

United States Department of the Interior  
National Park Service



MP-2424

# 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 The Crane Company Building

Other names/site number Jacobs Warehouse Company

Name of related Multiple Property Listing Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri

## 2. Location

Street & number 1105-1107 Hickory Street

N/A not for publication

City or town Kansas City

N/A vicinity

State Missouri Code MO County Jackson Code 095 Zip code 64101

## 3. State/Federal Agency Certification

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

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

    national     statewide X local

Applicable National Register Criteria: X A     B     C     D

  
Signature of certifying official/Title JP

Date 03/26/18

Missouri Department of Natural Resources  
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:

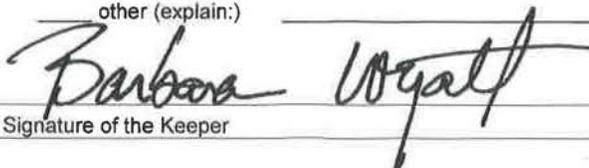
X entered in the National Register

    determined eligible for the National Register

    determined not eligible for the National Register

    removed from the National Register

other (explain:)

  
Signature of the Keeper

5-21-18

Date of Action

**The Crane Company Building**

Jackson County, Missouri

Name of Property

County and State

**5. Classification**

**Ownership of Property**

(Check as many boxes as apply.)

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

**Category of Property**

(Check only **one** box.)

<input checked="" type="checkbox"/>	building(s)
<input 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.)

<b>Contributing</b>		<b>Noncontributing</b>		
1				buildings
				sites
		1		structures
				objects
1		1		<b>Total</b>

**Number of contributing resources  
previously listed in the National Register**

N/A

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

COMMERCE/TRADE

warehouse/commercial storage

INDUSTRY/PROCESSING/EXTRACTION

processing site

**Current Functions**

(Enter categories from instructions.)

COMMERCE

**7. Description**

**Architectural Classification**

(Enter categories from instructions.)

LATE 19<sup>TH</sup> AND EARLY 20<sup>TH</sup> CENTURY

AMERICAN MOVEMENTS:

COMMERCIAL STYLE

**Materials**

(Enter categories from instructions.)

foundation: stone

walls: brick

roof: asphalt

other

:

NARRATIVE DESCRIPTION ON CONTINUATION PAGES

**The Crane Company Building**

Jackson County, Missouri

Name of Property

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.

STATEMENT OF SIGNIFICANCE ON CONTINUATION PAGES

**Areas of Significance**

COMMERCE

**Period of Significance**

1905 - 1951

**Significant Dates**

N/A

**Significant Person**

(Complete only if Criterion B is marked above.)

N/A

**Cultural Affiliation**

N/A

**Architect/Builder**

Curtiss, Louis S., architect

**9. Major Bibliographical References**

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

**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: **Special Collections, Kansas City Public Library; Spencer Library, Univ. of Kansas, Lawrence, KS**

Historic Resources Survey Number (if assigned):

**The Crane Company Building**

Name of Property

Jackson County, Missouri

County and State

**10. Geographical Data**

**Acreeage of Property** Less than one acre

**Latitude/Longitude Coordinates**

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

1 39.101296      -94.600997      3      \_\_\_\_\_      \_\_\_\_\_  
Latitude:      Longitude:      Latitude:      Longitude:

2 \_\_\_\_\_      \_\_\_\_\_      4      \_\_\_\_\_      \_\_\_\_\_  
Latitude:      Longitude:      Latitude:      Longitude:

**UTM References**

(Place additional UTM references on a continuation sheet.)

\_\_\_\_\_ NAD 1927      or      \_\_\_\_\_ NAD 1983

1      \_\_\_\_\_      \_\_\_\_\_      \_\_\_\_\_  
Zone      Easting      Northing

3      \_\_\_\_\_      \_\_\_\_\_      \_\_\_\_\_  
Zone      Easting      Northing

2      \_\_\_\_\_      \_\_\_\_\_      \_\_\_\_\_  
Zone      Easting      Northing

4      \_\_\_\_\_      \_\_\_\_\_      \_\_\_\_\_  
Zone      Easting      Northing

**Verbal Boundary Description** (On continuation sheet)

**Boundary Justification** (On continuation sheet)

**11. Form Prepared By**

name/title Cydney Millstein and Mary Ann Warfield

organization Architectural & Historical Research LLC

date November 6, 2017

street & number 1537 Bellevue

telephone 816-472-4154

city or town Kansas City

state Missouri      zip code 64108

e-mail [Cydney@ahr-kc.com](mailto:Cydney@ahr-kc.com)

**Additional Documentation**

Submit the following items with the completed form:

- **Maps:**
  - A **USGS map** (7.5 or 15 minute series) indicating the property's location.
  - A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Continuation Sheets**
- **Photographs**
- **Owner Name and Contact Information**
- **Additional items:** (Check with the SHPO or FPO for any additional items.)

**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.).

**The Crane Company Building**

**Jackson County, Missouri**

Name of Property

County and State

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18 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.

**Photographs**

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, 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: **The Crane Company Building**

City or Vicinity: **Kansas City, Missouri**

County: **Jackson County** State: **Missouri**

Photographer: **Richard Welnowski**

Date

Photographed: **October 2017**

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

- 1 of 10: Main or west and north facades; view facing southeast
- 2 of 10: North and west facades; view facing southeast
- 3 of 10: North façade; view facing south
- 4 of 10: East and north facades; view facing southwest
- 5 of 10: East and south facades; view facing northwest
- 6 of 10: Upper floors of south façade; view facing north
- 7 of 10: South and west facades; view facing northeast
- 8 of 10: Interior, first floor, view facing southwest
- 9 of 10: Interior, third floor, view facing southeast
- 10 of 10: Interior, fifth floor, view facing northwest

**Figure Log:**

Include figures on continuation pages at the end of the nomination.

- Figure 1: Location Map, Crane Company Building, 1107 Hickory Street, Kansas City, Missouri
- Figure 2: Footprint for the Crane Company Building, 1107 Hickory Street, Kansas City, Missouri
- Figure 3: Photo Key: Crane Company Building, First Floor and East Wing
- Figure 4: Photo Key: Crane Company Building, Third Floor
- Figure 5: Photo Key: Crane Company Building, Fifth Floor
- Figure 6: Crane Company Building, Sanborn Insurance Map: Kansas City, 1895.
- Figure 7: Crane Company Building, Sanborn Fire Insurance Map, Kansas City, 1907.
- Figure 8: Crane Company Building, Sanborn Fire Insurance Map, Kansas City, 1909.
- Figure 9: Crane Company Building, Sanborn Insurance Map, Kansas City, 1949.
- Figure 10: Flood, West Bottoms, Ninth Street looking west, photo June 2, 1903.

**The Crane Company Building**

Jackson County, Missouri

Name of Property

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**Figure Log Continued:**

- Figure 11: Flood, Overturned steam engine and rail destruction, looking south/southeast, near stockyards, photo, June 2, 1903.
- Figure 12: Electric Power House and Elevated Railway Bridge on the Kaw River, Kansas, June 2, 1903.
- Figure 13: Illustration depicting the new warehouse for the Kansas City branch expansion, designed by Louis S. Curtiss.
- Figure 14: Advertisement for Kansas City Missouri Branch House.
- Figure 15: Fittings for the Quindaro Pumping Station in Kansas.
- Figure 16: Crane Co. Railcar c.1905.
- Figure 17: Advertisement regarding customer service for the Railway companies c. 1911.
- Figure 18: Pipes shipped via rail to the west coast, bound for Okinawa, Japan c.1914.
- Figure 19: 1105-9 Hickory Street, Kansas City Missouri Tax Photo, c. 1940s.
- Figure 20: Louis S. Curtiss design, horse barn for Crane Co. 1911.
- Figures 21 and 22: Stock photos from *The Valve World* as illustrations regarding the types and size of product manufactured by Crane Co. and shipped all over the United States and abroad, c. 1911.
- Figure 23: One-story wing, interior photo view facing south; illustrating sky-lights and open floor area for machine shop and large inventory warehouse space.
- Figure 24: One-story wing, interior photo view facing east-southeast, illustrating open floor area for machine shop and large inventory warehouse space.
- Figure 25: Photo of Crane Co. "Floor Test" as required for all Crane Co. branch warehouses.
- Figure 26: Branch house map of Crane Co. outside of Chicago Illinois in 1906.
- Figure 27: Folly Theater, c. 2010. Kansas City, Missouri. Main or south façade, view facing northwest.
- Figure 28: Argyle Building, c.2005. National Register of Historic Places, June 2005.
- Figure 29: Louis S. Curtiss Studio Building, photo c. 1989, main façade, and view facing west.
- Figure 30: Boley Building, postcard c. 1910. Mrs. Sam Ray Collection, Kansas City Public Library.

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Continuation Sheet

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<p><b>The Crane Company Building</b></p> <p>Name of Property Jackson County, Missouri</p> <hr/> <p>County and State Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri</p> <hr/> <p>Name of multiple listing (if applicable)</p>
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## SUMMARY

The Crane Company Building (Crane Co.) is located at 1105-1107 Hickory Avenue, Kansas City, Jackson County, Missouri, in the historic West Bottoms industrial district. Designed in the Commercial style, the six-story brick commercial property with a one-story wing was designed by Kansas City architect Louis S. Curtiss and constructed in 1904-1905. The Crane Co. building is constructed of I-shaped steel columns and beams, heavy timber floor joists and decking, and measures 61.4 feet x 97.3 feet, totaling approximately 35,760 square feet. Prominent brick piers characterize the main or west-facing facade with classically inspired cast stone capitals at the first story, original window openings, and industrial sash fenestration and double-leaf doors covered with tin at the south façade. Its straightforward Commercial style corresponds to the registration requirements for “Industrial Manufacturing Facilities and Warehouses” in addition to “Commercial Distribution Offices and Warehouses” as set forth in the “Railroad Related Historic Commercial and Industrial Resources in Kansas City” MPDF. As originally designed and built, the Crane Co. building featured interior spaces dedicated to warehouse space for their inventory of valves and fittings and served as a branch house from which to “distribute the company’s products.”<sup>1</sup> As it stands today, the majority of the floors are wide open spaces where the I-shaped steel columns and beams and heavy timber floor joists and decking are exposed in keeping with the primary, original functions (distribution and warehouse space) of this nominated property. Additionally, the Crane Co. building was developed in the Two-Part Commercial Block scheme, often “found in railroad freight areas,”<sup>2</sup> in keeping with the registration requirements of the MPDF. In fair to good condition, the Crane Co. building has retained the majority of its historic character-defining features to convey its historic significance. While original windows have been replaced at the west or main façade, the original window openings are extant; at the south façade, original industrial fenestration set in segmental arched openings is extant at all floor levels. As originally designed, the north and east facades are without articulation. Therefore, the Crane Company building retains integrity of location, design, setting, materials, workmanship, feeling and association.

## ELABORATION

### Setting

The Crane Company Building is located in the Turner & Company Addition, Lots 1 through 6 of Block 53. This commercial building is located in a block that is bounded by 11<sup>th</sup> Street to the north, 12<sup>th</sup> Street Trafficway Viaduct to the south, Mulberry Avenue to the east, and Hickory Street to the west. An alley is located to the south side of the building, stretching from Hickory to Mulberry avenues. The six-story building (with the one-story wing) is sited within the West Bottoms Industrial area, which has retained much of the late 19<sup>th</sup> century Romanesque commercial and industrial buildings as well as the more straightforward commercial buildings from the early 20<sup>th</sup> century. Infrastructure in the immediate vicinity of the Crane Co. building includes concrete sidewalks and curbs, cobra lighting and wood utility poles with prominent

<sup>1</sup> Sally F. Schwenk, “Railroad Related Historic Commercial and Industrial Resources in Kansas City.” MPDF, 15 November 2000, F2.

<sup>2</sup> Ibid.

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**The Crane Company Building**

Name of Property

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transformers. Located to the immediate south of the building is a gravel lot on the site of the demolished 1885 Crane Co. building, which offers additional public parking. The surface parking to the north is associated with the nominated property. The historic Missouri Pacific trunk lines that were located to the north and south of the property, per the Sanborn Maps, are no longer visible. The Kansas City Terminal Tracks are located to the north of the nominated property along Union Avenue and southwest along Santa Fe Avenue. Historic properties in the immediate area to the west include the Creamery Package Manufacturing Company Building, 1408-1412 W. 12<sup>th</sup> Street (NR; 2016) and the Albert Marty Building, 1416-1418 W. 12<sup>th</sup> Street (NR: 2013), both listed in the National Register of Historic Places under the MPDF "Railroad Related Historic Commercial and Industrial Resources in Kansas City." The Campbell Cutler Paint and Glass Company building and the historic Twelfth Street Trafficway Viaduct, constructed in 1886 and 1914, respectively, are sited to the south, as well. Directly to the south, a streetscape of late 19<sup>th</sup> century properties line 12<sup>th</sup> Street. The 5-story brick Eagle Manufacturing Company Warehouse building, sited to the north of the Crane Company Building, was razed in 1943 (during the period of significance of Crane Company) while two ancillary 1-story sheds owned by Crane after 1910 and sited to the east, were razed at unknown dates after 1951. Crane's original 5-story brick, Romanesque style branch office building located at Hickory Avenue and what is now 12<sup>th</sup> Street was destroyed by fire in 2005.

