

**United States Department of the Interior
Heritage Conservation and Recreation Service**

**National Register of Historic Places
Inventory—Nomination Form**



See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Badgerow Building
and/or common

2. Location

street & number 622 Fourth Street not for publication
city, town Sioux City vicinity of congressional district 6
state Iowa code 19 county Woodbury code 93

3. Classification

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name Badgerow Building Partners
street & number 921 Badgerow Building
city, town Sioux City vicinity of state Iowa

5. Location of Legal Description

courthouse, registry of deeds, etc. Recorder's Office, Woodbury Courthouse
street & number
city, town Sioux City state Iowa

6. Representation in Existing Surveys

title None has this property been determined eligible? yes no
date federal state county local
depository for survey records
city, town state

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

Combining elements of the Sullivanesque, Moderne, Chicago, and Art Deco schools, the Badgerow is a splendid tribute to Regional architecture. Measuring 54' x 130', the building has two of its facades embellished with terra cotta. Originally the corner of an important business block, Urban Renewal has recently cleared all but the Badgerow, exposing its brick party walls on the West and South.

Both the North and East sides are sheathed in terra cotta panels with a base wainscoat of black and green marble. The first two floors are richly sculpted with the designs richly colored in deep earth colors. This stylized decoration is so robust that it seems almost caricature. The second floor spandrel becomes the first culmination point, with a huge terra cotta Indian chief, also multi-colored, standing guard over the entrance. All decorative motifs use Indian symbols for their inspiration. However, artistic expression soon transforms all such historical reference into a very "modern" design.

Facing North, the front facade faces Fourth Street. It is divided into three bays, with the middle bay containing a trio of one over one, wooden sash windows, and the bay on each side containing a pair of the same. The exceptions are the second floor which has Chicago School windows and the eleventh floor which has shallow arch lintels.

The Grand Entrance is also on the North. Located in the third bay, it dictates an asymmetrical plan, even though the rest of the facade is very symmetrical. Rising two full stories, the entrance is the most dramatic architectural element of the building.

Facing East, the Jackson Street facade contains eight bays with a pair of windows each. The secondary entrance, located on this side, contains no distinguishing embellishment. As with the North facade, the windows are recessed so as to strengthen the overall vertical aspect of the building.

Crowning the tall parapet are eight terra cotta Indian chiefs, all in full head-dress. Once again the vertical aspect of the building is reinforced by deep vertical incisions into the terra cotta. Obviously the main objective of the architect was to give an appearance of height to the building, then to ornament it with the latest artistic idiom of historical illusion.

The interior, most of which is still intact, was described at the time of the opening:

...woodwork of solid mahogany in the latest shades of brown; main entrance and ornamental work of solid bronze; smooth plastered walls, adaptable to any wall-paper or oil decoration; a lobby with wainscoting in

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Belgium black marble, with insert panels of Tennessee roseal, giving a rich tonal coloring; corridor wainscotting in pink Tennessee marble, with blending colors in the terraza floors; three elevators of improved design insuring prompt, smooth and safe transportation; comfortable and spacious corridors, with drinking fountains connected with the water cooling plant; and each room supplied with every convenience of electricity, gas and air.

Fifty years later, the Badgerow remains one of the most important office buildings in Sioux City.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates 1930-present **Builder/Architect** Jackson St. Bldg. Co./K.E. Westerland

Statement of Significance (in one paragraph)

The Badgerow Building is an outstanding example of a regional interpretation of the Art Decor architectural style. Fortunately, we have the design philosophy of the architect, K.E. Westerland, with the following quotes about his twelve-story structure:

In planning the Badgerow Building, we realized we must start a new and create a new free architecture. Today America is in the midst of the Modern movement. Architecture no longer is the gaudy creation of pillars, convexes and concaves; it is the expression of ideals combined with utility. Where our forefathers were content with the squat and stolid, we give expression to lofty ideals in buildings reaching into the heavens, thus creating a new and ever-towering skyline and expressing our upward movement.

The architect's creative verve continues in explaining the inspiration for the decorative ornamentation;

Again the dream of the dreamer has been realized. With freedom of soul we played colorful tones, inserting them in the clay of the terra cotta past and present history, through ornaments and symbols of Indian days depicting the past history of our city, and presenting the present in the free lines of action - lines typical of present-day dynamic energy.

Thus, the Badgerow Building becomes important not only for its final completed state, but also for the artistic philosophy of the period, that played such an important in the design process. Sullivan had introduced the basic high rise building concept to the Midwest, but the Badgerow Building goes further in its attempt to "localize" the vertical building form. The richness of the ornamentation, accentuated by its variety of color, twentieth-century architectural achievements.

