice. The first floor façade is clad in wood tongue and groove paneling and reflective windows. The building was originally a pool hall, and retains a high degree of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

6. Anderson Wright Dairy, 141-143 N. Schuyler Avenue; ca. 1905
Contributing

In 1905 John Christian Anderson, Fred W. Holmes, and Frank M. Wright incorporated the Anderson Wright Dairy Company with a capital of \$8,000, according to the New York Produce Review. The store was located at 141 N. Schuyler Ave. with an apartment above. Later uses have included a milliner, the Merchants' Café, the Greyhound Bus Ticket Office, a liquor store, and for 12 years Blankenberg Photo & Camera Shop. The façade of this two-story building is composed of running bond brick with upper cornice and a wood paneling on the first floor. First and second story windows are encased in metal frames. The building retains a high degree of integrity.

7. Kankakee Title, 149-151 N. Schuyler Avenue; ca. 1907
Contributing

This two-story building dates to 1907 with a post-modern façade renovation in 1958. The exterior is clad in stone with wood decorate trim surrounding the façade and a layered wood cornice at the parapet. The property is approximately 4,800 square feet. According to building permits issued for the building, the façade and other extensive renovations were completed in 1958, within the period of significance. The building has variously housed a shoe repair, dress shop, and an ophthalmologist's office. Since 1952 the building served as offices for Kankakee Title and Trust, the oldest title company in Kankakee County, founded by Warren R. Hickox, Sr. The façade alterations completed in 1958 retain a high degree of integrity to that period.

8. Insurance Building, 164 N. Schuyler Avenue; ca. 1912
Contributing

This is 8,500 square foot two-story building is clad in limestone. The first floor façade has a newly installed mural over a surface applied E.I.F.S. wall system; the mural was painted to recall the appearance of the building during its use in the 1950s as a bar/restaurant. The second story original façade is clad in Indiana limestone with cornice and 3 double hung windows. Built in 1912 at the time of construction of the adjoining Remington Theater, the building housed insurance offices until it was converted to a bar and restaurant in the 1950s, which is the current use. The building upper story retains a high degree of integrity.

9. Remington Theater, 150-160 N. Schuyler Avenue; ca. 1912
Contributing

In 1912 Ms. Julia Remington built the Remington Theatre for \$80,000. The theatre burned 5 months after opening but was immediately re-built. The theatre hosted the Marx Brothers in 1916 and Sandra Bernhardt. A movie screen was installed in 1927. The theater foyer is now divided into retail space; the theater remains in the back and hosts weddings, meetings, and performances. The building is clad in running bond brick. The lower storefronts recess under archways of varying sizes. The second floor has fixed panel windows. The second floor facade displays decorative eastern parapets. The roof is a single pitch with green ceramic tile shingles and eastern style dormer. The building retains a high degree of integrity.

10. Holcomb/Turk Building, 126 N. Schuyler Avenue; ca. 1880
Contributing

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

The three-story brick Holcomb/Turk Building incorporates elements of the early Holcomb Livery building at the site. The current façade is a synthetic stucco façade over a first-floor storefront. For many years the building was the home of Turk Furniture. While the building represents one of the few early commercial structures to remain largely intact, the façade renovations deem this building non-contributing.

11. 203 E. Court Street; ca. 1924 Contributing

This 10,000 square foot building with running bond brick pattern has glass storefronts that occupy the first floor with a metal mansard canopy (not original). The second floor exterior is wrapped with casement windows with a cornice above. Pairs of double hung windows at the second floor are surrounded by limestone decoration. The building retains a high degree of integrity.

12. Jaffe Building, 217 E. Court Street; ca. 1887 Contributing

This is a three-story concrete masonry building with a first floor storefront. The altered storefront displays a dark blue tile grid with an aluminum panelized system above that dates to the mid-1960s. A single large storefront fixed window exists at the second floor. The building retains a high degree of integrity.

13. 239 E. Court Street: ca. 1920 Contributing

This is a two-story limestone clad building. The lower level hosts storefronts with glass facades. The second level displays two sets of ribbon windows bisected by an interior structural wall. The roof is slightly sloped with a street front parapet. The building retains a high degree of integrity.

14. Peoples Bank, 333 E. Court Street; ca. 2004 Non-Contributing

This two-story modern building was built after the period of significance.

15. Domestic Laundry, 196 N. Dearborn Street; ca. 1920 Contributing

One of several structures in the district that has been continually used for the purpose for which it was built, this laundry facility is approximately 26,800 square feet. The two-story masonry construction exhibits double hung window fenestration with a brick soldier course above the window openings. The parapet has brick cornice detailing. "Domestic Laundry" is painted on the building. The building retains a high degree of integrity.

16. Kankakee Fire/Police Station 385 E. Oak Street; ca. 1930 Contributing

This structure is a mix of several architectural styles, but is predominantly art deco. Limestone quoin blocks are cut smooth and appear at all corners. The main entry exists under a decorated tower topped with battlements. Battlements line the southwest corner of the building at the parapet. Original overhead doors for fire truck access have been removed and replaced with storefront glass as fire department functions have been relocated to other buildings and police functions at the building have increased. This façade change does not significantly alter the character of the building. The building retains its original use and a high degree of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

17. Lemuel Milk Carriage House, 165 N. Indiana Avenue; ca. 1864
Contributing
NR 79000849

Nominated to the National Register in 1979, the Carriage House is also called the Stone Barn and was built by early settler Lemuel Milk, a founder and major agricultural and political figure in the history of Kankakee County. The historic function was as a carriage house and barn from 1850 -1874. The three-story stone structure with a gable roof is built in Victorian Italianate style. A copula with hipped roof and linear windows exists centered on the roof. The eave is decorated with dentils and decorative brackets. Fenestration with double hung and fixed windows. The building retains a high degree of integrity.

18. First Presbyterian Church, 371 E. Court Street; ca.1879 Contributing

First Presbyterian Church was organized in 1854. The two-story masonry structure on Court Street was built in 1879 in the Gothic Revival style by James Lillie, a contractor well known in the area who was responsible for a variety of structures in Kankakee County, including the Eastern Illinois Hospital for the Insane. The south section of the structure has a gable roof while the north section has a low slope roof. Fenestration with fixed and casement windows including stained glass. An open-air bell tower with high slope roofs and corner buttressing exists at the building apex. The church was expanded soon after the turn of the century at the rear, and a kitchen was added in 1934. In 1944 13 art-glass windows were installed, the largest of which is the arched Last Supper in the south wall. A one-story post-modern style addition in concrete was built in 1960 on the north side of the building to house education programs. The building retains a high degree of integrity.

19. First Baptist Church, 425 E. Court Street; ca. 1924 Contributing

The First Baptist Church is a two-story structure with a gable roof in the Romanesque style. Decorative windows are placed on three sides of the steeple at the south end of the building. Steeple tower ornamentation includes decorative gables with circular port windows below an arched belfry. The building retains a high degree of integrity.

20. Armory, 150 N. Indiana Avenue; ca. 1920 Contributing

The National Guard Armory is a two-story smooth limestone structure with a low slope roof in the neoclassic style. Decorative columns are placed at the west entrance. Pilasters are placed between the fenestration. At the center of the roof is an ornamental concrete figure of a bird. This two-story masonry structure is fitted with a low slope roof and fenestration is with fixed and storefront windows. Garage doors exist at the building front and side. The building is now owned by the Kankakee Valley Park District and is used as a community recreation center. It retains a high degree of integrity.

21. 202 N. Indiana Avenue; ca. 1930 Contributing

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

This one-story masonry structure is fitted with a low slope roof and fenestration is with fixed and storefront windows. Historically the building was used as It has typically housed small retail shops and offices. The building retains integrity.

22. Banquet Facility, 435 E. Oak Street; ca. 1950 Contributing

American Legion Post 85 built this two-story masonry structure; it replaced a frame residential structure at the site that had been used by the organization since early in the century. The metered windows are the only break in the post-modern faced with no ornamentation. The building retains a high degree of integrity.

23. Illinois Bell Telephone Building, 475 E. Oak Street; ca. 1951 Contributing

Designed by the architecture firm of Holabird and Root, Chicago, the Illinois Bell Telephone dial building is a brick post-modern building with a concrete façade facing Oak Street over the main entrance. One of the few buildings in the district that retain their original use, this building is currently owned by AT&T and houses telephone operations for the company. The building retains a high degree of integrity.