There are two main rail lines, both owned and operated by the Kansas City Terminal Railway (KCTR), located within two to three blocks of the Crane Co. building. One line of KCTR tracks is located north of the nominated property and stretch northeast to southwest; the second line of the KCTR tracks is located southeast of the nominated property. These extant lines illustrate the prominent industrial manufacturing character of the area, which relied heavily on product distribution by rail. Also important to the definition of the overall character of the West Bottoms and the nominated property is the close proximity to the Missouri and Kaw (Kansas) rivers, which merge along the flats with which this distinctive industrial and commercial area of Kansas City is located.

An additional structure in the form of a surface parking lot is located to the immediate north of the building and located on the former site of the Eagle Manufacturing Company warehouse building that was demolished sometime between 1938 and 1939 (Figures 8 and 9). Crane acquired the lot but it is unknown as to what purpose it served during the period of significance, thus it is considered noncontributing. However, it was possibly as an early parking lot for employees. At some point after the period of significance, overhead doors were added to the one-story structure on the west façade as a loading dock for the Jacobs Warehouse Company. This parking area is paved.

While there have been property losses in and around the whole of the West Bottoms, the area still maintains a strong sense of association with the "evolution of the city's industrial and commercial development" and more specifically, the nominated property.<sup>3</sup>

**Exterior**

<sup>3</sup> Ibid, E1.

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**The Crane Company Building**

Name of Property

Jackson County, Missouri

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The Crane Company Building is a six-story brick, Commercial style building that faces west onto Hickory Avenue (Photo 1). Louis S. Curtiss, a prominent Kansas City architect working in the late 19th and early 20th centuries, designed this industrial warehouse and branch facility constructed in 1904 -1905. The first and second stories are divided into bays by prominent engaged brick piers with stone capitals and bases. Fenestration set in the original openings is non-original, aluminum-framed one-over-one single hung units, with exceptions, as noted in the following narrative (Photos 1 and 2).

The first story of the west façade, features a centered entry (with non-original terra cotta and tile surround) with a non-original double-leaf door flanked by original window openings that have been bricked in. The end bays of the first story feature original window openings that have been filled in with brick, as well. While not original to the design of the building, the rolling overhead doors placed at the top of the entry and far north bays are illustrated in a 1940 historic photograph. Second story fenestration is set in groups of three units at the far end and middle bays. The middle bay is set apart from flanking bays by short brick piers, which in turn, are flanked by single window units. The stringcoursing placed above the second story is denticulated, with a tin-cladded company nameplate "1005-CRANE CO.-1007" centrally placed between the second and third stories. The upper story windows, 3<sup>rd</sup> through 6<sup>th</sup> stories, are set in groups of three at the center bay, with the remainder single window units (six of these on each floor). A wide stone sill course set above a denticulated band visually separates the second and third stories. Stone lugsills are featured at each window unit at the 4<sup>th</sup> through 6<sup>th</sup> stories.

Measuring seven bays, the south façade is articulated with original segmental arched openings throughout the entire elevation (Photos 6 and 7). First floor openings, originally deeply recessed, have been bricked in, with the exception of the third bay (moving west to east), which remains open. Fenestration of floors 2 through 6 is original multipaned, industrial sash with operable awning units placed at the top of each window. The third bay, floors 3 through 6, feature original double-leaf doors cladded in tin. These openings were originally linked to the company's main building to the south (no longer extant) by bridges that featured windows with iron shutters.<sup>4</sup> Non-original wood slat railings are placed to the inside of the doors for protection. The original opening at the 2<sup>nd</sup> floor has been infilled with brick. The elevator shaft located at the top of the 6<sup>th</sup> story features a fixed multipaned window. Stone lugsills are featured at each window location.

The north and east facades of the Crane Co. building are without articulation or fenestration (Photos 2 - 5). However, the small horizontal markings throughout the north façade are areas of column bracing. Metal strapping is also visible at the northeast corner of the building (Photo 4). A brick chimney, in good condition, is located at the northeast corner of the building.

A brick one-story wing, designed by Curtiss and also constructed 1904-1905 (concurrently with the 6-story building), is attached to the east façade of the six-story building (Photos 4 and 5). The west façade features a wood framed, non-original metal canopy supported by a metal frame placed over a concrete dock, which is supported by an original stone foundation (Photos

<sup>4</sup> Sanborn Insurance Company, *Sanborn Fire Insurance Map: Kansas City*. Vol. 1, 1907, Sheet 19.

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2 and 3). Moving south to north, the west façade features non-original details including a single-leaf wood door and a single-bay, rolling overhead garage door reached by a wooden staircase. A temporary wood railing is placed at the dock level. At the west façade, the upper portion of the brick exterior is exposed above the canopy, while the remainder of this façade has been covered with a concrete skim coating to stabilize the brick.

The north façade, which features a non-original overhead door placed at the center, has been modified with CMU block, while original exterior brick is visible at the east and west edges (Photo 3). The original loading dock with stone foundation stands as a continuation of the loading dock at the west façade. It is reached by a set of wooden stairs placed at the dock's east end.

Like the north façade, the east façade has also been modified with CMU block at the upper south portion (Photo 4). Original openings (an overhead door placed left of center and segmental windows at the north end) have been infilled with CMU and brick, respectively. Similar modifications have been made to the south façade, as well (Photo 5).

Additional features of the one-story unit include a stepped roofline at the east façade, glazed tile and metal coping and a stone foundation visible at the rear and south facades.

Both the main building and the one-story wing feature flat roofs with rolled asphalt. The original brick elevator penthouse is placed at the second bay (moving west to east) at the south façade of the 6-story building. The brick parapet wall with tile coping is in good condition. Additional features include exposed stone foundations on the main building and the wing.

### Interior (Figures 3, 4, and 5)

The main entrance of the six-story building leads to an entry vestibule and non-original wooden staircase. Brick walls are exposed throughout the interior. Original oak flooring throughout the interior and the freight elevator placed at the south portion of the building are extant.

As mentioned above, the Crane Company stored pipes, pumps, plumbing supplies, valves and fittings. Because this building was built as a warehouse and storage facility to the main building (no longer extant) located to the immediate south on what is now 12<sup>th</sup> Street, more than likely there was not a need for any office space. From 1905 through 1951, during the period of significance, the nominated property held Crane's industrial grade inventory in wide-open spaces, floors one through six (see Figure 25).<sup>5</sup> As it stands today (Photos 8-10), the majority of the floors reflect the original use as a warehouse where the activities from the period of significance took place. Currently, the building contains some non-original removable partitions that are scattered throughout the six-story building. Additionally, the original I-shaped steel columns and beams and heavy timber floor joists and decking remain exposed and in good condition.

<sup>5</sup> The open space warehousing did not change until after the building was sold to Jacobs Warehouse Company and after the period of significance. Figure 25 illustrates the typical open floor space that was part of Crane Co, warehouse designs.

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<p><b>The Crane Company Building</b></p> <p>Name of Property Jackson County, Missouri</p> <hr/> <p>County and State Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri</p> <hr/> <p>Name of multiple listing (if applicable)</p>
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Due to live-load concerns, the heavier materials were housed and stored on the lower floors. Measurement of the 'live load' or 'floor test' was an important process in the construction and design for the nominated building, as with every Crane Co. warehouse. As such, the nominated building was designed and constructed according to Crane Co. floor specifications. Each floor had a weight per square foot requirement that was noted in *The Valve World*. The ground levels of branch warehouses were designed for heavy loads of 500-600 pounds per square foot.<sup>6</sup> Weight requirements decreased on upper floors with the second and third-floor capacity set at 400 pounds per square foot, while upper floors were set at 300 pounds per square foot. Inventory held in the nominated building was then stored according to weight with the smaller (lighter) valves and fittings placed at the upper floor levels while the lower levels held inventory that gradually increased in size and weight per 'live load' specifications. The heaviest and largest inventory was stored on the ground floor (Figure 25).<sup>7</sup>

Currently, while there are non-original wood partitions<sup>8</sup> covered with drywall located throughout the building from the 2<sup>nd</sup> through 5<sup>th</sup> floors (Figure 5), per the interior floor plans, the significant spaces reflecting the original use of the Crane Co. building are intact and generally recognizable to the period of significance. The majority of space on the first floor and the entire 6<sup>th</sup> floor remain open spaces.

The interior of the one-story wing features original open space for storage, roof joists, beams and nine skylights. The original columns were recently replaced with wood supports due to severe termite damage and portions of the ceiling have been braced for additional strength. The industrial grade materials held by Crane Co. were processed and shipped from this one-story unit from its north facade, where a continuous loading dock is extant. The one-story warehouse wing was built to house and process large sections of pipe, along with fittings and valves. Customized cutting and threading of pipe up to 12 inches in diameter occurred in this building as it was equipped with a full machine shop. (Figures 3, 9, 23 and 24).<sup>9</sup>

## Integrity

The Crane Company building retains the majority of its historic integrity (all aspects) throughout the exterior and the interior. The six-story Commercial style building occupies the same location as it did historically. The setting of the surrounding neighborhood, in close proximity to the confluence of the Kaw and Missouri rivers, contains late 19<sup>th</sup> century and early 20<sup>th</sup> century buildings and an early 20<sup>th</sup> century reinforced concrete viaduct as well as extant rail lines. The distinctive industrial and commercial character of the West Bottoms has been maintained, with buildings in the immediate area of the nominated property listed in the National Register.

<sup>6</sup> "Details of a Modern Warehouse," *The Valve World* II/9, 7-8.

<sup>7</sup> *Ibid.*

<sup>8</sup> These partitions are not extensive, typically do not reach the ceiling and are removable. They do not negatively impact integrity.

<sup>9</sup> Sanborn Fire Insurance Company, *Sanborn Fire Insurance Map: Kansas City, Missouri*, Vol. 1A, 1939-1949, Sheet 179. <http://www.kchistory.org/content/sanborn-map-kansas-city-vol-1a-1939-1949-page-p179>

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Designed by famed architect Louis S. Curtiss, the Crane Co. building has also retained the design, materials and workmanship of the exterior including original fenestration configuration, window placement, double-doors, brickwork, engaged piers, stone lugsills, sill coursing, and denticulation and company nameplate. At the interior, while partitioned on some floors, as noted above, the I-shaped steel columns and beams, heavy timber floor joists and decking, as well as the wide open spaces reflecting its original use as warehouse, are intact. Lastly, the feeling and association with the period of significance, 1905 -1951, has been retained.

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## STATEMENT OF SIGNIFICANCE

### Summary

The Crane Company Building (Crane Co.), located at 1105-1107 Hickory Street, Kansas City, Jackson County, Missouri, is locally significant and is eligible for listing in the National Register of Historic Places under Criterion A in the area of COMMERCE. The Crane Company Building is proposed for listing under the Multiple Property Documentation Form, "Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri."<sup>10</sup> The historic context follows the development of commercial and industrial businesses that located near rail freight facilities after 1865, the year that railroads arrived in Kansas City, Missouri. When the new Union Depot opened in 1878, the West Bottoms of Kansas City became the primary industrial freight area of the region and spurred the growth of Kansas City's rail transportation and commercial and industrial development. The rail center, as established in the West Bottoms, offered an ideal location for the establishment of major distribution concerns such as Crane Co. of Chicago who arrived in the region in 1887 then locating at 1324-1326 W. 12th Street.<sup>11</sup> In 1904-1905, the nominated building was constructed as a warehouse, replacing a former pipe yard, to facilitate the growth of the Crane Company's presence in the West Bottoms. Beginning in 1905, the nominated property served as a primary warehouse and processing (machine threading, cutting, etc.) of major source for industrial grade plumbing equipment and supplies used in the construction of key municipal water treatment facilities and power plants across the Midwest and southwest United States. The nominated building, as Crane Co.'s large item warehouse and processing plant was also the site of outgoing products, which were shipped by rail via the north façade of the one story wing. Crane Co. figured prominently in the built environment of Kansas City and continued to provide for the needs of the metropolitan area over the succeeding decades. Additionally, Crane Co. provided valves and fittings required by the growing rail industry (the Santa Fe Railway Company was a major client) and later, the airline industry.<sup>12</sup> The nominated building held an inventory of over 40,000 products needed in major construction projects throughout the Kansas City sales region, including Arkansas, Kansas and Oklahoma (Indian Territory until 1907), as well as parts of the southwest including New Mexico.<sup>13</sup> The Crane Company Building conveys the transition in architecture after the severe flood of May 1903 that devastated the West Bottoms. Designed by prominent Kansas City architect, Louis S. Curtiss, the Crane Co. building has attained significance as an important contributor to the commercial expansion of the railroad freighting industry in Kansas City as well as a major contributor in the building and expansion of municipal infrastructures across the region. Crane Co. remained in the nominated building until 1951. The period of significance is

<sup>10</sup>Sally Schwenk, "Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri." National Register of Historic Places, MPDF, 10 October 2010, E2.