HISTORY

Late in the 1920's, E.M. Badgerow, son of Gordon Ralph Badgerow, one of Sioux City's pioneers, sought to construct a modern office building to honor his father. The elder Badgerow had emigrated from Ontario, Canada

(Continued)

9. Major Bibliographical References

UTM NOT VERIFIED
ACREAGE NOT VERIFIED

(See Continuation Sheet Item Number 9)

10. Geographical Data

Acreeage of nominated property less than 1 acre

Quadrangle name Sioux City South Quad.

Quadrangle scale 1:24000

UMT References

A

1	4	7	1	3	5	0	0	4	7	0	7	6	8	0
Zone		Easting				Northing								

B

Zone		Easting				Northing								

C

Zone		Easting				Northing								

D

Zone		Easting				Northing								

E

Zone		Easting				Northing								

F

Zone		Easting				Northing								

G

Zone		Easting				Northing								

H

Zone		Easting				Northing								

Verbal boundary, description and justification

See continuation sheet, item 10

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
state	code	county	code

11. Form Prepared By

name/title Ralph Christian, Architectural Historian

organization Division of Historic Preservation date October 1980

street & number 26 East Market Street telephone 319-353-6949 or 353-4186

city or town Iowa City state Iowa

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature Alvin D. Anderson

title Director, Division of Historic Preservation date January 6, 1982

For HCRS use only	
I hereby certify that this property is included in the National Register	
<u>Alvina Byers</u> Keeper of the National Register	Entered in the National Register date <u>3/24/82</u>
Attest:	date
Chief of Registration	

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in 1866; however, he did not move to Sioux City until 1876, where he was granted a permit to practice law in the courts of Iowa. Later, he served as deputy internal revenue collector for northwest Iowa, and finally as postmaster for Sioux City. It was during this period that he made large investments in the Fourth Street business district. For these reasons, E.M. Badgerow brought together a group of capitalists, to be called the Jackson Street Building Company, to erect the Badgerow Building.

They chose the "geographical center from east to west in the residential section of the city: for their proposed building. The site had formerly housed a steamboat captain, pioneer Sunday School, and two of Sioux City's larger department stores. This plot, the corner of Fourth and Jackson, had also been the scene of one Sioux City's worst disasters. On December 23, 1904, the Pelletier department store had caught fire and the entire block including the next block west burned, with the single exception of the Tribune Building (Historical Profile of Sioux City, P. 46).

In 1929, the Jackson Street Building Company engaged local architect K.E. Westerland. His design proposal was a "monolith of steel, concrete, and terra cotta." It is thought that his brother, who was practicing in Chicago, designed much of the Deco architectural terra cotta trim. Construction took place during the height of the Great Depression, 1930-33, with the contractor, Ben Short, using "135,000 cubic feet of concrete, 900,000 bricks, 360 tons of terra cotta, 60,000 square yards of plastering, 700 pilings, twelve cars of marble, four cars of mahogany trim, and six miles of heating and plumbing pipes" to finish the "Monarch of the City."

The owners described their new building, one of the taller office buildings in Sioux City, as a "veritable watchtower overlooking Iowa, Nebraska and South Dakota." They also boasted: "Because of its prominence and height, occupants of the Badgerow Building will find it easy to direct clients to their offices, furnishing an added convenience to home people and strangers.

A brochure issued at the time of the building's opening was designed by Gabriel J. Isaakoff. This booklet, richly illustrated with stylized Deco designs of the architectural detailing, is the

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source of all quotes unless otherwise noted. Summing up the Badgerow's amenities, one page boasts:

The finest office building in the city.
Is modern to the smallest detail.
Has a strategic location in the heart of growing city,
and at the junction point for all street cars.
Has a superior elevator service.
Will have as tenants many of the more desirable business
and professional firms of the city.

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BIBLIOGRAPHY

Isaakoff, Gabriel J. (Design and Layout), "Badgerow Building"
(Sioux City: Pritchard-Richard Co., n.d.). This pamphlet
is the source of all quotes unless otherwise indicated.

Schmidt, John F., A Historical Profile of Sioux City (Sioux City:
Sioux City Stationery Company, 1969).

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Continuation sheet

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All of the land, property, and space, including an abandoned party wall, lying within boundary lines established and described as follows:

Beginning at the Northeast corner of Block 23, Sioux City East Addition, County of Woodbury, State of Iowa; thence South $89^{\circ} 52' 40''$ West along the North line of said Block 23 for a distance of 64.19 feet; thence South $0^{\circ} 0' 59''$ West for a distance of 105.41 feet; thence South $89^{\circ} 44' 59''$ West for a distance of 8.8 feet; thence South $0^{\circ} 15' 01''$ West for a distance of 2.1 feet; thence South $89^{\circ} 44' 59''$ East for a distance of 5.1 feet; thence South $0^{\circ} 15' 01''$ West for a distance of 43.5 feet; thence South $89^{\circ} 58' 48''$ East for a distance of 68.12 feet to a point on the East line of said Block 23; thence due North along the East line of said Block 23 for 151.23 feet to the point of beginning.

Note: It is assumed in the foregoing legal description that the East line of Block 23 bears due North.