24. US Post Office, 475 E. Court Street; 1939 Contributing

The Post Office is a two-story stone structure with a copper hip roof in the Neo-Classical style. The fenestration is with storefront and fixed awning windows. The center entry facing Court Street and the County Courthouse is clad with decorative smooth limestone colonnade. The building retains a high degree of integrity.

The original Kankakee Post Office was designed under a 1903 competition. Well-known Kankakee architect Charles D. Henry submitted a design, but the Chicago firm of Pond & Pond was ultimately chosen.

The growth of Kankakee following World War I created the need for a larger post office. In 1939, Federal Treasury funds were used to build a new post office designed by Treasury Supervising Architect Louis A. Simon. Like many New Deal federal buildings, the Kankakee Post Office contains Depression Art. The post office contains three wooden reliefs by Edouard Chassaing. The Treasury Section of Fine Arts commissioned them in 1934. The work consists of 3 separate works of a pig, turkey, and duck flanked by a farmer carrying a bushel of corn and a female farmer carrying a large shock of wheat.

25. Salvation Army, 148 N. Harrison Avenue; ca. 1980 Non-Contributing

This one-story masonry structure was constructed after the period of significance.

26. Hertz Building, 545 E. Court Street; ca. 1928 Contributing

The Hertz Funeral Building is a two-story masonry structure with a low slope roof in the Art Deco style. Clad in brick masonry, it features decorative limestone pieces that border the fenestration on the front façade. Battlements are placed in the area above the main entrance. Fenestration is with fixed and sliding windows. First story windows feature original leaded glass

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

with a chevron pattern at the top of a square arrangement with decorative corners. It served as a funeral home for many years before being purchased by the Salvation Army, which uses it as administrative space and living quarters. The building retains a high degree of integrity.

27. Masonic Temple, 124 S. Harrison Avenue; ca. 1914 Contributing

This two-story masonry structure is in the Classical Revival style and was designed by Architect Charles D. Henry. Smooth and rough cut limestone frames the front entrance, along with columns. Rustication borders the bottom of the building. A decorative cornice wraps around the front of the structure accented with a decorative gable. Fenestration with both fixed and double hung windows and transoms. Decorative circular port windows are on the front façade aligned with the other windows. The building was built for and still serves as the Masonic Temple and retains a high degree of integrity.

28. Asbury United Methodist Church 196 S. Harrison Avenue; ca. 1866 Contributing

Asbury Church is a four-story masonry, gothic style structure with bell tower. The high slope gable roof is with dormers; the bell tower has a decorative hip roof with gabled decorations. Fenestration is with fixed and casement windows including decorative specialty windows. Stain glass windows exist between buttresses with rounded tops. Bell tower has vent columns in the façade. Asbury Methodist Church began well before the Civil War when a Methodist circuit rider brought Methodism to the early settlers of Kankakee in 1836. In 1866 ground was broken for what is now the first third of Asbury Church. In 1922 the balcony was added to the sanctuary. The building retains a high degree of integrity.

29. Kankakee County Courthouse, 450 E. Court Street, 1908 Contributing
NR No. 07000115

Designed by Zachary Taylor Davis, the Kankakee County Courthouse was listed on the National Register in 2007. The five-story Beaux Arts, Victorian Renaissance Revival masonry structure is clad in rough and smooth cut limestone. The fenestration mixed fixed and double hung windows. Decorative cornice is around the entire building. Entry at the north and south is below a recess façade with in laid ionic columns and decorative gabled cornice. Centrally located is a cupola with clocks facing all four directions. The building retains a high degree of integrity.

30. 392 E. Merchant Street; ca. 1935
Contributing

This two-story masonry structure is fitted with a low slope roof and fenestration is with fixed and storefront windows. Garage doors exist at the building front and side. The building retains integrity.

31. Telephone Exchange Building, 356 E. Merchant Street; ca. 1910 Contributing

Decorative limestone cornice with dentils lines the top of this two-story masonry structure with a low slope roof. Fenestration is with double hung windows with the second floor including a fixed

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

arched transom. Masonry brick is laid in flat arches above the ground level windows. Decorative limestone banding surrounds the entry. The building retains a high degree of integrity.

32. St. Paul's Lutheran Church, 348 E. Merchant Street; ca. 1898 Contributing

St Paul's Lutheran Church is a two-story masonry structure in high gothic revival style. The north section of the building has a gable roof and the south section has a low slope roof. An existing steeple exists above a masonry tower. A large decorative rose window exists at the tower with the belfry housing two arched top windows on each of the four sides. A classroom addition was built in 1917 at the corner of Merchant Street and Dearborn Avenue; it was demolished in the 1980s. A one-story brick addition containing classrooms was added in 1958 and remains in use today. The building retains a high degree of integrity.

33. War Memorial, 187 S. Indiana Avenue; ca. 1920 Contributing

This four-story masonry structure with a low slope roof is in the Beaux Arts style. The decorative cornice wraps around all sides of the building. The front entry is decorated with an arched top limestone coping and columns adjacent to the second floor windows and main entry. A new metal clad lobby vestibule has been added to the building front, which includes a elevator. Fenestration is mixed double hung and fixed windows. Other façade modifications include the enclosure of the south porches. The Knights of Columbus fraternal organization now owns the building. An elevator and front porch enclosure was added to the north and east sides, and arched open porches on the south were enclosed. The building retains a relatively high degree of integrity.

34. 151 S. Indiana Avenue; ca. 1935 Contributing

This one-story building story masonry structure exhibits fenestration with storefront ribbon windows and a garage door. Parapet coping and window lintels are clad with terra cotta stone. It is now owned by the Daily Journal newspaper and is used mainly for storage. The building retains a high degree of integrity.

35. Gallagher Building, 145 S. Indiana Avenue; ca. 1920 Contributing

The two-story masonry structure facing the County Courthouse housed the Gallagher Business School on the second floor, while the first floor was a garage and auto dealership. It is now owned by the Daily Journal newspaper and is used mainly for storage. The faced features fenestration with double hung and storefront windows and decorative quoining at the entrance. Decorative limestone banding and plaque exist at the parapet. The building retains a high degree of integrity.

36. 380-388 E. Court Street; ca. 1890 Contributing

This two-story masonry structure with a low slope roof has fenestration with arched fixed and storefront windows. Window replacement and infill is not original. The second story front windows are detailed with limestone keystone and sills. The building retains integrity.

37. Lafayette Block, 360-370 E. Court Street; ca. 1900 Contributing

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

This block on Court Street is a two-story masonry structure with a low slope roof. Fenestration is with mixed double hung, fixed, and storefront windows. Built as flour and feed store, the block has residential units on the second floor. The building retains a high degree of integrity.

38. 352 E. Court Street; ca. 1890 Contributing

This two-story painted masonry structure has a low slope roof. Fenestration is with fixed arched and storefront windows and decorative cornice on the front façade at both the first floor level and at the roof. The building was originally an undertaker's office, and has served as various retail stores. The building retains a high degree of integrity.

39. 2 Dearborn Square; ca. 1975 Non-Contributing

This single-story building was built after the period of significance.

40. Kankakee Cable Building, 130 S. Dearborn Avenue; ca. 1950 Contributing

This two-story building in the modern style is constructed with a precast concrete façade on the second floor over masonry on the first floor. The fenestration is storefront windows. The canopy over the entry is not believed to be original. The building was constructed to house the first cable television company serving Kankakee residents, and still serves as offices for a cable and Internet company. The building retains a high level of integrity.

41. Daily Journal Building, 180 S. Dearborn Avenue; ca. 1950 Contributing

The building houses the Kankakee Daily Journal, the successor local newspaper to the oldest Kankakee paper. Lennington Small (1862-1936) purchased the newspaper; he served as the 26th Governor of the State of Illinois. Early residents and leaders in Kankakee, the Small family also built the Kankakee Cable Company Building (#40) to the north. The family continues to own and manage the paper and several other media outlets throughout the state. The newspaper's location within the downtown business district speaks to the significance of the relationship between the news makers and businesses, and the newspaper itself. The building is approximately 45,00 square feet and is built in the mid-century modern style. It is two-story masonry with a precast concrete façade. Double hung and storefront windows make up the fenestration. The building retains a high level of integrity.

42. 1 Dearborn Square; ca. 1972 Non-Contributing

This modern 6-story office building implements window curtain walls with varying shades on structural spandrels. The coping, first and second floor is clad with white colored marble on the street side and limestone on the sides. A metal clad mechanical penthouse exists at the roof.