<sup>11</sup> The first Crane branch building in Kansas City, constructed in 1887 on 12<sup>th</sup> Street, was the original branch showroom and warehouse for the Kansas City region. It was razed in 2005.

<sup>12</sup> *The Valve World* 1/7 July 1905 (Chicago: Crane Co, 1905), 4. Accessed online at Google Books <https://play.google.com/books/reader?printsec=frontcover&output=reader&id=R-U1AQAAMAAJ&pg=GBS.PR53> Their product line had a vast variety of goods including fixtures designed for the modern bathroom "Crane Fixtures" after 1920 and remained a staple part of the Crane Co. inventory throughout the period of significance.

<sup>13</sup> *Ibid*, 5. <https://play.google.com/books/reader?printsec=frontcover&output=reader&id=R-U1AQAAMAAJ&pg=GBS.RA1-PR18>

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1905 when the nominated building was completed to 1951, the year that Crane Co. sold their buildings to the Jacobs Warehouse Company and moved to a new location at E. 28<sup>th</sup> Street and Warwick Boulevard, Kansas City (demolished 1983).

**Correlation with the Multiple Property Documentation Form:**

***Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri.***

**Criterion A: Commerce**

The Crane Company Building is proposed for listing under the MPDF *Railroad Related Historic Commercial and Industrial Resources in Kansas City*. The building is significant under Criterion A in the area of COMMERCE, and its significance in this area can be evaluated within the following historic contexts of the MPDF: “The Evolution of Kansas City Railroad Freight Industry, 1859-1970” and “Commercial and Industrial Businesses Located near Rail Freight Facilities, 1865-1970”(See Figures 6-9). Beginning on page E-5, the MPDF describes the evolution of the railroad freight industry in the West Bottoms industrial area; the Crane Company Building, constructed in the West Bottoms in 1904-1905, played a role in the area’s commercial expansion. As Kansas City became a major manufacturing and railroad distribution hub, beginning after the Civil War with continued growth through the economic boom of the late 19<sup>th</sup> century, the city offered an ideal location for the expansion of a major business such as Crane Co.<sup>14</sup> Crane Co. was first established in Kansas City in the West Bottoms’ Central Industrial District (CID) in 1887 at 12<sup>th</sup> and Hickory (demolished 2005). The nominated building was constructed as a separate warehouse facility that replaced the former pipe shed as indicated on the 1895 and 1907 Sanborn Maps (Figures 6 and 7) in order to expand their warehouse and inventory space as well as add a convenient shipping dock to the north façade of the one-story wing which was located along the major rail line. The building is indicative of the larger patterns of industrial growth and reconstruction occurring in Kansas City after the May 1903 flood.<sup>15</sup>

The Kansas City Crane Co. branch is located approximately .5 miles from the Missouri River to the north and less than one-mile from the Kaw River to the west. At the time of the 1903 flood, Crane was in the planning process of expanding their warehouse space. While the devastation that occurred from the flooding prompted many businesses to relocate to higher ground, Crane Co. remained a steadfast component in the CID. The site of the nominated building had served as a pipe yard for over a decade when the firm decided to build the nominated building to warehouse their industrial grade products. As the population of Kansas City and the southwest continued to grow, Crane Co. needed to expand the Kansas City branch location to keep up with construction demands within its sales territory, thus requiring a larger building to house their industrial grade inventory. The six-story nominated building with its one-story wing gave the branch house over six times the inventory space over the pipe shed it replaced. Additionally, the one-story east wing provided an open floor space that contained a machine shop which

<sup>14</sup> Schwenk, E21.

<sup>15</sup> Ibid, E7

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processed the cutting, bending and threading of all the large and oversized industrial pipes and components that were warehoused in the nominated building (Figure 15).<sup>16</sup>

Remaining in the CID gave the Kansas City branch of Crane Co. a convenient and direct access to sixteen major rail lines to ship their products to the territory of the southwestern United States. Through its design, materials, and setting, the Crane Co. Building meets the registration requirements for the "Industrial Facilities and Commercial Distribution Buildings" property type outlined in the MPDF. The building retains its original footprint, which includes the one-story wing on the east façade. The setting of the nominated building within a major industrial area and located along major rail lines during the period of significance, further underscores its significance as a representative property type as described in the MPDF, "Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri."<sup>17</sup>

As noted under Associated Property Types under Section F of the MPDF the 'associative qualities and physical characteristics' are present in the nominated building.<sup>18</sup> Window placement is original as well as all of the windows on the south façade. The setting was adjacent to rail freight services located in the West Bottoms industrial area. The one-story warehouse wing, placed at the east façade, was built as part of the original construction to house and process large sections of pipe, along with fittings and valves. Customized cutting and threading of pipe up to 12 inches in diameter occurred in this building as it was equipped with a full machine shop. The nominated building became known as 'B', while the east wing was known as 'B1' by 1939 (Figures 3, 9, 23 and 24).<sup>19</sup>

## ELABORATION

### Historical Background

"You can't run a railroad or build a dam, operate a paper mill or lay a sewer, dig an oil well or heat a hospital, or launch a battleship or even take a shower without using one of the more than 40,000-odd products that are made by Crane Co."

— *Fortune Magazine*, July 1936<sup>20</sup>

R. T. Crane, a man with exceptional mechanical aptitude, was unemployed in 1854 after several years learning foundry work in a New York brass shop. That year, he went to Chicago to discuss the possibility of opening his own business with his uncle Martin Ryerson of Ryerson

<sup>16</sup> When the nominated building was opened in 1905, the 1887 building ( demolished, 2005) remained the location for the Crane sales office while the rest of the building served as warehouse space for domestic grade plumbing supplies such as toilets, sinks, faucets and the corresponding pipes, valves and fittings. While Crane Co. did have a showroom, the older building remained as the warehouse and shipping center for the products which were ordered at the showroom location on Baltimore after 1906.

<sup>17</sup> Schwenk, E7.

<sup>18</sup> Ibid, F1-5

<sup>19</sup> Sanborn Fire Insurance Company, *Sanborn Fire Insurance Map: Kansas City, Missouri*, Vol. 1A, 1939-1949, Sheet 179. <http://www.kchistory.org/content/sanborn-map-kansas-city-vol-1a-1939-1949-page-p179>

<sup>20</sup> Crane Co. History, accessed online, October 2017. <http://www.craneco.com/Category/28/History.html>

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Lumber notoriety. Ryerson allowed Crane to open a small brass shop on a corner of the lumber yard. Crane's first castings were couplings used in connecting lightning rods. Crane's business prospects were improving so he sent for his younger brother, Charles S. Crane, to join him in the fall of 1855 and established the R. T. Crane and Brother Co. In the beginning years of operation, the Crane Brothers focused on manufacturing brass goods, beginning with brass engine trimmings.<sup>21</sup>

For three years previous to the Civil War business was slow but once the war began, it proved to be a boon for the small foundry when government contracts for assorted brass parts were placed. In 1865 the company was incorporated by R. T. Crane, Charles Crane, Martin Ryerson, E. W. Blatchford and C. N. Holden. At this time the name was changed to the Great Northern Manufacturing Company. With the increased volume from the government orders the brass plant had to be enlarged and the "...manufacturing of brass globe valves, check valves, and steam and gas cocks was begun."<sup>22</sup> In 1872 the name of the company was once again changed when Crane Bros. Manufacturing was adopted. It was changed one last time, in 1890, when it was incorporated under the name Crane Co.<sup>23</sup>

In 1884, a plumbing firm in Omaha, Nebraska, that owed Crane Co. a sizable balance on a past due account, turned the management of his store over to R. T. Crane to recover what was owed to Crane Co. Two years later, in 1886, Crane Co. took possession of the company, thereby opening their first branch house outside of Chicago. The success of the branch expansion into Omaha led to the opening of the second branch in Los Angeles, California, and, as stated previously, the third branch location of Crane Co. in Kansas City in 1887 at 1328-1330 W. 12<sup>th</sup> [11<sup>th</sup>] Street in the West Bottoms industrial district of Kansas City.<sup>24</sup> By 1895, the Crane Co. Kansas City branch consisted of a five-story brick building (demolished, 2005) with a pipe yard surrounded by iron clad fencing, located on several adjacent lots to the north, fronting on Hickory Street. After the turn of the 20<sup>th</sup> century, Crane Co. began planning to expand the warehouse space with a new building to be located on the lot of the former pipe yard, the current site of the nominated building.

**The Crane Company Building: 1105-07 Hickory Street, Kansas City, Missouri**

As mentioned above, Crane Co.'s branch house located in Kansas City was built in 1887 at 1328-1330 W. 12<sup>th</sup> [11<sup>th</sup>] Street in the CID of Kansas City. It was a very successful operation for the firm that supplied the area with pipes, valves and fittings and pumps for both industrial use as well as residential grade plumbing supplies. By 1900, the Crane Co. Kansas City branch was outgrowing the five-story brick building constructed in 1887 (demolished, 2005) that had served

<sup>21</sup> *The Valve World* July 1905 1/7, 3.

<sup>22</sup> *Ibid.*

<sup>23</sup> *Ibid.* Although the Crane family is no longer affiliated with the company, the firm retained the name Crane Co. and is currently located in Stamford, Connecticut.

<sup>24</sup> R. T. Crane, "How We Came to Start a Branch House Business," *The Valve World* II/7-8, July-August 1906, 6. By May 1909, Crane Co. branches were located in thirty-two cities, across twenty-six states with two branches in Canada and a sales office in London.

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as both office and warehouse for over a decade.<sup>25</sup> The large pipe yard, during this period, was no more than a lot surrounded by iron clad fencing located to the north and across a spur line of the Missouri Pacific Railroad (Figure 6).

To meet the needs for more space to store and process inventory, a new six-story warehouse was constructed on the site of the old pipe yard.<sup>26</sup> The six-story building, fronting on Hickory at 1105-07, was designed by Kansas City architect Louis S. Curtiss. Although the building was most likely under construction in late 1902, a devastating flood hit the region on May 20, 1903, which delayed the construction of the new warehouse. The flooding was so severe that when the water receded, rail cars and engines were turned on their sides and the track was dislodged and twisted. Buildings located from the river front to 13<sup>th</sup> Street, reported water damage that hit the bottom of their second story windows. Any new construction under way at the time of the flood would have been destroyed. Recovery was slow as indicated a year later, in May 1904 (Figures 10, 11 and 12).<sup>27</sup>

Men, who would otherwise be inclined to erect new structures or extend those already built in the [West Bottoms], have hesitated to begin operations, keeping in mind the direct experience of the past. As a consequence, building in the bottoms has declined, notwithstanding the fact that the location would be much more suitable for their undertakings than elsewhere, always keeping in mind, however, the destructive consequences of a flood. . . Now that the probability of a second disaster has greatly lessened, if they have not been altogether obliterated, and the return of good weather has encouraged activity, there is every reason to believe that building enterprises will be resumed even on a larger scale than heretofore . . .<sup>28</sup>

As flood recovery continued, Kansas City was hopeful that building permits would substantially increase over the ensuing months of 1904.<sup>29</sup> Without a definitive record, it is difficult to pinpoint the exact date of construction for the nominated building. However, two articles regarding the new building were published in 1905 editions of *The Valve World* that covered the Kansas City Crane Co. operation, indicating that the nominated building was completed and operational by January 1905.

<sup>25</sup> "Crane Co.," *Kansas City, Missouri; City Directories*, (Polk Publishing: Kansas City, 1900-1951), multiple years, Microfilm, Special Collections, Missouri Valley Room, Kansas City Public Library, Kansas City, Missouri. Sales and administrative office space remained in the 1887 building until Crane Co. moved to the modern plant on Warwick in Kansas City Midtown area and in 1951.

<sup>26</sup> Sanborn Fire Insurance Company, *Sanborn Fire Insurance Map: Kansas City Missouri*, Vol. 1, 1895, Sheet 19.

<sup>27</sup> The following publications were searched: *Kansas City Architect and Building News* and *Western Contractor*. Between the two publications there are a number of missing issues, ranging in dates between 1902 and the first of 1905 that may contain the information needed to identify the exact date of construction. Using *Sanborn Insurance Maps* and *The Valve World* (published by Crane Co.) it has been confirmed that the nominated building was in operation by December 1905.

<sup>28</sup> "Construction News: Kansas City, Mo." *Western Contractor* 3/18 4 May 1904.