43. Executive Center, 200 E. Court Street; ca. 1995 Non-Contributing

This post-modern building was built after the period of significance.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

44. 154 E. Court Street; ca. 1916

Contributing

Dramatically altered from its original form, this building now has a mostly transparent storefront with floor to ceiling glass. The upper portion of the building is clad in a 2-foot by 2-foot grid of synthetic stucco formwork added to the structure in the late 1950s. It has contributed to the commercial district as the home of a clothing store, furniture store, tea company, architecture firm, and currently as a restaurant.

45. Kresge's Building, 162 E. Court Street; ca. 1928
Contributing

Non-

Originally constructed as a Kresge's store, this two-story building is approximately 14,300 square feet. It took the place of an earlier building that had housed a succession of jewelry stores. The façade has been dramatically altered within the last 10 years, making it a non-contributing resource.

46. 101 S. Schuyler Avenue; ca. 1928

Non-Contributing

This one-story building is approximately 14,300 square feet. The street front façade is fixed pane floor to ceiling windows with an upper façade with plastered stucco. Horizontal and vertical banding resembles Tuscan columns. While the building falls within the period of significance, the façade has been greatly altered, making it a non-contributing resource.

47. 111-119 S. Schuyler Avenue; ca. 1930

Non-Contributing

This retail space exhibits some of the original brick façade but has been altered significantly with plastered stucco, and horizontal and vertical banding resembling Tuscan columns, giving it the appearance that it is part of the 101 S Schuyler building.

48. Speicher Building, 127 S. Schuyler Avenue; ca. 1916

Contributing

This single story building hosts multiple businesses and is approximately 3,650 square feet. The businesses on the street have glass storefronts and an upper brick running bond façade. Fabric awnings cover the storefronts. The building is located in the heart of the commercial district; it was built for William Speicher of Speicher Brothers Jewelers, which operated for nearly 30 years. After William Speicher's death in 1942, it became Huff and Wolk Jewelry Company for 13 years. The building retains integrity.

49. Topping Building, 139 S. Schuyler Avenue; ca. 1916

Contributing

Part of the South Schuyler Avenue commercial corridor, this one-story light stucco building exhibits fixed windows with awnings for shading on front façade. A simple parapet with painted green squares face the top of the building. For nearly 70 years the building served Kankakee residents as a shoe store, first as Topping Brothers Shoes, then as Thom McAnn Shoes from 1929 to 1962, and from 1963 to 1993, as Ted's Shoes owned by local businessman Ted Nicholas. Like many businesses in the early 1990s, Ted's moved to a large shopping center

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

outside of the downtown district in 1993 and the building was vacant until 2010 when it was reopened in its current use as a pub.

50. 147 S. Schuyler Avenue; ca. 1907 Contributing

This two-story building is approximately 7,500 square feet. A tall aluminum window curtain façade creates a large entrance with a limestone overhang structure above. The building has a flat roof. The building has served variously as an undertaker's office, barber, and various other retail shops including millinery, dry goods, piano sales, show store, and paints. In 1979 it became the Kankakee anchor store for Carson Pirie Scott & Company. The façade was dramatically altered prior to 1954, the first year for which building permits are available. At one time the alley behind the building was vacated and the building was connected to buildings (now razed) to the west to expand the Carson Pirie Scott store. The alley has been restored.

51. 155 S. Schuyler Avenue; ca. 1901 Contributing

This 11,250 square foot two-story building is located along the main commercial stretch of Schuyler Avenue. The original brick façade was covered in 1967 with flat paneling and stucco; the first floor is comprised of fixed storefront windows with aluminum mullions. From 1925 to 1962 it housed McClellan Department Store. The upper floor served as offices for attorneys, real estate brokers, and other professionals. It has housed a music store, bank and various retail stores and insurance offices.

52. Granger Building, 163-171 S. Schuyler Avenue; ca. 1901 Contributing

The Granger Building was once home of the Fraternal Order of Eagles Lodge #1350, International Order of Odd Fellows (IOOF) Kankakee Lodge #3009, and later housed a grocery, saloon, a newspaper, and various retail outlets and offices. The building is three stories and approximately 10,800 square feet. There are two storefronts with awnings separated by a central entrance door. The Italianate building is clad in brick with vertical strips of stone representing columns. Single or double hung windows are used in the second and third floors with divided arched transoms above. A copper cornice terminates the top façade. The building retains a high level of integrity.

53. Arcade Building Annex, 175 S. Schuyler Avenue; ca. 1945 Contributing

Originally alley access, this one-story building houses a small retail space; it is stucco with angled storefront glass. The building retains a high level of integrity.

54. Arcade Building, 187 S. Schuyler Avenue; ca. 1885 Contributing

This building is approximately 57,250 square feet and features an interior courtyard at the second through fifth floors created from the four-tower structure. The storefront spaces are nearly two stories high and are clad in a concrete structure that is exposed on the exterior. The four floors above are clad in running bond brick with fixed windows. A decorative cornice faces each massing which also utilize flat roofs. The building was dramatically altered and two floors added in 1914. It has served as a bank, offices, Post Office, clothing store, law offices and the Opera House. The building retains a high level of integrity.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

55. Illinois Central Railroad Depot, 199 S. East Avenue; ca. 1898
NR 00000409 Contributing

This is a 10,000 square feet brick building with two stories designed for passenger traffic on the Illinois Central Railroad. The building fenestration is single double hung windows with black wood frames. One circular window sits in the center of the second floor. It has a steep pitched roof on both levels with blue gutters resembling columns traveling down to the ground. The building retains a high level of integrity.

56. 225 S. Schuyler Avenue; ca. 1980 Non-Contributing

This structure was built after the north end of the block was razed. The lot at the corner of Schuyler Avenue and Merchant Street is public green space.

57. JC Penney Building, 249 S. Schuyler Avenue; ca. 1940 Contributing

The exterior façade of the two-story JC Penney building is comprised of yellow running bond brick with vertical striated sections. Fixed and awning type windows occupy the second floor with two small casement windows on each side. The first floor façade is designed with arched windows and multiple setbacks. Constructed on the site of the former LaFayette Hotel, the building was built as the home of the JC Penney Company store. The site is currently a bookstore. The building retains a high level of integrity.

58. 251-261 S. Schuyler Avenue; ca. 1892 Contributing

This is a 2-story brick building with glass storefronts. The second story has two bay windows overhanging the sidewalk clad in copper, as is the cornice above. A brown awning is used for shade on one storefront. The building is approximately 11,500 square feet and has a low slope roof. It has served as grocery supply, sporting goods, and various retail shops with residential units above. The building retains a high level of integrity.

59. 265-271 S. Schuyler Avenue; ca. 1901 Contributing

This building is approximately 3,500 square feet. The storefront uses metal-framed glass with painted wood façade above. Two awnings overhang the storefronts. The upper façade has vintage-style lamps attached. The building retains integrity.

60. 275-285 S. Schuyler Avenue; ca. 1901 Contributing

This one-story stucco building replaced an earlier wood frame residential structure. The storefront uses metal-framed glass. An awning overhangs the storefronts. The building retains integrity.

61. 291 S. Schuyler Avenue; ca. 1892 Contributing

This is a two-story building with a masonry façade in a running bond pattern. A wood shingle canopy covers the first floor. The fenestration of the first floor is made up of two single pane

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

windows with wood frames that site beside the wood entry. The second floor has two sets of double hung windows with metal frames. A masonry colonette creates a small reveal between the windows on the second floor. A decorative masonry parapet caps off the second floor.

62. Herald Printing, 297 S. Schuyler Avenue; ca. 1892 Contributing

Approximately 3,500 square feet. This is a two story building with a cream painted masonry façade. Single pane windows with metal frames make up the fenestration on the first floor. Each window has a single wood panel on the top and bottom. The second floor fenestration are double hung windows with brick arched corbels. A brick cornice sits at the roof parapet.

63. 151 E. Station Street; ca. 1887 Contributing

This is a 9,000 square foot building with a blue metal façade that dates to the 1960s. The original brick façade is extant beneath. The storefront incorporates wood paneling with aluminum-framed windows. A metal awning spans the entrance providing shade. The west side of the building fronts the alley, which has been vacated and incorporated into a parking lot. This side of the building exhibits the original brick construction and is in excellent condition. The building retains integrity.

64. 150 E. Station Street; ca. 1950 Non-Contributing

This is a one-story brick building built for the Bergeron Pontiac car dealership. The Bergeron family A recent façade alteration covered the painted "Pontiac" logo on the west side of the building, rendering it a non-contributing structure.