<sup>29</sup> *Ibid.*

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In July 1905, Crane Co. published a Jubilee Edition of *The Valve World* celebrating “Fifty Years of Progress,” which offered a brief history of the Crane Company from 1855 to July 1905. The publication covered the entire history of the establishment of Crane Co. in Chicago in 1855; a biography of R. T. Crane; a list of the manufacturing departments; and finally branch houses that expanded the firm’s operations beyond Chicago, as well as, becoming an international company with an exhibit of valves and fittings at the Paris Exposition in 1900.<sup>30</sup>

The July edition listed the newly opened branch offices featuring illustrations for each of the new buildings. The expansion of the Kansas City branch was also included with a drawing of the 1887 building in the foreground and the nominated building in the background (Figure 13) as featured on the cover.<sup>31</sup> The plumbing goods showroom had been located in the 1887 building prior to moving to 1106 Baltimore. The following caption accompanied the picture:

Store and warehouse; 1328-1330 West Eleventh [12<sup>th</sup>] Street; warehouse for tubular goods, Tenth [11<sup>th</sup>] and Hickory Streets; plumbing goods showroom, 1106 Baltimore Avenue. In the connection with this branch is a machine and pipe shop equipped with cutting and threading pipe up to and including twelve inches. This branch also has a plant for the manufacture of lead pipe of all sizes...and is in the charge of Mr. W. H. Blades.<sup>32</sup>

The entire six-story building with its one-story wing served as warehouse space that was needed to facilitate sales generated by a growth of population and business in the Kansas City region after the turn of the 19<sup>th</sup> century. When the warehouse opened it was a fully functioning warehouse with a complete machine shop in the one-story wing where the over-sized industrial grade pipes were bent and threaded according to order specifications. Along the full width of the north façade of the one-story wing was a loading platform giving access to the Missouri Pacific rail lines along what is now 11<sup>th</sup> Street. The oversized industrial materials were used in major installations such as municipal water systems and power plants. The warehouse inventory also included industrial material used in the gas and oil fields of Oklahoma and Kansas, as well as fittings and valves used by the railroad companies in their engines and other related machinery.

The December 1905 *The Valve World* featured an article covering the benefits of Kansas City as a branch location. A description of the operation of three buildings operating in Kansas City, including the nominated building, appeared in this issue:

. . . store and warehouse at 1328-30 W. Eleventh [12<sup>th</sup>] Street [demolished 2005]. In addition to this we now occupy buildings at 1105-1107 Hickory Street, also a large warehouse for tubular goods . . . We have a display room for fine plumbing specialties at 1106 Baltimore.

<sup>30</sup> *The Valve World* 1/7, 3-6.

<sup>31</sup> *Ibid*, 8. The illustration used in the Jubilee Edition of July 1905 also appeared on the cover of *Valve World* 1/11 December 1905.

<sup>32</sup> *Ibid*, 8. The cutting and threading operations occurred in the new building, in B1, where the machine shop was located. See also, Sanborn Maps, Figures 6-9.

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Our facilities for receiving and shipping goods in car lots are unexcelled, as we have a switch extending to all of our warehouses and pipe yards. All goods are received at our old building on W. Eleventh [12<sup>th</sup>] Street, and outgoing shipments are made from the new building at 1105-1107 Hickory Street, thus avoiding any congested conditions in the receiving and shipping departments . . . we carry a complete stock of all the goods manufactured by Crane Co.; also a full line of plumbing supplies.

Our machine and pipe cutting shop are located in [the one-story wing], and is equipped for cutting and fitting pipe from ½ inch to 12 inch, and our facilities for furnishing pipe for special work, heating and power plants, cut fitted and tested, ready for erection, are unexcelled. We also have a complete plant for manufacturing lead pipe in all sizes.<sup>33</sup>

Sanborn Maps from 1907 and 1909 are consistent in illustrating the work spaces of the nominated building as described by Crane Co. With the size of most of the industrial pipes, fittings and valves it is logical that the machine shop would be located where the material can be easily handled, in this case, the one-story wing, which also provided for the open floor necessary for this type of processing (Figures 7, 9, 23 and 24). Sanborn Maps also illustrate the platform for loading material from the building to the major rail lines on the north façade and describe the nine skylights (extant) used to provide light and ventilation to this portion of the nominated building. Additionally, a rail spur is shown on the south side of the nominated building in what is today an alley. This spur line that ran between the nominated building and the 1885 building, allowed for the ability to off load incoming inventory to both buildings simultaneously.

The nominated building also managed and supplied materials to several sub-branches west of Missouri, which covered the needs of pipe and tubular goods to the oil fields of Kansas and Oklahoma (Figures 14 and 26). In 1905, Crane Co. listed four affiliated sub-branch locations: Chanute and Independence in Kansas; Oklahoma City, then in Oklahoma Territory; and Bartlesville, Oklahoma, then located in Indian Territory.<sup>34</sup> The Kansas City branch also directly supplied material for major construction projects in the territory of New Mexico.<sup>35</sup>

Crane Co. figured prominently in the built environment of Kansas City and continued to provide for the needs of the metropolitan area over the succeeding decades. The construction of numerous large projects in and around Kansas City, Missouri, entailed orders for some of Crane Company's largest pipes and smallest valves and fitting. Two very important projects for the Kansas City metro-area included the Metropolitan Street Railway Company Power Plant at 2<sup>nd</sup> and Grand Boulevard (extant); and the Metropolitan Water Company of Kansas City, Kansas. Both projects were announced in April 1905. Figures 21 and 22 give an idea of the type and

<sup>33</sup> Ibid.

<sup>34</sup> *The Valve World* I/11, December 1905, 8. Oklahoma and Indian Territory were admitted to the Union on November 16, 1907.

<sup>35</sup> *Ibid.* By November 1906, the sub-branch in Oklahoma City became its own branch with the Bartlesville location becoming its sub-branch. See also: *The Valve World* II/11 November 1906, 7.

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size of the Crane Co. products purchased through the Kansas City branch house for these two projects.<sup>36</sup>

The Metropolitan Street Railway Company placed an order with Crane Co. for their Missouri River powerhouse. The order included a 36-inch horizontal automatic exhaust relief valve with hydraulic lift. In September 1906, Crane Co. received an additional order for all material, including extra heavy pipe, pipe bends and high-pressure flanged fittings for connecting six new boilers with engines at the Metropolitan Street Railway Company's power plant, which were processed through the nominated building.<sup>37</sup>

On the Kansas side of the state line, the Metropolitan Water Company of Kansas City, Kansas, ordered Crane valves and fittings, up to 30-inches in connection, with the new high-pressure safety tube boilers and high-duty triple expansion pumping engines at the Quindaro pumping station. Additionally, Crane Co. continued to supply the Quindaro pumping station in 1915 when they filled an order for two special fittings: one 42-inch standard cast iron flanged elbow with a 24-inch eccentric side outlet used on the suction line of the water system; and one 42-inch by 36-inch standard cast iron flanged elbow with a 24-inch back outlet for the discharge line. The combined weight of these two units was around 11,000 lbs. Cast iron fittings and pipe, amounting to nearly 105,000 lbs. and shipped in two car loads, were also filled by Crane Co. of Kansas City (Figure 15).<sup>38</sup>

These examples are only a few among countless orders that were received and filled by the shipping department at the nominated building. Over the succeeding decades, products shipped from the Crane Co. building in Kansas City, both in the metropolitan area and beyond, continued to be shipped south and southwest of Kansas City within Crane Co.'s fleet of railroad cars. While Crane Co. had shipping contracts with all the major rail companies in the United States, as well as Canada, the firm, including the Kansas City branch was contracted with the major rail companies to supply high pressure valves and other fittings and material needed in the operation of their steam and later diesel engines (Figures 16 and 17).

Over the ensuing years, Crane Co.'s presence in Kansas City continued to expand. During the 1930s, Crane Co. began using trucks to deliver their products locally, while major shipments out of the Chicago foundry, as well as the branch house, continued by railcar (Figures 16). Although the increasing use of truck delivery changed how Crane Co. moved their products locally, no information was found to indicate that the receiving and shipping procedure was changed during the period of significance. As Crane Co. prospered, the Kansas City branch house subsequently acquired surrounding buildings along 11<sup>th</sup> and 12<sup>th</sup> streets, adjacent to their existing buildings, which allowed the branch to further expand their inventory. The following table was compiled with data from Sanborn Maps dating from 1907 through 1949 (Figures 6- 9) city directories and known building permits and illustrated in the following table:

<sup>36</sup> *The Valve World* I/4 1905, 12.

<sup>37</sup> *Ibid.*

<sup>38</sup> *Ibid.*

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Crane Co. Buildings	Sanborn Date	Use	Current Status
1328-30 W. 12 <sup>th</sup> (11 <sup>th</sup> ) Street	1885-1896	Showroom /Sales Offices / Warehouse: 5-story Brick w/basement (1887).	Demolished: 2005 empty lot
<b>1105-1109 (1007-09) Hickory Street</b>	1885 -1896	Pipe Yard (corrugated steel walls with metal roof)	Demolished in 1903 for construction of Nominated Building
<b>1105-1107 Hickory Street, with 1321 W. 11th St. (10th) Street, 1-story wing</b>	<b>1907 (B1 and B2)</b>	<b>L-shaped Warehouse; 6-story brick with 1-story wing on east façade: 1905.</b>	<b>Nominated Building</b>
1317-1319 W. 11th St. (10th)	1907-09 (C1)	Iron clad pipe shed and welding department (1906-07)	Demolished: Date unknown, empty lot.
1313-1315 W. 11th St. (10th)	1909 (C2)	Acquired from National Lead Company (c.1908-1909)	Demolished: Date unknown, empty lot.
1324-1326 W. 12th (11th) (Constructed c. 1887 for Whitman & Barnes Mfg. Co.: agricultural implements)	1939 -1949	Crane Co. acquired this existing building for the storage of chemicals used in the plumbing industry. (Occupied for less than 10 years.)	Extant: Commercial warehouse space
Additional Buildings Occupied by Crane Co.	Build Date	Use	Current Status
1106 Baltimore (Constructed 1905 in the CBD)	1905 (Concurrent with nominated building)	Showroom and sales for plumbing fixtures (moved to CBD after 1903 flood)	Demolished: Date unknown.
1234 Jefferson (constructed in 1911)	1911	Horse Barn constructed for Crane Co. prior to the use of heavy load trucking in the 1930s.	Demolished: Date unknown.
28 <sup>th</sup> Terrace and Warwick Boulevard	1950-1952	84,000 sq. ft. Showroom and Warehouse	Demolished: 1983. Exact date that Crane Co. left Kansas City was not found.

In addition to the nominated building, only one other building occupied by Crane Co. remains extant. However, the building located at 1324 -1326 W. 12<sup>th</sup> [11<sup>th</sup>] Street in the West Bottoms was originally constructed (c. 1886) for the Whitman-Barnes Mfg. Co., Detroit, as a branch

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warehouse and sales office, (similar to Crane Co. in operations), of agricultural implements. This building was not occupied by Crane Co. until sometime after 1940. It was used for a decade as a warehouse for the storage of chemicals sold by Crane Co. for use in the plumbing industry (Figures 6-9).

In 1951, Crane Co. sold their West Bottom warehouses to Jacobs Warehouse Company, a storage facility much like the self-storage companies of today. Crane Co. moved from the CID to a modern one-story building containing 84,000 sq. ft. located at 28<sup>th</sup> Terrace and Warwick Boulevard (demolished c.1983).<sup>39</sup> When Crane Co. opened at the new location, it was the first time they opened their showroom to the general public. Crane Co. continued to operate under the ownership of the Crane family until 1959 when an acquisition expert, Thomas Mellon Evans, acquired Crane Co. He was appointed Chairman of the Board and Chief executive officer in April 1959 and began streamlining the century old firm.<sup>40</sup>

**Richard Teller “R. T.” Crane (1832-1912): Founder of the Crane Company, Chicago III**

“I am resolved to conduct my business in the strictest honesty and fairness; to avoid all deception and trickery; to deal fairly with both customers and competitors; to be liberal and just toward employees and to put my whole mind upon the business.”  
R.T. Crane, July 4, 1855<sup>41</sup>

Richard Teller Crane was born in Passaic Falls, Patterson New Jersey, in 1832 to Timothy B. and Marian (Ryerson) Crane. R. T. as he was known throughout his life was the nephew of Martin Ryerson of Chicago, his mother’s brother.<sup>42</sup> In 1855, it was under his Uncle Martin’s help and influence that R. T. opened his first brass works, manufacturing finished brass goods, with his brother Charles, in a corner of Martin Ryerson’s lumber yard in Chicago. Martin Ryerson remained instrumental in helping the Crane’s with the first years in developing their business. By 1871, Charles retired from the company leaving R. T. to conduct all business.<sup>43</sup>

R. T. was not schooled, but rather learned the pipe, valve and fitting business through various apprentice positions before seeking his uncle’s advice in opening his own business in Chicago. Crane never received a formal education but rather gained all of his practical knowledge within the machinist trade. As such, he remained a strong believer in trade-school educations, starting as early as grade-school, for young men, believing that ‘college graduates were ill equipped to

<sup>39</sup> *The Kansas City Star* 14 May 1950 13D. According to building permits, this building was demolished in 1983 to make way for the construction of a new multi-family housing complex. With the availability of direct shipping, Crane Co. left the Kansas City area prior to the demolition of their Warwick location.