65. 344 S. East Avenue; ca. 1945 Contributing

This one story building features a centrally located entrance with a small setback. The façade is clad in running bond brick with multiple shades and horizontal banding. Glass block clearstory windows are symmetrically placed near the entrance. The building retains a high level of integrity.

66. 354 S. East Avenue; ca. 1948 Contributing

This is a one-story brick building with a central entrance. Two newer brick panels cover previous storefront windows. The 3,000 square foot building has a low slope roof and served as an auto repair garage. The building retains integrity.

67. Fister Garage, 360 S. East Avenue; ca. 1905 Non-Contributing

This is a one-story brick building with fixed windows. The building served as a flour/cobbler in 1914 and was then converted to Fister's garage in 1925. A new façade was recently installed, making this a non-contributing resource.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

68. Fister Grocery, 366 S. East Avenue; ca. 1890 Contributing

This is a 3,200 square foot two-story building with brick running bond fenestration. The first story is faced with glass and wood frames. Three windows with arched brick corbels divide the second story façade. The façade features a decorative brick cornice. The building retains a high level of integrity.

69. 372 S. East Avenue; ca. 1915 Contributing

This two-story building with brick fenestration is located in the center of the commercial block of South East Avenue. The second story façade has two single hung windows. The first story façade has two clearstory windows and a centrally located entryway. Building has been used as a cigar store, retail space and gun shop. The building retains a high level of integrity.

70. Schocke Grocery, 380 S. East Avenue; ca. 1915 Contributing

This building has 6,600 square feet of space and is two stories. The façade is clad in brick and has a small entrance set back. There are three windows on the second floor and two of which are single or double hung. The building has a flat roof. Built by Herman N. Schocke for his grocery store with a residence on the second floor, the building was later home to a saloon and a feed store. The Salvation Army later occupied it.

71. Tolson's Cleaning, 367-379 S. Schuyler Avenue; ca. 1923 Contributing

This is a one-floor building with a masonry façade in a stacked bond pattern. The fenestration is large pane storefront windows with metal frames. A red canopy covers the sidewalk and the entrance. From 1923 to 1976, Tolson's Cleaning occupied half the site, moving from a small wood frame building on S. East Avenue. The building then served variously as Kelly Schwinn Bike Shop, Beckner Insurance Agency, Paul's Golf Shop, and Byron Johnson Office Equipment. The building now houses Tyson Engineering.

72. Key City Liquors, 321 S. Schuyler Avenue; ca. 1950 Contributing

This art deco one-story building exhibits a metal-tiled façade with a flat roof. It has storefront windows with metal frames. A precast concrete tiled canopy covers the storefront windows and entrance. Key City Liquors has occupied the building since 1954. The building retains a high level of integrity.

73. Kankakee Federal Building, 310 S. Schuyler Avenue; ca. 1958 Contributing

Kankakee Federal built their flagship store in 1958 on the southern edge of the commercial district in the post-war modern style of brick with glass storefront facing Schuyler Avenue that opens to a spacious, bright lobby. An addition was added on the south side of the building as well as a drive-thru, but neither addition dramatically changed the original façade, which retains a high degree of integrity.

Kankakee Downtown Historic District
 Name of Property

Kankakee, Illinois
 County and State

Building Inventory

Building Number	Historical Building Name	Site Address	Date	Con/Non
1	American State & Savings Bank	105-107 E. Court St.	1900	C
2	Delonais Building	109-111 E. Court St.	1898	C
3		119 E. Court St.	1916	C
4	City National Bank	189 E. Court St.	1887	C
5	Dandelles Billiard Hall	135 N. Schuyler Ave.	1905	C
6	Anderson Wright Dairy	141-143 N. Schuyler Ave.	1905	C
7	Kankakee Title	149-151 N. Schuyler Ave.	1907	C
8	Insurance Building	164 N. Schuyler Ave.	1912	C
9	Remington Theater	150-160 N. Schuyler Ave.	1912	C
10	Holcomb/Turk Building	126 N. Schuyler Ave.	1880	C
11		203 E. Court St.	1924	C
12	Jaffe Building	217 E. Court St.	1887	C
13		239 E. Court St.	1920	C
14	Peoples Bank	333 E. Court St.	2004	N
15	Domestic Laundry	196 N. Dearborn St.	1920	C
16	Kankakee Fire/Police Station	385 E. Oak St.	1930	C
17	Lemuel Milk Carriage House	165 N. Indiana Ave.	1864	C
18	First Presbyterian Church	371 E. Court St.	1879	C
19	First Baptist Church	425 E. Court St.	1924	C
20	Armory	150 N. Indiana Ave.	1920	C
21		202 N. Indiana Ave.	1930	C
22	Banquet Facility	435 E. Oak St.	1950	C
23	Illinois Bell Telephone Building	175 E. Oak St.	1951	C
24	US Post Office	175 E. Court St.	1905	C
25	Salvation Army	148 N. Harrison Ave.	1980	N
26	Hertz Building	545 E. Court St.	1928	C
27	Masonic Temple	124 S. Harrison Ave.	1914	C
28	Asbury United Methodist Church	196 S. Harrison Ave.	1866	C
29	Kankakee County Courthouse	450 E. Court St.	1908	C
30		392 E. Merchant St.	1935	C
31	Telephone Exchange Building	356 E. Merchant St.	1910	C
32	St. Paul's Lutheran Church	348 E. Merchant St.	1898	C
33	War Memorial	187 S. Indiana Ave.	1920	C
34		151 S. Indiana Ave.	1935	C
35	Gallagher Building	145 S. Indiana Ave.	1920	C
36		380-388 E. Court St.	1890	C
37	Lafayette Block	360-370 E. Court St.	1900	C
38		352 E. Court St.	1890	C
39		2 Dearborn Square	1975	N
40	Kankakee Cable Building	130 S. Dearborn Ave.	1950	C
41	Daily Journal Building	180 S. Dearborn Ave.	1950	C
42	1 Dearborn Square/PNC	1 Dearborn Square	1972	N
43	Executive Center	200 E. Court St.	1995	N
44		154 E. Court St.	1916	C
45	Kresge's Building	162 E. Court St.	1928	N

Kankakee Downtown Historic District
 Name of Property

Kankakee, Illinois
 County and State

Building Number	Historical Building Name	Site Address	Date	Con/Non
46		101 S. Schuyler Ave.	1928	N
47		111-119 S. Schuyler Ave.	1930	N
48	Speicher Building	127 S. Schuyler Ave.	1916	C
49	Topping Building	139 S. Schuyler Ave.	1916	C
50		147 S. Schuyler Ave.	1907	C
51		155 S. Schuyler Ave.	1901	C
52	Granger Building	163-171 S. Schuyler Ave.	1901	C
53	Arcade Building Annex	175 S. Schuyler Ave.	1945	C
54	Arcade Building	187 S. Schuyler Ave.	1885	C
55	Illinois Central Railroad Depot	199 S. East Ave.	1898	C
56		225 S. Schuyler Ave.	1980	N
57	JC Penney Building	249 S. Schuyler Ave.	1940	C
58		251-261 S. Schuyler Ave.	1892	C
59		265-271 S. Schuyler Ave.	1901	C
60		275-285 S. Schuyler Ave.	1901	C
61		291 S. Schuyler Ave.	1892	C
62	Herald Printing	297 S. Schuyler Ave.	1892	C
63		151 E. Station St.	1887	C
64		150 E. Station St.	1950	N
65		344 S. East Ave.	1945	C
66		354 S. East Ave.	1948	C
67	Fister Garage	360 S. East Ave.	1905	N
68	Fister Grocery	366 S. East Ave.	1890	C
69		372 S. East Ave.	1915	C
70	Schocke Grocery	380 S. East Ave.	1915	C
71	Tolson's Cleaning	367-379 S. Schuyler Ave.	1923	C
72	Key City Liquors	321 S. Schuyler Ave.	1950	C
73	Kankakee Federal	310 S. Schuyler Ave.	1958	C

Returned

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

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.)

- 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.

Areas of Significance

(Enter categories from instructions.)

Commerce

Politics/Government

Period of Significance

1864-1967

Significant Dates

N/A

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.

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation (if applicable)

N/A

Architect/Builder

Davis, Zachary Taylor (1869-1946), architect

Holabird & Root, architectural firm, Chicago

Simon, Louis A. (1867-1958), U.S. Treasury

Lillie, James (1835-1903), builder & architect

Charles D. Henry, architect

Returned

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations).