<sup>40</sup> CRANE. Online accessed October 2017.

<sup>41</sup> “Values,” CRANE, Online, accessed October 2017, <http://www.craneco.com/category/27/Values.html>

<sup>42</sup> Crane has an interesting family history though his mother’s side of the Ryerson Family of Chicago. Their legacy continues through the Chicago Art Institute and the Ryerson and Burnham Library. Comedian Chevy Chase is R. T. Crane’s great-great-grandson.

<sup>43</sup> Josiah Seymour Currey, “Richard Teller Crane,” *Chicago, Its History and Its Builders: A Century of Marvelous Growth* Vol. 5, 1912. (Chicago: S. J. Clarke Publishing Co., 1912), 697-98.  
<https://play.google.com/books/reader?id=5v8TAAAAAYAAJ&printsec=frontcover&output=reader&hl=en&pg=GBS.PA698>

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earn a living.<sup>44</sup> In 1892, Crane was a founder of the Chicago Manual Training School, which was renamed the R. T Crane Manual Training School.<sup>45</sup>

Between 1855 when the firm was first established, Crane's company continued to grow as the firm moved into a variety of products including the Crane Elevator Company in 1874. While it was a successful part of the Crane companies, the pipe business outgrew the original mill warranting the construction of a new facility by 1880. That year the firm employed 1,100 men as one of the larger employers of Chicago.<sup>46</sup>

R. T. Crane died suddenly on January 9, 1912 after three days illness with 'grip,' or what we now know as the flu. His son, Charles S. Crane, took control of the firm at that time. In 1909, Charles was appointed Minister to China, at which point R. T. Crane Jr. took control of the firm.<sup>47</sup> The continued success of the company under Crane's sons was noted when Crane Co. stock, listed as CR, began trading on the New York Stock Exchange in 1936.<sup>48</sup>

The legacy left by R. T. Crane, imbued within the company's mission, stands today as a leader in the commercial manufacturing of specialty pipes, valves and fitting products, attesting to the diversity, success and evolution of their product line. In addition to the business conducted in Kansas City and during the period of significance for the nominated building, Crane Co. in general, manufactured products for the simple yet stylish modern bathrooms for homes across the nation, to some of the country's most impressive engineering projects like the railing material for the Golden Gate Bridge in 1937.<sup>49</sup> In 2005 Crane Co. celebrated its 150<sup>th</sup> anniversary.<sup>50</sup>

### **Louis Singleton Curtiss (1865-1924): Architect**

Louis Singleton Curtiss, a prominent Kansas City architect, was a diverse and creative architect working during the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. While historians have pieced together details of the professional life of Louis Curtiss there is scant information regarding his personal life and the majority of his drawings and/or plans have not survived.<sup>51</sup> Curtiss was born in Belleville, Ontario, Canada, on July 1, 1865 to Frances Elvira and Don Carlos Curtis. As a young adult, Louis added an extra "s" to his surname, probably for extra flair. While it is known that Curtiss studied architecture at the University of Toronto, the claims that he later attended the Ecole des Beaux-Arts are unfounded.<sup>52</sup>

<sup>44</sup> Obituary, "Richard T. Crane, University Foe, Dead," *The New York Times* 9 January 1912, 13.

<sup>45</sup> *The Valve World*, July 1905, 4.

<sup>46</sup> Currey, 697-698.

<sup>47</sup> The New York Times 9 Jan. 1912.

<sup>48</sup> Crane Co. history, CRANE Online, Accessed, October 2017.

<http://www.craneco.com/Category/28/History.html>

<sup>49</sup> *Ibid.*

<sup>50</sup> Crane Co. History Online.

<sup>51</sup> Wilda Sandy and Larry Hancks, *Stalking Louis Curtiss* (Kansas City: Ward Parkway Press, 1991), 11-13.

<sup>52</sup> *Ibid.*, 14.

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Curtiss arrived in Kansas City in 1887, working as a draftsman for architect Adriance Van Brunt, until 1889 when he began a 10-year partnership with Frederick C. Gunn. Curtiss also served as the Superintendent of Buildings of Kansas City, working alongside Simeon E. Chamberlain as his supervisor. With Chamberlain “Curtiss conceived an innovative type of caisson pier that ‘preceded by at least three years the tentative attempts at caisson foundation under Adler & Sullivan’s 1893 Chicago Stock Exchange building.’”<sup>53</sup> In 1899, Curtiss began his solo practice after he and Gunn ended their partnership.<sup>54</sup> Gunn and Curtiss designed some of Kansas City’s most significant buildings at the time, including the Chateausque styled Progress Club 1019-1021 Washington Street (1993; NR, Extant) and the brick Virginia Hotel, 1030 Washington Street (1992; NR, Extant).

In 1900, working on his own, Curtiss designed Kansas City’s Standard (Folly) Theater at the northwest corner of 12<sup>th</sup> and Central Avenue (Figure 27). The Folly, an Italianate design with roots in Palladian architecture, stands as one of Curtiss’s best-known buildings in Kansas City (1974; NR, Extant). One year later, 1906, Curtiss changed styles, again, and designed the Argyle Building at 306 West 12<sup>th</sup> Street in a straightforward (Figure 28), Two-Story Commercial Block style, much like that of the Crane Company Building, the subject of this nomination. The year that the nominated building was constructed, Curtiss was actively procuring a long and successful alliance with the Santa Fe Railway in designing depots and office buildings along the Santa Fe Rail system. Before his career began to wane, Curtiss designed over 30 railway depots, restaurants and hotels in a variety of styles and as far west as Arizona.<sup>55</sup>

Over the next several years, Curtiss completed a large body of work including his own studio located at 1118-1120 McGee Street in the heart of downtown Kansas City. This three-story building, a fine and early example of glass curtain wall design, was constructed in 1908-1909 (Figure 29). With the studio and that of the Art Nouveau styled Boley Clothing Company building (Figure 30), 1130 Walnut Street, constructed in 1909, Curtiss is recognized as one of the earliest practitioners of curtain wall design in the world.

In 1911, Curtiss once again worked with the Crane Company for the design of their Kansas City horse barn (later used for their delivery trucks) located at 1234 Jefferson (Figure 20) that features similar brickwork and style featured in the nominated building as well as identical signage at the main facade.<sup>56</sup> By 1920, Curtiss, a lifelong bachelor, had become nearly reclusive. While at his studio in Kansas City, Curtiss died from a “fatal seizure,” on June 24, 1924.<sup>57</sup>

Curtiss’s design for the Crane Company building is a more straightforward scheme, like that of the Argyle Building. Because the live-load requirements for the Crane Building would have been extremely high due to the quantity and type of industrial supplies that were housed in the six-

<sup>53</sup> Cydney Millstein and Carol Grove, *Houses of Missouri: 1870-1940* (New York: Acanthus Press, 2008), 259,

<sup>54</sup> Sandy and Hancks, 14-17.

<sup>55</sup> *Ibid.*

<sup>56</sup> *Ibid.*, 26.

<sup>57</sup> *Ibid.*, 29.

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story Two-Part Commercial Block building, the exterior reflects the original use as a branch house for a major pipe and fitting foundry and manufacturer. The discovery that the Crane Company Building is a work of Louis S. Curtiss adds to the provenance of this architect.

**CONCLUSION**

The Crane Company Building (Crane Co. Building), at 1105-1107 Hickory Street in Kansas City, Jackson County, Missouri, is eligible for listing in the National Register of Historic Places and is locally significant under Criterion A for COMMERCE The Crane Company Building corresponds to the historic contexts and building types as outlined in the MPDF: "Railroad Related Historic Commercial and Industrial Resources in Kansas City, Missouri." During the period of significance, the nominated building became an important supplier of industrial grade piping and other tubular goods for architects, engineers and contractors in Kansas City and for the extensive sales territory it served (Figure 26). Numerous construction projects throughout the Kansas City region, including Kansas, Oklahoma and areas of the territorial regions such as New Mexico, received shipments of Crane products originating from the nominated building. The products shipped by rail from Kansas City helped to build the water and power plants for both small and large municipalities in the Kansas City sales region. Additionally, the nominated building was the source of supplies for the growing oil and natural gas industries in Kansas and Oklahoma with pipes, valves, fittings and pumps used for the extraction of these raw materials. The more than 40,000 different products that were held in the inventory of the nominated building were manufactured of steel, iron, brass, and lead at their Chicago foundry. These industrial components were used in the construction of the infrastructure that provided water, gas, heat and electricity to homes and businesses. The nominated building, designed by Louis S. Curtiss, stands as a representative example of buildings associated with the industrial and commercial evolution of the West Bottoms of Kansas City. The period of significance begins when the nominated building opened in 1905 and ends when Crane Co. sold their buildings to Jacobs Warehouse Company in 1951 and moved to Warwick Boulevard in the midtown area of Kansas City, Missouri.

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<https://dnr.mo.gov/shpo/docs/64501090.pdf>

SWD, Architects, 315 Nichols Road Ste.228, Kansas City, Missouri. Current floor plans of 'The  
Crane Company Building.' October 2017.

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**VERBAL BOUNDARY DESCRIPTION**

Legal Description: 1105-09 HICKORY 1325 W 11TH ST TURNER & COS ADD ALL OF LOTS 1 THRU 6 BLK 53

**BOUNDARY JUSTIFICATION**

The nominated property includes the extant remaining parcel historically associated with the Crane Company Building including the parcel that was formerly associated with Eagle Manufacturing Company (no longer extant), which was acquired by Crane Co. after c.1938 and continues to serve as a parking lot for the nominated building.

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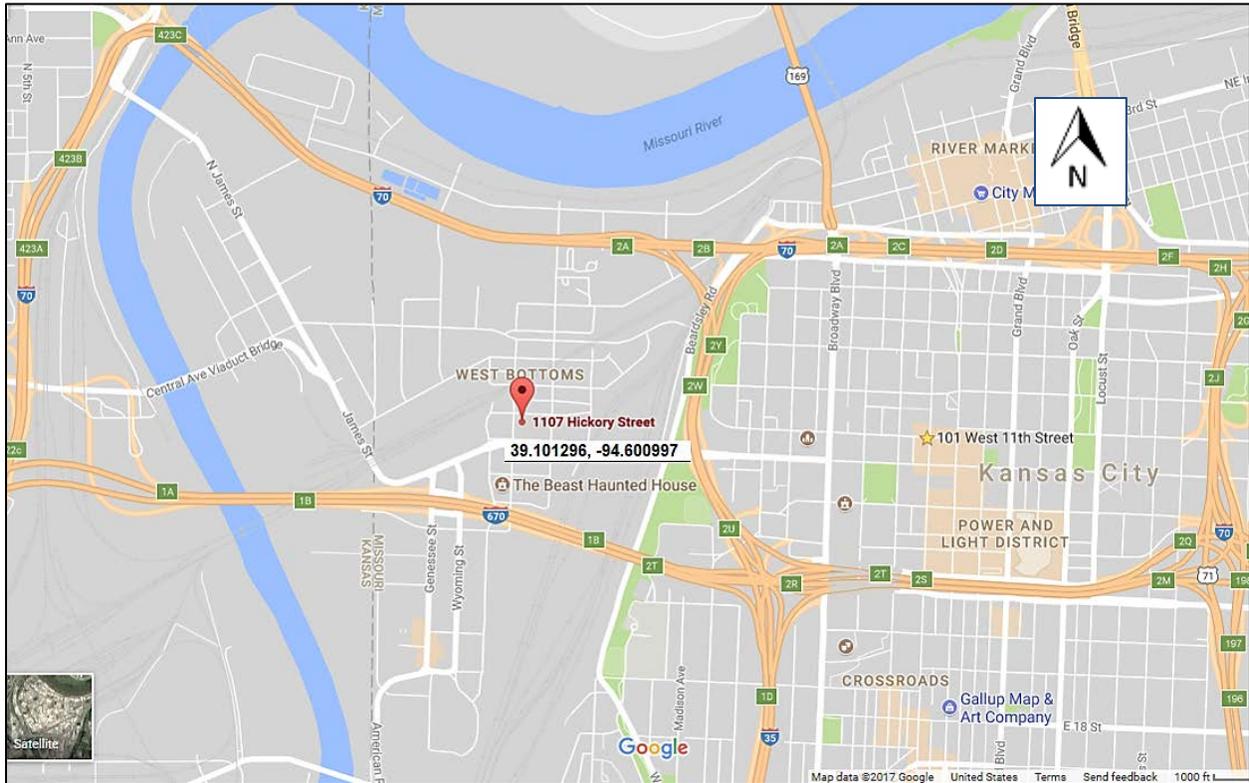


Figure 1: Location Map, Crane Company Building, 1107 Hickory Street, Kansas City, Missouri

Source: Google maps, Accessed online, October 2017.