The Kankakee Downtown Historic District located in the city of Kankakee, Kankakee County, Illinois is significant under Criterion A in the area of Commerce, and Politics and Government, and Criterion C, architecture. The period of significance for the Kankakee Downtown Historic District extends from 1864 through 1967. The district is significant as an example of small, Midwestern urbanized settlement and growth during the period that paralleled the national commercial, social, and political trends and architectural styles.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The cross streets of Schuyler Avenue and Court Street form the main historical commercial corridor of the city. Its buildings retain most of their original design features, or were updated prior to 1967. They comprise a cohesive group of buildings that were the core of the development of both the city of Kankakee, and, as the county seat, of Kankakee County. The buildings represent the historical development of the area, and include not only commercial structures, but civic and religious as well.

The buildings included in the district represent early newspapers, theaters and entertainment, fraternal organizations, churches, grocery and clothing stores—the core of the day-to-day lives of the residents of the city and of the county.

While the 73 buildings in the proposed Downtown Kankakee Historic District range from those exhibiting excellent historical integrity to those that have recent façade renovations, the core downtown district as defined in this nomination contains a high number of contributing resources that clearly define a historic district representing the history of the City of Kankakee, Kankakee County, and the social history of the area in the period of significance 1864-1967. Three properties in the district have previously been named to the National Register including the Kankakee Railroad Depot, the Kankakee County Courthouse, and the Lemuel Milk Stone Barn.

There are 59 contributing resources and 11 non-contributing resources within the district, as well as three properties that were previously listed in the National Register and which contribute to the district. The non-contributing resources were either constructed after the period of significance or are older buildings that have undergone modern façade renovations and no longer retain sufficient historical integrity to contribute to the building.

The district is comprised mainly of one- to three-story buildings with first-floor storefronts and upper-floor office or residential space. A growing number of upper-floor spaces are being renovated as residential units. The majority of structures are brick, limestone and stucco. The district is a mix of styles dominated by Italianate, Art Deco and Classical Revival, but also including Greek Revival, Romanesque Revival, and Mid-Century Modern. Common elements include segmented arched windows, decorative cornices, and ornamental brick façades.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The Kankakee Downtown Historic District depicts sequential styles of commercial, religious, and civic architecture. The district contains three resources previously listed individually on the National Register. The majority of the buildings within the district maintain their integrity and while they may lack the individual distinction required for listing, they contribute to the district as a whole that represents the economic evolution of the City of Kankakee, and by extension, Kankakee County.

The contributing resources within the district were constructed between 1864 and 1967 and represent methods of construction typical of the period. Ornamentation and architectural style are representative of the architectural preferences of the eras in which they were constructed. The buildings convey the commercial nature of the core downtown district and their past and current uses demonstrate the variety of enterprises the residents were engaged in. The downtown corridors of Schuyler Avenue and Court Street generally defined the initial commercial district during early settlement, and growth radiated from those streets in all directions.

History

Sometime after 1700 the Pottawatomie Indians settled in the Kankakee River Valley. By the 1820's and 30's white men began to move into the Kankakee River Valley; early fur traders included Gurdon Hubbard, Noel LeVasseur, Francois Bourbonnais, and Chabre. In 1833 the Pottawatomie signed a treaty with the United States government, agreeing to leave the region and move west. Kankakee was founded in 1854.

In 1851 when the first train arrived in Kankakee, the only structure was a 20-year old cabin. Momence and Bourbonnais were the most developed and populated communities due to French Canadian immigration. The Illinois Central Railroad helped grow the area along the bend of the river that would become the City of Kankakee. The railroad brought business, lumber, transportation, trade, and a means for farmers to sell and ship larger crops. In 1898 the Illinois Central Railroad Depot (#56) was built to better serve the commercial and passenger needs of the growing city traveling to and from Chicago or points south. Passenger trains ran daily to and from Chicago expanding business and social opportunities and the river was summer attraction for city dwellers looking for an escape from the noise and dirt of the city.

The location of the depot and rail lines on the western edge of the Kankakee Downtown Historic District was largely responsible for its initial growth. As the transportation hub of the city and county, the district was a lifeline to outlying areas. The commercial opportunities that came with being the first point of delivery for goods were the basis for the economic vitality of the district in the years included in the period of significance. In 1872 the Cincinnati, Lafayette and Chicago Railroad extended service from the Indiana state line to Kankakee, making Kankakee a two-railroad town.

In late 1877, State Representative Daniel C. Taylor of Kankakee sponsored a bill, guided through the Senate by Senator Thomas Bonfield, also of Kankakee, which authorized the State of Illinois to build the Illinois Eastern Hospital for the Insane. Local architect and builder James

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Lillie was awarded the commission to work on the first group of buildings at the 250-acre site just outside of the downtown limits. The hospital's design was the first in the United States to use a detached cottage plan pioneered in Belgium and would remain a steady large employer in the City and County of Kankakee.

By the 1880's Kankakee County was home to several schools, businesses, and elegant new developments; the Arcade Building (#54), which housed the opera house, fine hotels like the Hotel Kankakee (razed 1984) and by 1895, the Emergency Hospital was built on the site of present-day Provena St. Mary's Hospital.

The earliest wood frame buildings in the central commercial district were replaced beginning in the 1880s with mainly brick structures, many incorporating local limestone for structural and decorative elements. Buildings typically had first floor commercial uses and upper story offices or residences. Storefronts hosted typical businesses of the period: grocers, dry goods dealers, restaurants, and jewelers.

The Kankakee River proved to be a source of business as well. The clear, pure river produced large quantities of high quality ice each winter that was shipped to the Chicago market. An article in the January 1875 News Gazette wrote that the crop would be the largest ever—at least 25,000 tons in aggregate—a 50 percent increase over the previous year.

The river also provided water, power, recreation, transportation, and fishing. It was also the perfect backdrop for beautiful homes. In 1900, B. Harley Bradley and his wife Anna Hickox Bradley built along the river on South Harrison Avenue and Anna's brother, Warren R. Hickox, built a neighboring home. Both homes were designed by Frank Lloyd Wright and completed in 1901.

In 1912 Julia Remington built the Remington Theatre (#9) and other attractions like the Paramount Theatre (one block north of the northern boundary of the district) made their debut just before the Great Depression hit. After WWI Kankakee looked forward to the postwar era and found itself in an era of expansion. The construction of schools, business, and residential areas once again thrived.

Between 1915 and the stock market crash of 1929, Kankakee fared much like the rest of the United States. The county generally prospered financially, but also threw itself into the war effort by forming Company L and encouraging women to go to work to support the manufacture of goods necessary for the war.

Areas of Significance: Criterion A

The Kankakee Downtown Historic District contains a significant concentration of buildings that served the residents and visitors of the city and the county as the primary location for politics and government, and commerce as well as being the center of religious and entertainment activities, and the central transportation hub in the county.

Politics/Government

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

In the nineteenth century as the Illinois Central Railroad and the Kankakee River brought residents and commerce to the City of Kankakee, building centered on the area most accessible to both—which included the Downtown Kankakee Historic District east of the rail line and north of the river. Early building in the area was mainly wooden frame structures and residential use was interspersed with commercial use.

The Associates Land Company laid out Courthouse Square in 1853 with the naming of Kankakee as the county seat and the donation of one square block of land and \$5000 for a courthouse. The first courthouse was built shortly thereafter but was destroyed by fire in 1872. A new courthouse was built similar to the first but by 1900, it was clear the county had outgrown the space. In 1908 Zachary Taylor Davis was awarded the commission for a new courthouse (#29); it was completed in 1912.

Kankakee became the seat of the government for the area, attracting business and professionals who catered to government. Lawyers and community leaders made their offices in the historic district due to the proximity to the courthouse.

Between 1910 and 1930, a number of public and government buildings were built in and adjacent to the historic district. In 1910 the city constructed a library in the Romanesque revival style just south of Courthouse Square. The construction of the War Memorial (#33) and the Armory (#20) in 1920 and the Police and Fire Station (#16) in 1930, which also served as the seat of government for the city, followed closely thereafter.

The City of Kankakee was home to three Illinois governors; Lennington Small (1921-1929), Samuel Shapiro (1968-1969), and George Ryan (1999-2003). All three men made their home in the city and were businessmen and lawyers there prior to becoming Governor.