<https://www.google.com/maps/place/1107+Hickory+St,+Kansas+City,+MO+64101/@39.1030029,-94.6050738,14.89z/data=!4m5!3m4!1s0x87c0f05461b4ce69:0x222915fc81b8f7d3!8m2!3d39.1013524!4d-94.6010472?hl=en>

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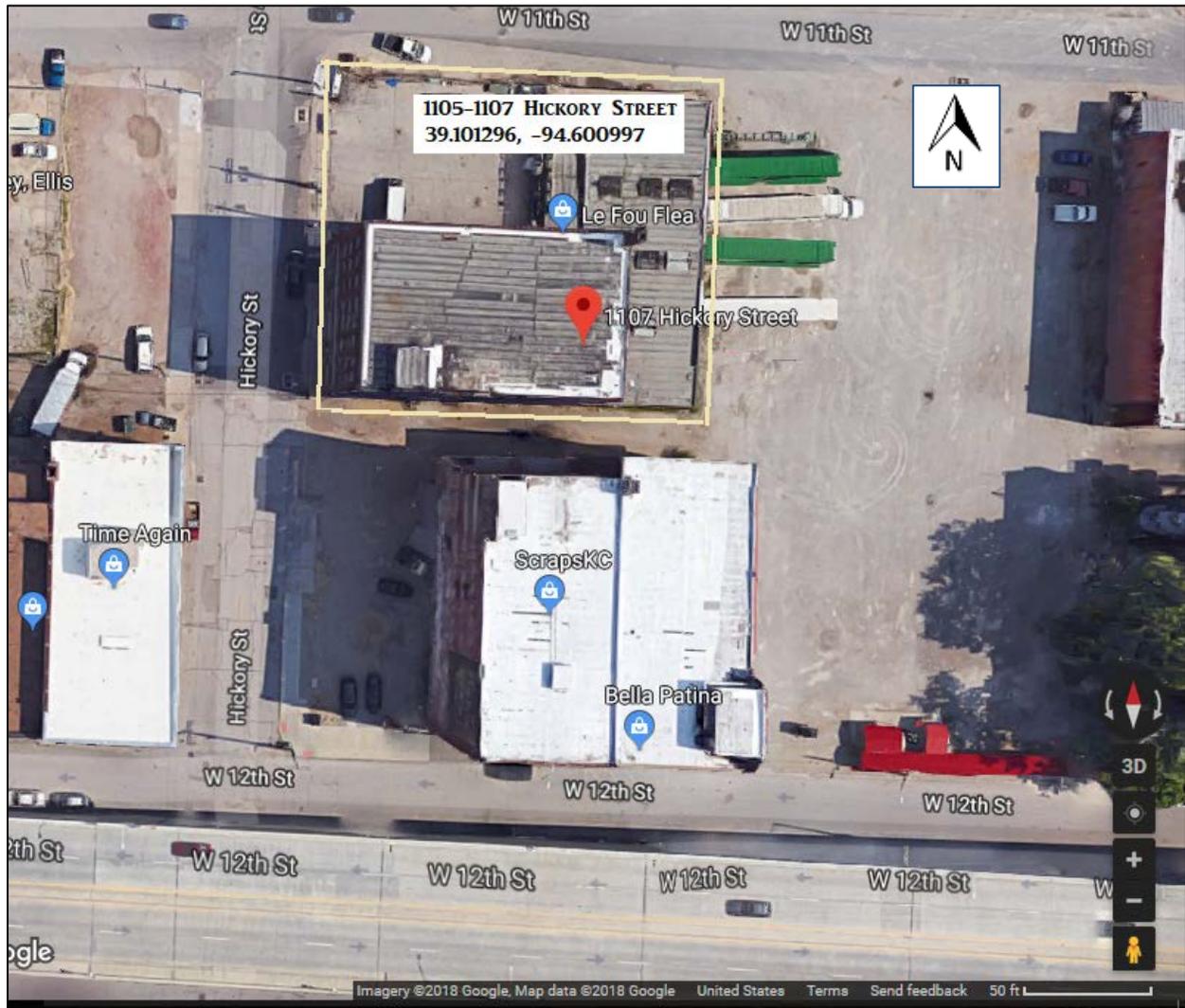


Figure 2: Footprint for the Crane Company Building, 1107 Hickory Street, Kansas City, Missouri

Source: Google Maps, Accessed online, October 2017.

<https://www.google.com/maps/place/1107+Hickory+St,+Kansas+City,+MO+64101/@39.1011382,-94.6017461,130m/data=!3m1!1e3!4m5!3m4!1s0x87c0f05461b4ce69:0x222915fc81b8f7d3!8m2!3d39.1012444!4d-94.6010212?hl=en>

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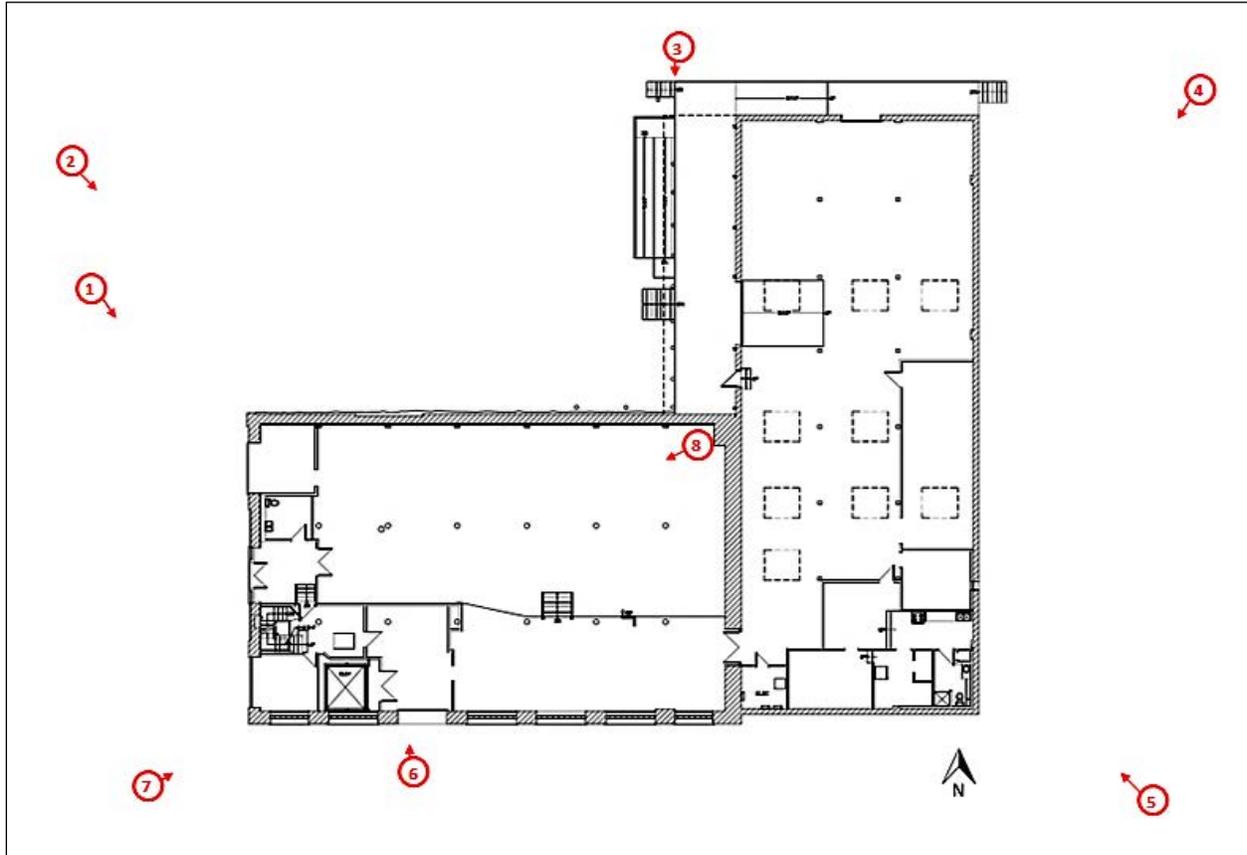


Figure 3:

Photo Key: Crane Company Building, First Floor

Source: SWD Architects, 315 Nichols Road Ste.228, Kansas City, Missouri

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<b>The Crane Company Building</b>
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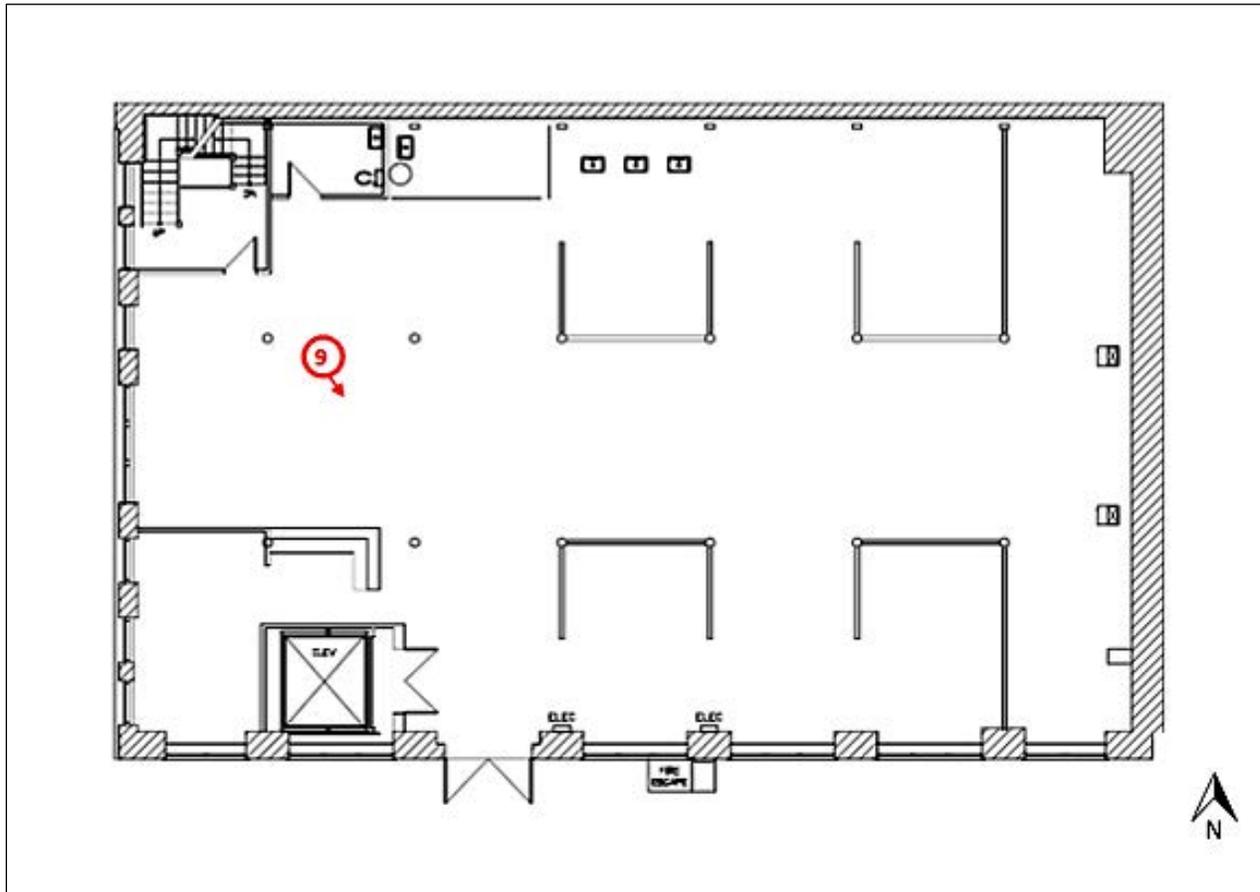


Figure 4:

Photo Key: Crane Company Building, Third Floor

Source: SWD Architects, 315 Nichols Road Ste.228, Kansas City, Missouri

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<b>The Crane Company Building</b>
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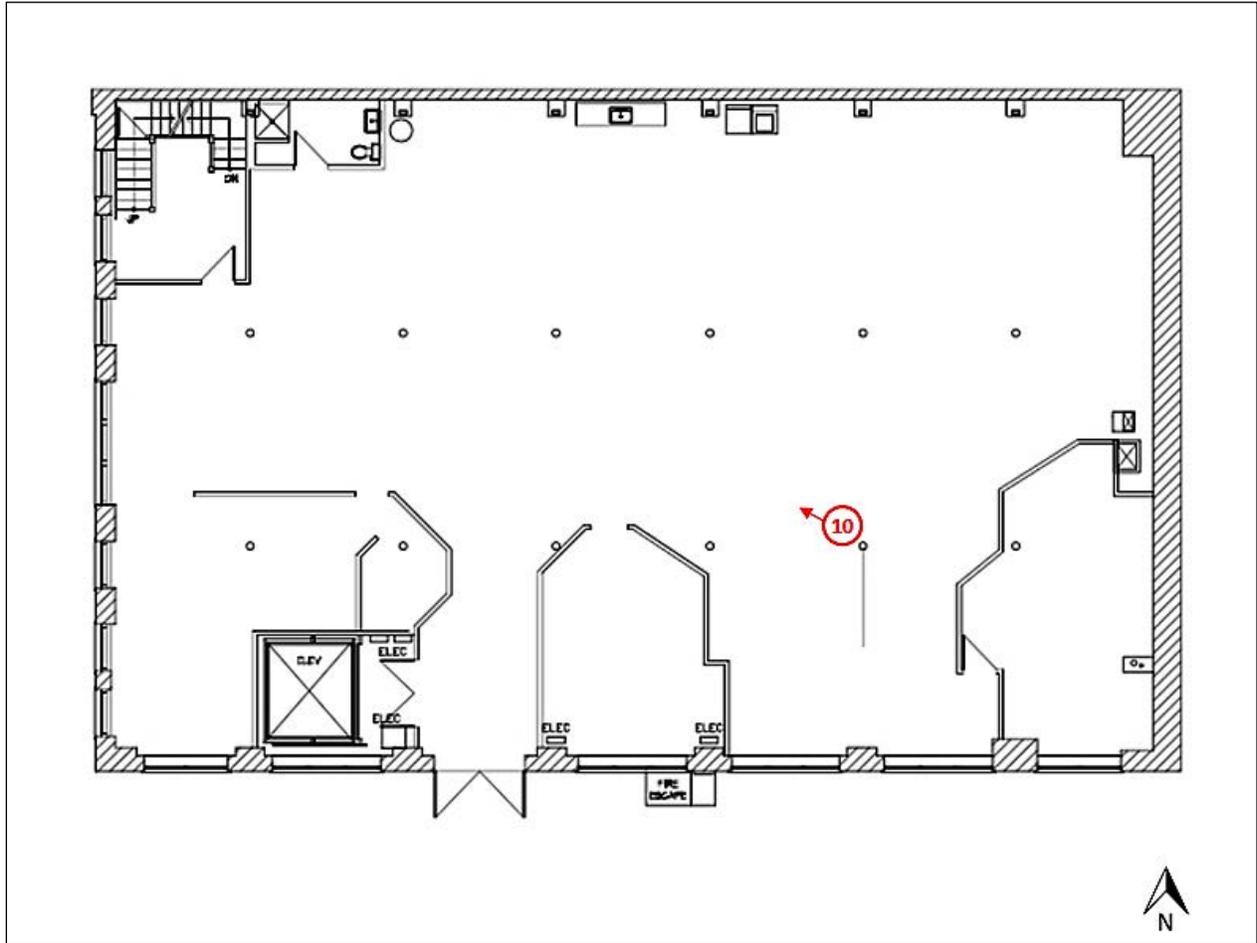


Figure 5:

Photo Key: Crane Company Building, Fifth Floor

Source: SWD Architects, 315 Nichols Road Ste.228, Kansas City, Missouri

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<b>The Crane Company Building</b>
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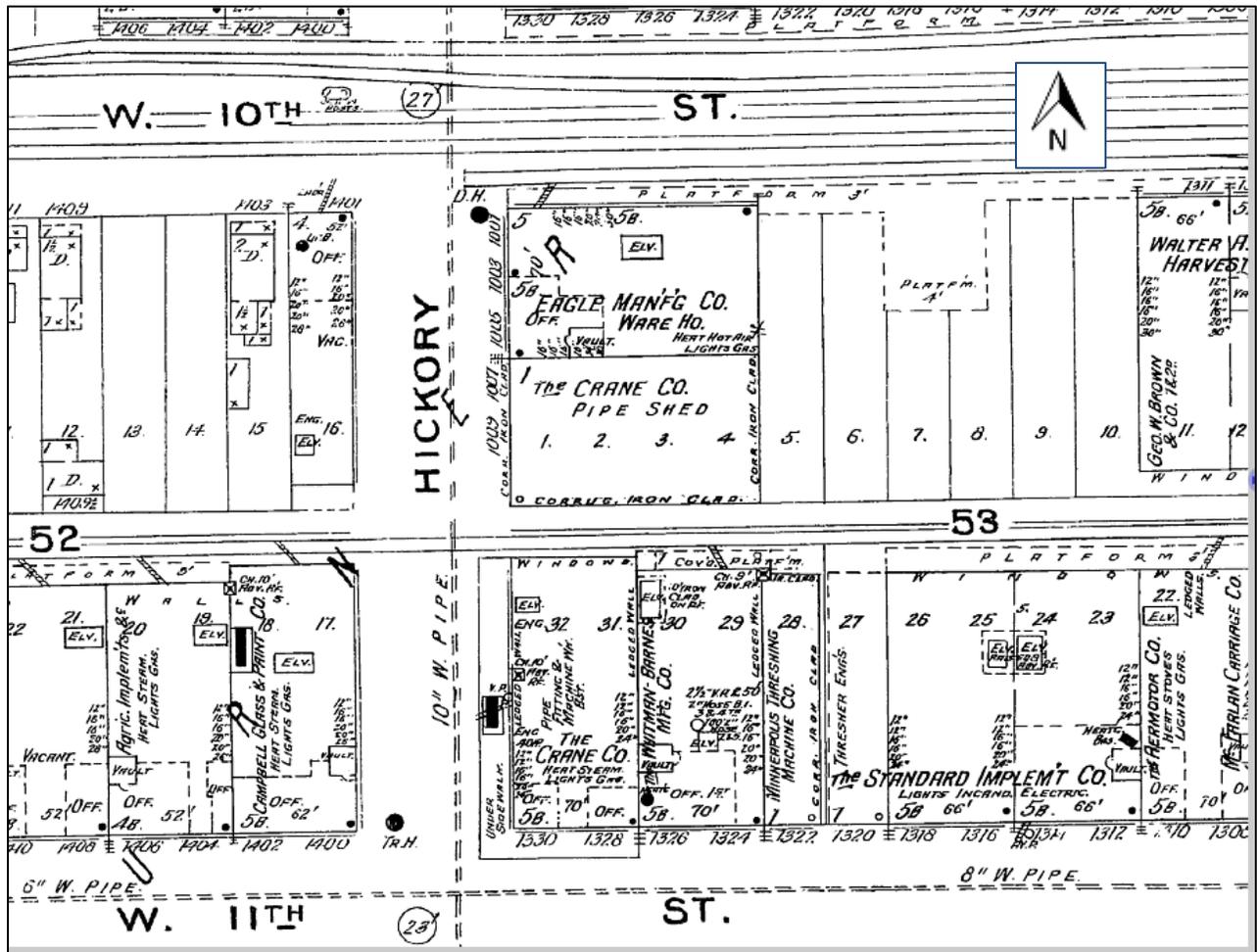


Figure 6: The Crane Company Building

Source: *Sanborn Insurance Map: Kansas City 1885-1896 Vol. 1, 1895, Sheet 19* Accessed Online, Kansas City Public Library.

<http://sanborn.umi.com.kclibrary.idm.oclc.org/image/view?state=mo&reelid=reel07&lcid=4720&imagenam e=00029&mapname=Kansas+City++1885-1896+vol.+1%2C+1895%2C+Sheet+19&zoomName=200&zoomValue=2&zoomNewName=&centerX=1461&centerY=1234&viewportWidth=925&viewportHeight=700&CCSI=121n&clickType=center&zoomLevel Picker=200&image.x=458&image.y=386>

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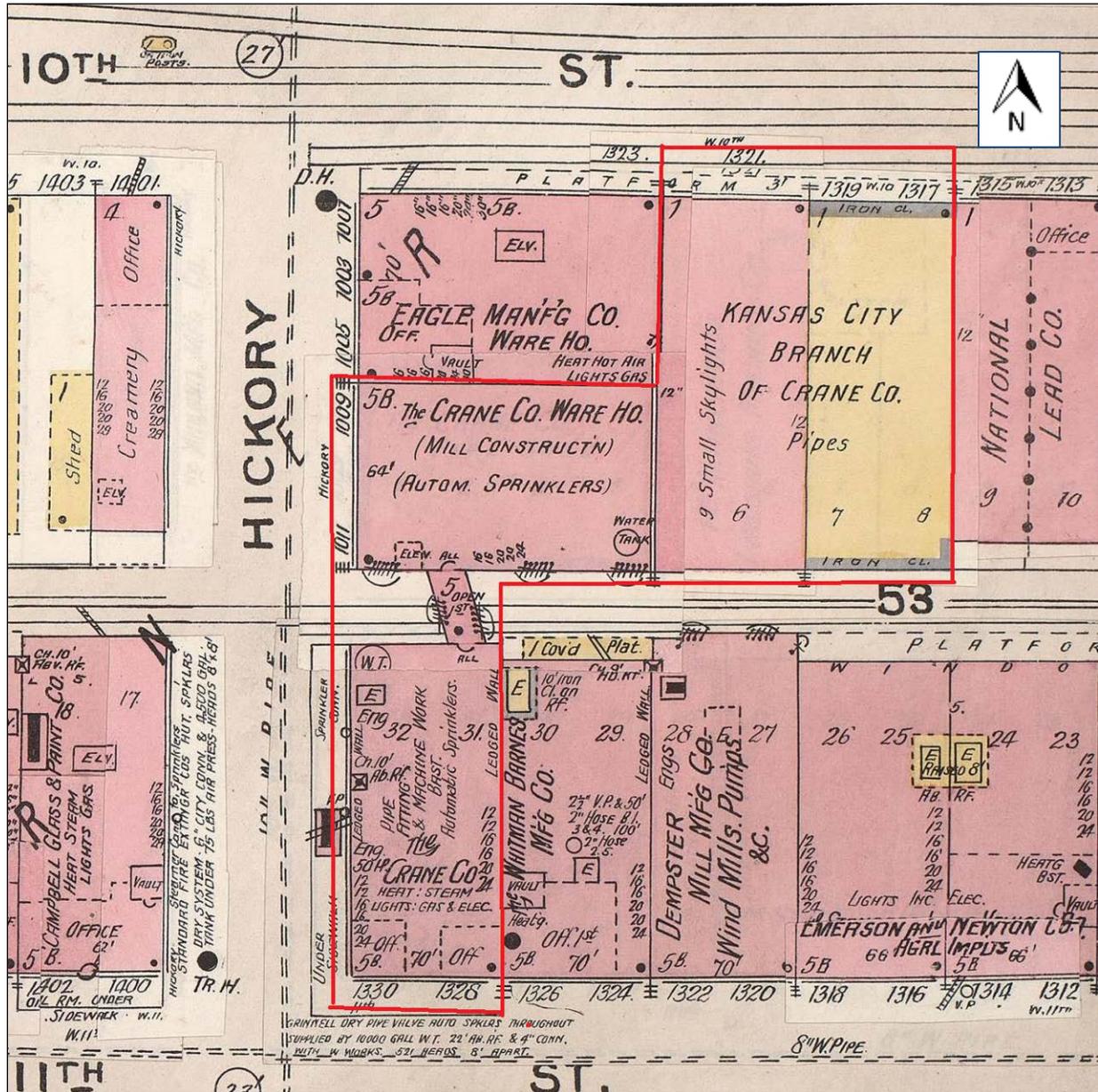


Figure 7: Crane Company Building

Source: Sanborn Fire Insurance Map, Vol. 1, 1907, Sheet 19.  
<http://www.kchistory.org/content/sanborn-map-kansas-city-vol-1-1895-1907-page-p019>