Commerce

The location of Courthouse Square four blocks from the rail line created a natural commercial corridor as the city grew and by the 1920s, the majority of frame structures along Court Street have been replaced by masonry construction. Most of the shops sold standard wares such as clothing, dry goods, produce, and jewelry and most had a street-facing storefront with upper level residences or offices. Blocks such as the LaFayette Block (#37) offered multiple business spaces and residential units conveniently located among the courthouse, banks, theaters, and stores.

The banking industry was also centered in the Downtown Historic District; by 1925 there were at least four banks on either Court Street or Schuyler Avenue. City National Bank anchored the northwest corner of the intersection where the streets came together.

Growth and construction continued into the 1920s and 1930s but experienced a decline during the Depression Era and during World War II. The end of the war saw development of the northern and southern edges of the district, with the construction of buildings in the new “modern” style—buildings such as the Illinois Bell Telephone Building designed by Holabird and Root (#23) and the Kankakee Federal Building (#73).

Kankakee County experienced an economic downturn in the mid-1980s due to the closure of manufacturing facilities and the downtown area suffered. Coupled with the construction of

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

shopping centers and malls in the neighboring towns of Bradley, Bourbonnais, and Manteno, retail vacated the downtown area and many buildings suffered vacancies and neglect. This period saw the demolition of many significant buildings and paved the way for surface lots and modern construction after 2000.

The Kankakee Downtown Historic District also served a vital role in the development of the social history of the city and the county. The influx of immigrants into the area increased the popularity of fraternal organizations and by 1920, a variety of fraternal organizations had established themselves. The downtown district would eventually be home to the International Order of Odd Fellows (IOOF), the Masonic Lodge, Knights of Columbus, and the Elks Lodge, many of them constructing their own buildings.

The population of the city more than tripled from 1880 to 1920, rising to 16,753. The number of churches in the downtown grew to serve this growing population and they became important social and community elements. Asbury United Methodist Church (#28), St. Paul's Lutheran (#32), First Presbyterian (#18), and First Baptist (#19) all constructed churches in the historic city center during this period.

The downtown district provided a place for interaction and socialization but it exploded with entertainment options after the turn of the century. The area boasted seven theaters, and the Opera House in the Arcade Building (#35) at the corner of S. Schuyler and Merchant Street. Other entertainment locations included the Kankakee Hotel at Schuyler Avenue and Merchant Street (non-extant), the Petite Theater (#12), and the Remington Theater (#9). Multi-screen theaters and modern amenities pushed out these theaters by the 1930s. Buildings were renovated to other uses as the downtown theater business declined.

Conclusion

The central business district of the City of Kankakee that is predominantly within the boundaries of the proposed Kankakee Downtown Historic District is architecturally and socially significant to both the citizens of Kankakee County and the City of Kankakee, as well as to the greater understanding of the growth of communities and built environments of hundreds of small Midwestern city downtowns.

The cyclical nature of the economy of the City of Kankakee lead to a diverse architectural legacy and the existence of a range of architectural styles representing nearly every building trend during the period of significance. While civic and religious buildings play a major role in the makeup of the district, commercial buildings continue to be the backbone of the area, and continue their role in the continual evolution of commercial endeavors, civic engagement, political leadership, transportation, and entrepreneurship that has taken Kankakee from a small settlement along a French trade route, to a small city that has stood the test of time and retained much of the fabric of its architectural heritage and continues to build on that heritage as they recognize their rich history and develop a bright future.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

9. Major Bibliographical References

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

1. *The American Contractor, Vol. 31*. F.W. Dodge Corporation Publisher, 1910.
2. Baker, George A., *The St. Joseph-Kankakee Portage--Its Location and Use by Marquette, La Salle and the French Voyageurs*, 1899.
3. Bradford, William J.A., *Notes on the Northwest, Or Valley of the Upper Mississippi*, 1846.
4. City of Kankakee Building Permit Records, City Code Enforcement Division, 1954 to present.
5. City of Kankakee website <http://www.citykankakee-il.com/>
6. Congressional Series of the United States Public Documents, Investigation of the Post Office Department, 58th Congress, 2nd Session. Government Printing Office, 1904.
7. Heinz, Thomas A., *Frank Lloyd Wright Field Guide*, Northwestern University Press, 2005.
8. Houde, Mary Jean and John Klasey, *Of the People: A Popular History of Kankakee County*, General Printing Company, Chicago, IL, 1968.
9. Johnson, Vic. 1994. L'Riviere Theakiki--'The Fabulous River of 2,000 Bends', *The Daily Journal* (July 31, 1994), p. 24.
10. Kankakee City Directories 1911-2013
11. Kankakee County Convention and Visitors Bureau website
<http://www.visitkankakeecounty.com/>
12. "Kankakee Knows What's Coming," *Life* magazine, vol. 30, no. 1, January 1, 1951
13. [Kankakee Regional Chamber of Commerce](http://www.kankakeecountychamber.com/) website
<http://www.kankakeecountychamber.com/>
14. McCafferty, Michael, *Native American Place-Names of Indiana*, 2008.
15. National Association of Counties, *"Find a County"*.
16. Park and Markowitz, *Democratic Vistas, Post Offices and Public Art in the New Deal*, 1984.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

17. Sanborn Publishing Map Co. 'Insurance Maps of Kankakee Illinois' 1887, 1892, 1896, 1901, 1907, 1914, 1923, 1930, 1948.
18. United State Census Bureau, "Annual Estimates of the Resident Population: April 1, 2010 to July 1, 2012".
19. United States Geological Survey, "Kankakee". [Geographic Names Information System](#).
20. Werich, J. Lorenzo, *Pioneer Hunters of the Kankakee*, 1920.

Previous documentation on file (NPS):

- 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 # _____
- recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other
- Name of repository: _____

Returned

Historic Resources Survey Number (if assigned): _____

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

10. Geographical Data

Acreage of Property 43

(Do not include previously listed resource acreage; enter "Less than one" if the acreage is .99 or less)

Latitude/Longitude Coordinates

Datum if other than WGS84: _____
(enter coordinates to 6 decimal places)

1	<u>41.121703</u> Latitude	<u>-87.868588</u> Longitude	3	<u>41.116919</u> Latitude	<u>-87.866406</u> Longitude
2	<u>41.116131</u> Latitude	<u>-87.859552</u> Longitude	4	<u>41.122388</u> Latitude	<u>-87.865396</u> Longitude

Verbal Boundary Description (Describe the boundaries of the property.)

The Downtown Kankakee Historic District represents the central business district of the City of Kankakee, and is bounded loosely by South Harrison Avenue on the east, East Oak Street on the north, South East Avenue on the west and East Station Street on the south.

Commencing at a point on the north side of East Court Street where it meets North East Avenue, go north on North East Avenue to the point where the east/west alley begins, then east to the intersection of the north/south alley, then north along the alley to a point at the rear of 149-151 North Schuyler Avenue. Go east to North Schuyler Avenue and across North Schuyler Avenue along the south side of 164 North Schuyler Avenue to the alley, then south along the alley to the point where it meets East Court Street. Go east along the north side of East Court Street to North Dearborn Avenue, and then north on North Dearborn Avenue to the point where it meets East Oak Street. Proceed east on East Oak Street to a point just west of the Police Station (385 East Oak Street) and north to the northwest corner of the property. Go east along the north side of the building to North Indiana Avenue. Cross North Indiana Avenue using the alley and go east to North Harrison Avenue. At North Harrison Avenue, go south to a point mid-block at the rear of the Salvation Army property (148 North Harrison Avenue), then go east to the center of the block at the northeast corner of 545 East Court Street. Then go south along the east side of the 545 East Court Street property following a straight line south in the alley across East Court Street to the point where the alley meets East merchant Street. Proceed west on East Merchant Street to the corner of South Indiana Avenue, then go south on the west side of South Indiana Avenue to the east/west alley. Go west along the alley to the corner of the alley and South Dearborn Avenue, then go north on South Dearborn Avenue to East Merchant Street. At the corner of South Dearborn Avenue and East Merchant Street go west to South Schuyler Avenue. Proceed south on South Schuyler Avenue to East Station Street and then go east to the mid-point of the block at the east side of the bank building (310 South Schuyler Avenue). Then go south along the alley on the east side of the bank building to the alley south of the bank building. Go west along the south side of the bank building across South Schuyler Avenue to a point on South East Avenue on the south side the structure at 380 South East Avenue. Proceed north on South East Avenue to East Station Street and go east to the mid-point of the block. Go north along the west side of 151 East Station Street to East Merchant

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Street. At the intersection of the alley and East Merchant Street go west to the railroad tracks. Follow the railroad tracks north the north side of the Depot property, thence east to the rear of 187 South Schuyler Avenue at the alley. Then follow the alley north to the intersection of East Court Street and go west on East Court Street to the point of origin.

Boundary Justification (Explain why the boundaries were selected.)

The boundary for the Downtown Kankakee Historic District includes properties located within the central business district; this central business district reflects the cyclical nature of the local economy and how the economy has transitioned over time from mainly agrarian, to manufacturing, to service. The period of significance includes periods of expansive growth as well as periods of economic contraction. The buildings within the district boundaries reflect these cycles. The buildings within the district boundaries reflect these cycles.

The boundaries for the Kankakee Downtown Historic District include the most significant concentration of the city's historic commercial structures. District boundaries were drawn to minimize the number of non-contributing resources, as well as to exclude structures outside the period and areas of significance.

11. Form Prepared By

name/title Elisabeth Dunbar date Dec 19, 2017
organization Carlile Architects LLC telephone 815-401-0526
street & number 143 N. Schuyler Ave. Suite 250 email edunbar@carlile-group.com
city or town Kankakee state Il zip code 60901

Returned

Additional Documentation

Submit the following items with the completed form:

- **GIS Location Map (Google Earth or BING)**
- **Local Location Map**
- **Site Plan**
- **Floor Plans (As Applicable)**
- **Photo Location Map** (Include for historic districts and properties having large acreage or numerous resources. Key all photographs to this map and insert immediately after the photo log and before the list of figures).

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

List of Figures

(Resize, compact, and paste images of maps and historic documents in this section. Place captions, with figure numbers above each image. Orient maps so that north is at the top of the page, all document should be inserted with the top toward the top of the page.

1. Map – Google Earth



[Point A](#)

41.121703°, -87.858588°

[Point B](#)

41.116131°, -87.859552°

[Point C](#)

41.116919°, -87.866406°

[Point D](#)

41.122388°, -87.865396°

Kankakee Downtown Historic District
Name of Property

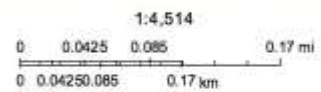
Kankakee, Illinois
County and State

2. Map – Resource Key

Kankakee Downtown Historic District Resource Key



February 28, 2017







Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

3. Map – Historic District overview with latitude and longitude points referenced on Map 1, showing green spaces, parking lots, and indicating contributing versus non-contributing



Legend	
	Contributing Building
	Non-Contributing Building
	Parking Lot
	Green Space

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Photographs:

Submit clear and descriptive photographs. The size of each image must be 3000x2000 pixels, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch 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.

Photo Log

Name of Property: Kankakee Downtown Historic District

City or Vicinity: Kankakee

County: Kankakee State: Illinois

Photographer: Carlile Architects (Elisabeth Dunbar/Jacob Carlile)

Date Photographed: May 5, 2015 unless otherwise noted

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

1. View of American State & Savings (#1), Delonais Building (#2), and 119 E. Court St. (#3) at northeast corner of Court Street and East Avenue. View facing north. (February 25, 2017)
2. City National Bank (#4) at the northwest corner of Court Street and Schuyler Avenue. View facing southwest.
3. View of Dandelles Billiard Hall (#5), Anderson Wright Dairy (#6) and 149-151 N. Schuyler (#7) on east side of 100 block of N. Schuyler Avenue. View facing west. (February 25, 2017)
4. View of Insurance Building (#8), Remington Theater (#9), Holcomb/Turk Building (#10) and 203 E. Court St. (#11) on east side of 100 block of N. Schuyler Avenue. View facing southeast. (February 25, 2017)
5. Corner of E. Court Street and N. Schuyler Avenue showing 203 E. Court (#11), Jaffe Building (#12) and 239 E. Court (#13). View facing north. (February 25, 2017)
6. Peoples Bank (#14) View facing north. Non-contributing – after period of significance. View facing north.
7. Domestic Laundry (#15) at the corner of Dearborn and Oak Streets. View is facing south from Oak Street; Dearborn Street is to the right (west).
8. Kankakee Fire/Police Station (#16) at the corner of Oak Street and Indiana Avenue. View facing northwest.
9. The Lemuel Milk Carriage House and Barn (#17), located on alley between Dearborn Street and Indiana Avenue. View facing west from Indiana Avenue.
10. First Baptist Church (#19) at the northeast corner of Court Street and Indiana Avenue. View facing north. (February 25, 2017)
11. Armory (#20), Indiana Avenue façade showing First Baptist Church (#19) to the south. View facing west.
12. Hertz Building (#26), center of the block on E. Court Street next to alley. View facing north.
13. Kankakee Post Office (#24), corner of Court Street and Harrison Avenue, directly across from Kankakee County Courthouse (#29). View facing north.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

14. 435 E. Oak Street (#22) and Illinois Bell Telephone Building (#23) south-facing facades. View facing northeast. (February 25, 2017)
15. Masonic Temple (#27) and Asbury United Methodist Church (#28) as situated on S. Harrison Avenue. View facing southeast. (February 25, 2017)
16. Kankakee County Courthouse (#29) in the center of Courthouse Square on south side of Court Street between Indiana and Harrison Avenues. View facing southeast.
17. Telephone Exchange Building (#31) facing north on Merchant Street at the alley. View facing south. (February 25, 2017)
18. St. Paul's Lutheran Church (#32), corner of Merchant and Dearborn Streets. View facing south. (February 25, 2017)
19. War Memorial (present-day Knights of Columbus) (#33), corner of Indiana Avenue and Merchant Street. View facing west, 151 S. Indiana Avenue (#34) to north.
20. West side of the 100 block of S. Indiana Avenue showing 151 S. Indiana (#34) and Gallagher Building (#35). View facing northwest. (February 25, 2017)
21. North-facing facades of 300 block of E. Court Street showing 380-388 E. Court (#36), LaFayette Block (#37), and 352 E. Court (#38). View facing south. (February 25, 2017)
22. Court Street looking west from the intersection at Indiana Avenue. 380-388 E. Court (#36), LaFayette Block (#37) circa 1950, 352 E. Court Street (#38) are seen on the south (left) side of the street. First Presbyterian (#18) can be seen on the north (right) side. View facing west. (February 25, 2017)
23. 2 Dearborn Square (#39). View facing southeast. Non-contributing – after period of significance. View facing south.
24. The Daily Journal Building (#41), with the St. Paul's Lutheran Church (#32) steeple in the background. View facing east.
25. 1 Dearborn Square Building (#42), currently PNC Bank and offices. Built 1972; non-contributing as it is after the period of significance. View facing east.
26. South side of E. Court St. between Schuyler Avenue and the alley showing 154 E. Court Street façade, 162 E. Court St., Kresge's Building (#45), and 101 S. Schuyler Avenue (#46) (#45, #46 and #47 are non-contributing due to recent façade installation). View facing southeast. (February 25, 2017).
27. Arcade Block, showing the Arcade Building (#54), Arcade Annex (#53), Granger Building (#52), 155 S. Schuyler (#51), and 147 S. Schuyler (#50). View facing north. (February 25, 2017)
28. Illinois Central Railroad Depot (#55). View facing west/northwest.
29. Intersection of S. Schuyler Avenue and E. Station Street showing Herald Printing (#62), 291 S. Schuyler (#61), 275-285 S. Schuyler (#60), 265-271 S. Schuyler (#59), 251-255 S. Schuyler (#58) and JC Penney (#57). View facing north. (February 25, 2017)
30. Southeast corner of S. Schuyler Avenue and E. Station Street. Kankakee Federal Building (#73). View facing southeast. (February 25, 2017)
31. Aerial view from east side of N. Schuyler Avenue looking south.
32. East side of S. East Avenue between Station Street to the north and E. Hickory on the south, showing Fister Garage (#67), Fister Grocery (#68, 372 S. East Avenue (#69), and Schocke Grocery (#70). View facing southeast. (February 25, 2017)
33. Key City Liquors (#72), southwest corner of Schuyler Avenue and Station Street. View facing south.

Kankakee Downtown Historic District
Name of Property

Kankakee, Illinois
County and State

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC

Returned

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Requested Action: Nomination

Property Name: Kankakee Downtown Historic District

Multiple Name:

State & County: ILLINOIS, Kankakee

Date Received: 1/16/2018 Date of Pending List: 2/21/2018 Date of 16th Day: 3/8/2018 Date of 45th Day: 3/2/2018 Date of Weekly List:

Reference number: SG100002150

Nominator: State

Reason For Review:

 Accept X Return Reject 3/2/2018 Date

Abstract/Summary Comments: **National Register Return/Review Comments:**
The district appears to contain a Federal property--Building #24 US Post Office, 475 E. Court St. (the Public-Federal ownership box was also checked), however, the documentation provided by the SHPO did not contain the FPO certification signature, either on the nomination form or in a letter, nor did it contain a copy of the notification letter provided to the FPO by the SHPO office. [As per NPS guidance, when historic districts include a federally owned building, the NR nomination file must include a copy of a letter from the SHPO notifying the appropriate FPO of the nomination and providing the FPO the opportunity to comment.] The SHPO has confirmed that the FPO was not notified, therefore the nomination is being returned until that notification is completed.

In addition, there were minor technical corrections that also need to be addressed (see attached)

Recommendation/ Criteria: Return

Reviewer Paul Lusignan Discipline Historian

Telephone (202)354-2229 Date 3/2/2018

DOCUMENTATION: see attached comments : YES see attached SLR : No

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.

The United States Department of the Interior
National Park Service

National Register of Historic Places
Evaluation/Return Sheet

Property Name: Kankakee Downtown Historic District

Reference Number: 100002150

Reason for Return

The district appears to contain a Federal property--Building #24 US Post Office, 475 E. Court St. (the Public-Federal ownership box was also checked), however, the documentation provided by the SHPO did not contain the FPO certification signature, either on the nomination form or in a letter, nor did it contain a copy of the notification letter provided to the FPO by the SHPO office. [As per NPS guidance, when historic districts include a federally owned building, the NR nomination file must include a copy of a letter from the SHPO notifying the appropriate FPO of the nomination and providing the FPO the opportunity to comment.] The SHPO has confirmed that the FPO was not notified, therefore the nomination is being returned until that notification is completed.

In addition, there were minor technical corrections that also need to be addressed:

Location:

The name of the city should read: Kankakee. [The line was left blank on the original form.]

SHPO Certification:

The Criteria Boxes only checked Criterion A, but the narrative notes both Criterion A and C.

Description:

Building #10 Holcomb/Turk Building. The title block and inventory list have the building categorized as a contributing resource, but the narrative description calls out the building as non-contributing due to the heavily altered facade. Please clarify and address any necessary corrections to the Resource Count.

Building #15 Domestic Laundry. The narrative description should note that the building complex features substantial red and blond brick, vernacular industrial additions to the south, which should be treated as contributing elements to the property. [Whenever large functionally related buildings such as this are included, the description should at least briefly make note of them.]

Building #16 Kankakee Fire/Police. The building's architectural style would more appropriately be categorized as Collegiate Gothic or Late Gothic Period Revival rather than Art Deco.

Continued

Throughout the nomination, reference is made to certain 1950s era buildings as "post-modern." Was this intended to read as "post-war modern" rather than Post-Modernism, which is more related to 1970-1980 designs?

Building #28 Ashley United Methodist Church. Again the narrative description should note that the building complex features substantial, historically contributing additions (school/classrooms, ? hall, ? rectory ?) to the north of the church proper along South Harrison.

Significance:

Architecture should be added to the Areas of Significance. [The Boxes are checked for Criterion A and C, but Architecture was not added. The narrative justifies Criterion C and Architecture.]

We appreciate the opportunity to review this nomination and hope that you find these comments useful. Please feel free to contact me at (202)354-2229 if you have any questions.

Sincerely,



Paul Lusignan, Historian

National Register of Historic Places

3/2/2018



Illinois Department of Natural Resources

One Natural Resources Way Springfield, Illinois 62702-1271
www.dnr.illinois.gov

Bruce Rauner, Governor

Wayne A. Rosenthal, Director

March 5, 2018

**Kankakee Downtown Historic District
(Roughly bounded by West Ave., Oak, Indiana and Station Streets)
US Post Office at 475 E. Court Street
Kankakee, Kankakee Co.**

Dallan C. Wordekemper CPM
Real Estate Specialist, Facilities Headquarters
US Postal Service
475 L'Enfant Plaza SW, Room 6670
Washington, DC 20260 -1862

Dear Mr. Wordekemper:

We are pleased to inform you that the place noted above was considered by the Illinois Historic Sites Advisory Council at their October 27, 2017 meeting for nomination to the National Register of Historic Places. The National Register is the Federal government's official list of historic properties worthy of preservation.

Benefits of being listed in the National Register include:

- Potentially stopping the damage or destruction of registered places by requiring state or federally permitted/funded/licensed projects to examine alternatives.
- Offering a federal income tax incentive for rehabilitating income-producing places.
- Offering a property tax assessment freeze incentive for rehabilitating single-family, owner-occupied residences.
- Increasing awareness and appreciation of registered places.

Being listed in the National Register DOES NOT:

- Require private property owners to obtain prior approval to change their property when using private, city or county funds.
- Require private property owners to preserve or restore their registered place.
- Block state or federally funded/permitted/licensed projects when these are desired by the owner and shown to be in the public interest.

To view the criteria under which the properties are evaluated go to:

<https://www.nps.gov/nr/publications/bulletins/nrb15/>



Illinois Department of Natural Resources

One Natural Resources Way Springfield, Illinois 62702-1271
www.dnr.illinois.gov

Bruce Rauner, Governor

Wayne A. Roseenthal, Director

What you need to know:

- Private property owners have an opportunity to concur in or object to listing in accord with the National Historic Preservation Act and 36 CFR 60.
- If private property owners choose to object to listing, they must send the State Historic Preservation Officer a notarized statement to the address below certifying that they are the sole or partial owner of the private property and object to the listing.
- Each owner or partial owner of private property has one vote regardless of what part of the property that party owns. If a majority of private property owners object, a property will not be listed; however, the State Historic Preservation Officer shall submit the nomination to the Keeper of the National Register for a determination of the eligibility of the property for listing in the National Register.
- If the property is then determined eligible for listing, although not formally listed, Federal agencies will be required to allow the Advisory Council of Historic Preservation an opportunity to comment before the agency may fund, license, or assist a project which will affect the property.
- Anyone may comment on whether a property should be nominated to the National Register. Comments should be sent to the address below.
- Anyone may attend the Illinois Historic Sites Advisory Council meeting at which the nomination will be considered. Those who require assistance in order to participate fully in Advisory Council proceedings should contact Andrew Heckenkamp in advance of the meeting so that necessary arrangements can be made.

All correspondence should be directed to:

IDNR – State Historic Preservation Office
Andrew Heckenkamp, National Register Coordinator
1 Natural Resources Way
Springfield, Illinois 62702 -1271

A copy of the nomination and information on the National Register and Federal tax provisions is available from the above address upon request. For additional information, you may also visit the National Register of Historic Places Official Website at <http://www.nps.gov/nr/>.

Sincerely,

Andrew Heckenkamp, National Register Coordinator
andrew.heckenkamp@illinois.gov
217.785.4324

7017 1000 0001 0940 7652

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Dallan C. Wordekemper CPM
Real Estate Specialist, Facilities Headquarters
US Postal Service
475 L'Enfant Plaza SW, Room 6670
Washington, DC 20260 -1862



Illinois Department of Natural Resources

One Natural Resources Way Springfield, Illinois 62702-1271
www.dnr.illinois.gov



Bruce Rauner, Governor
Wayne A. Rosenthal, Director

April 19, 2018

Ms. Barbara Wyatt
National Park Service
National Register of Historic Places
1849 C Street, NW, Mail Stop 7228
Washington, DC 20240

Dear Ms. Wyatt:

Enclosed are the disks that contain the true and correct copies of the National Register nominations recommended for nomination by the Illinois Historic Sites Advisory Council and signed by the Deputy State Historic Preservation Officer:

- **SLR for the Emmanuel Episcopal Church, LaGrange, Cook County**
- **Requested corrections for the Kankakee Downtown Historic District (including confirmation of federal notification)**
- **Requested corrections for the Buffalo Creek Bridge, Long Grove, Lake County**

Please contact me at 217/785-4324 if you need any additional information. Thank you for your attention to this matter.

Sincerely,

A handwritten signature in cursive script, appearing to read "Andrew Heckenkamp".

Andrew Heckenkamp, Coordinator
Survey and National Register program
Illinois State Historic Preservation Office
Illinois Department of Natural Resources

enclosures