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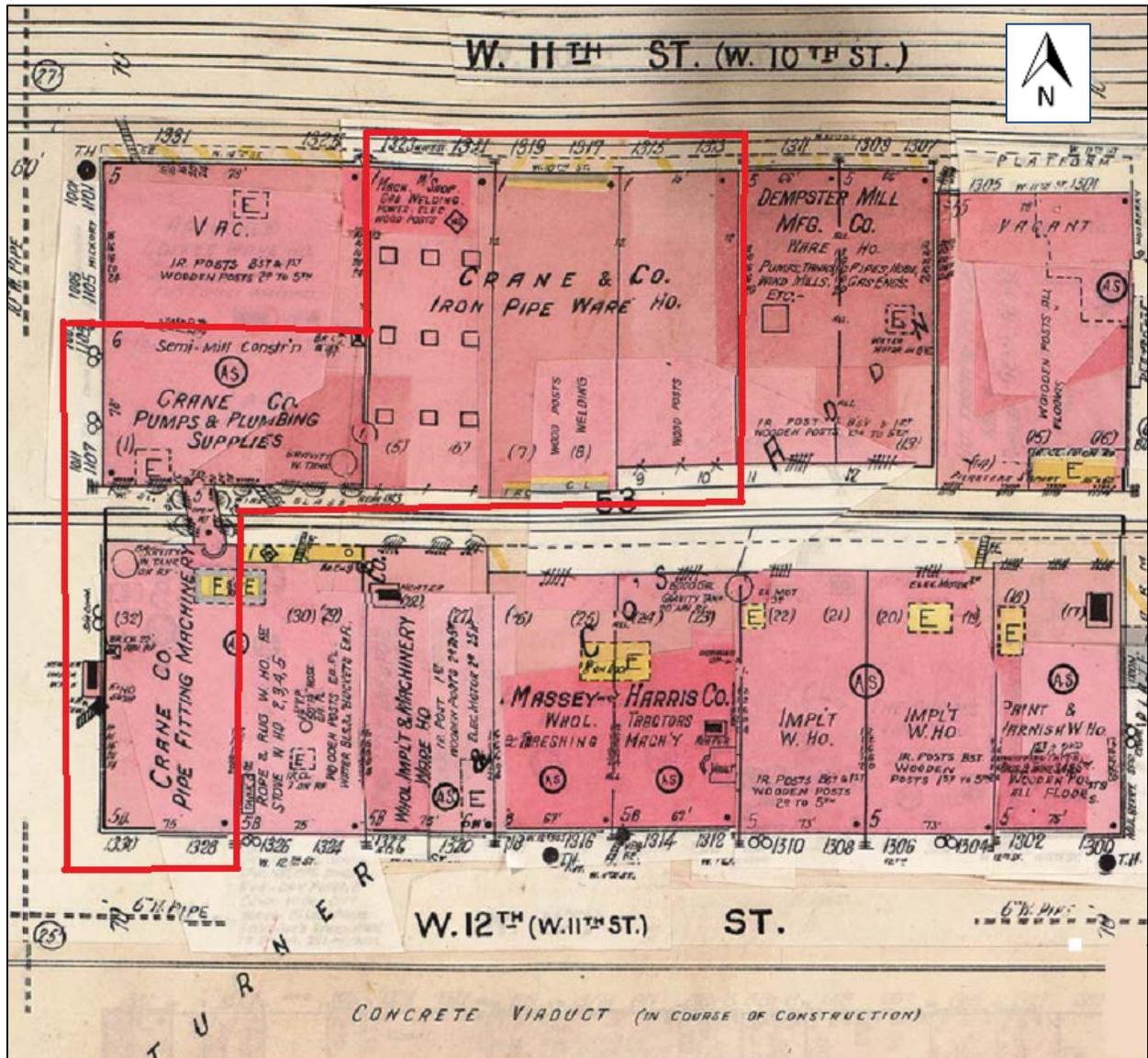


Figure 8: Crane Company Building

Source: *Sanborn Fire Insurance Map, Kansas City Vol. 1, 1909/1938, Sheet 38.*  
<http://www.kchistory.org/content/sanborn-map-kansas-city-vol-1-1909-1938-page-p038>



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Scenes from the May 30, 1903: Flood of the Kaw and Missouri River in the West Bottoms, all photos taken June 2, 1903.

Source: *The Flood of 1903*, (Chicago: Chicago and Alton Railway, 1903), n. p. Available online, Internet Archive:  
<https://archive.org/details/floodof190300chic>

Figure 10: West Bottoms, Ninth Street looking west

Figure 11: Overturned engine and dislodged tracks near stockyards in West Bottoms, view looking south, southeast

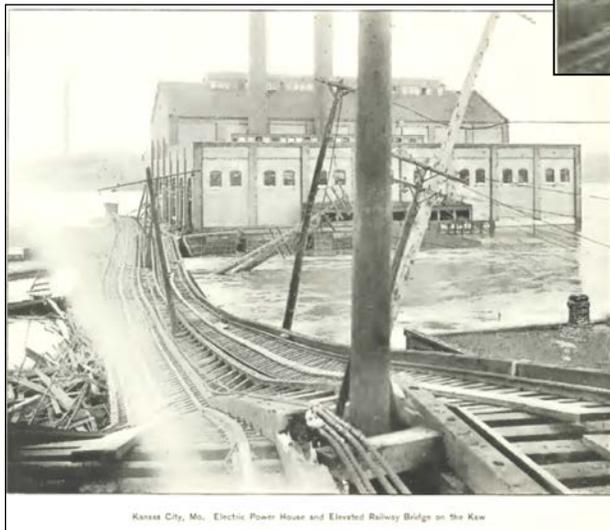


Figure 12: Electric Power House and Elevated Railway Bridge on the Kaw River

Kansas City, Mo. Electric Power House and Elevated Railway Bridge on the Kaw

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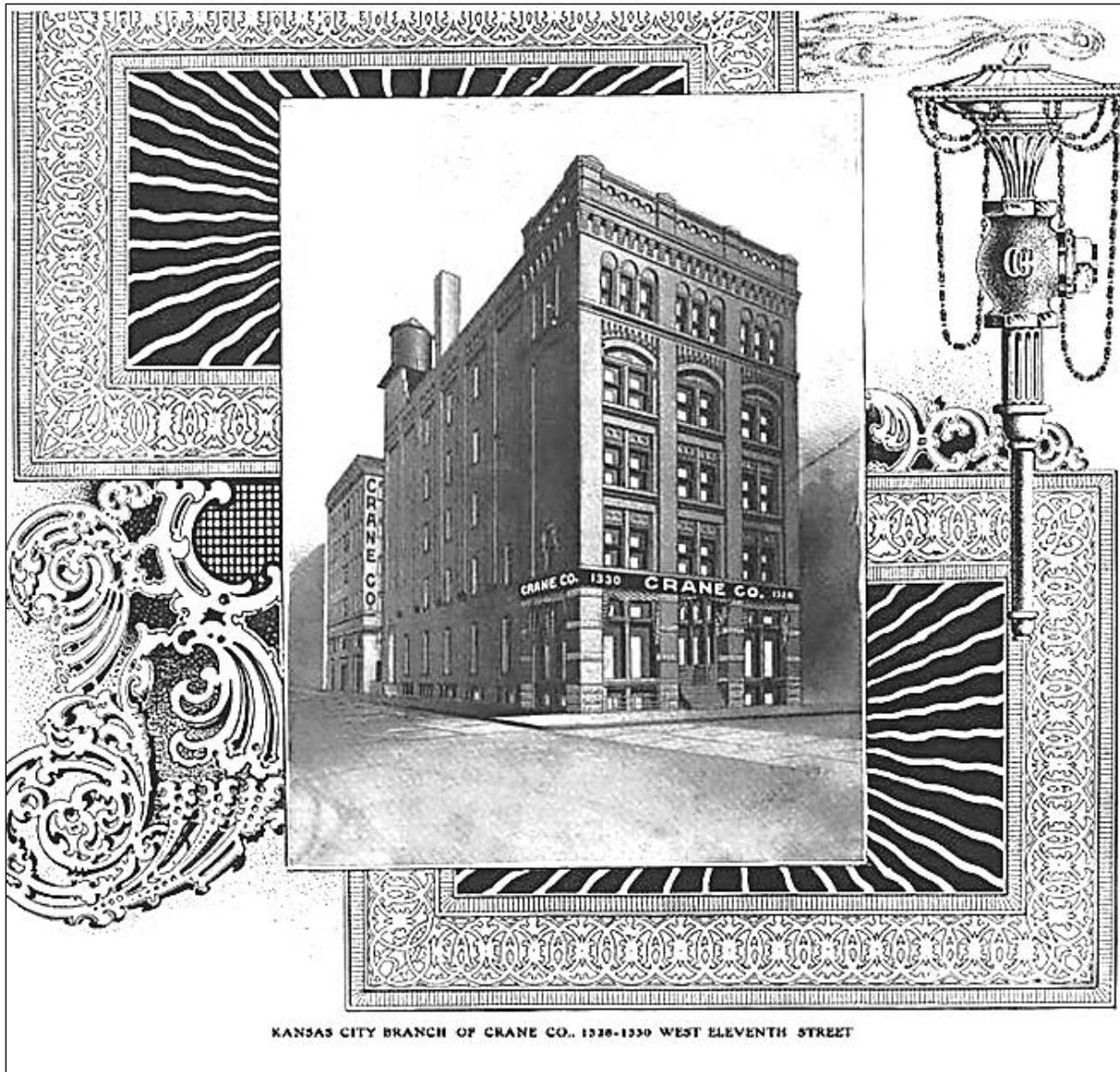


Figure 13: Illustration depicting the two Crane Co. buildings for the Kansas City branch house. The nominated building appears in the background (center left of image) and designed by Louis S. Curtiss.

Source: *The Valve World* 1/11 1905, Cover.

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**KANSAS CITY BRANCH OF CRANE CO.**

**PIPE VALVES FITTINGS      PLUMBERS' and OIL WELL SUPPLIES**

We are equipped to cut and thread pipe up to 12 inches, inclusive. Our facilities are so complete that all orders can be given immediate attention.

Telephones: Home, Main 592; Bell, Hickory 592

Store and Warehouse,      Warehouse for  
1328-1330 West Eleventh Street      Tubular Goods,  
1105-1107 Hickory Street      Tenth and Hickory Streets  
Display Room for Fine Plumbing Specialties, 1106 Baltimore Avenue.

WRITE FOR COMPLETE POCKET CATALOGUE

**SUB-BRANCHES**

**STEAM FITTERS' AND PLUMBERS' SUPPLIES**

Oklahoma City, O. T.	- - - - -	223 West First Street
----------------------	-----------	-----------------------

**OIL WELL SUPPLIES**

Chanute, Kas.	- - - - -	203 East Main Street
Independence, Kas.	- - - - -	219 North Pennsylvania Avenue
Bartlesville, I. T.	- - - - -	Corner Keeler Avenue and Third Street

Figure 14: Advertisement for CRANE CO. Kansas City, Missouri Branch House.

Source: *The Valve World* 1/11 1905, 13.

<https://play.google.com/books/reader?printsec=frontcover&output=reader&id=R-U1AQAAMAAJ&pg=GBS.RA1-PR19>

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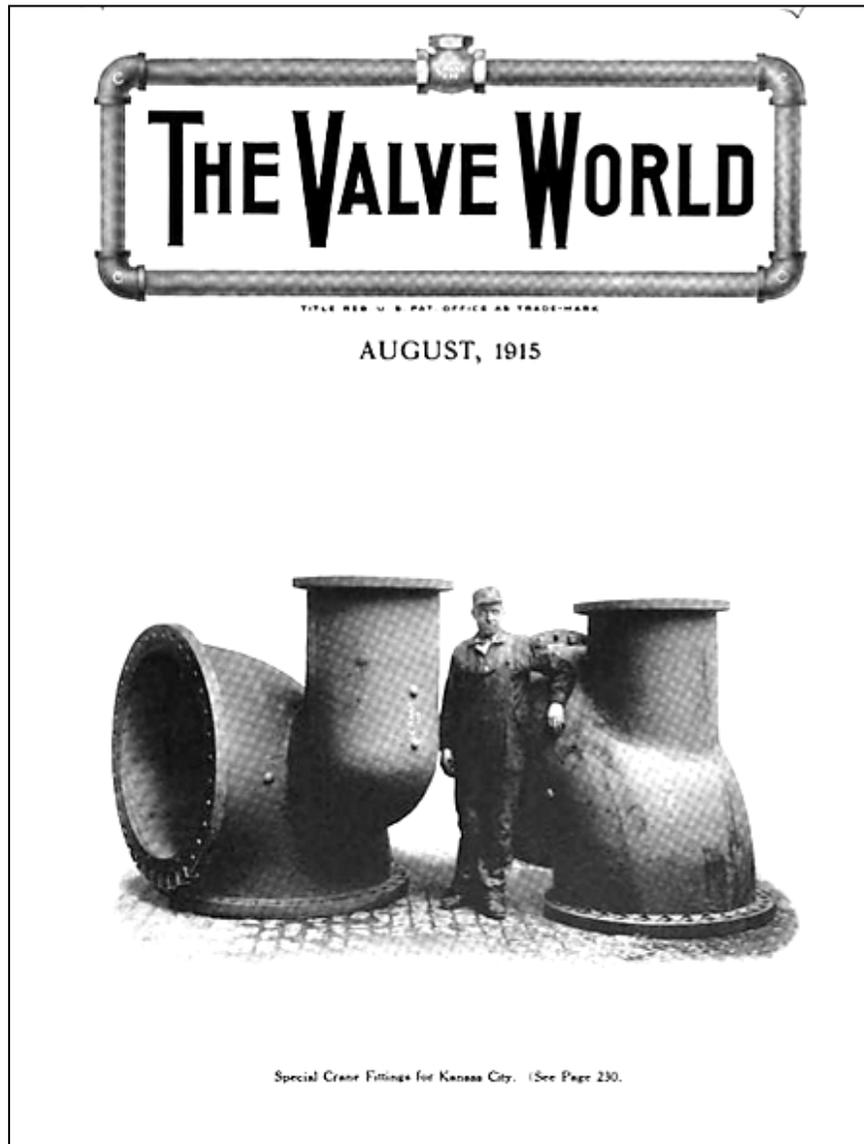


Figure 15: Fittings for the Quindaro Pumping Station in Kansas.

Source: *The Valve World* XII/8, August 1915, Cover.

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Stock images from the history of the Crane Company illustrating their strong connection to shipping by rail.

Source: *The Valve World* Volumes I-VI, 1905-1915 (Online source, Google Books accessed October 2017).



Figure 16: Crane Co. Railcar c.1905.

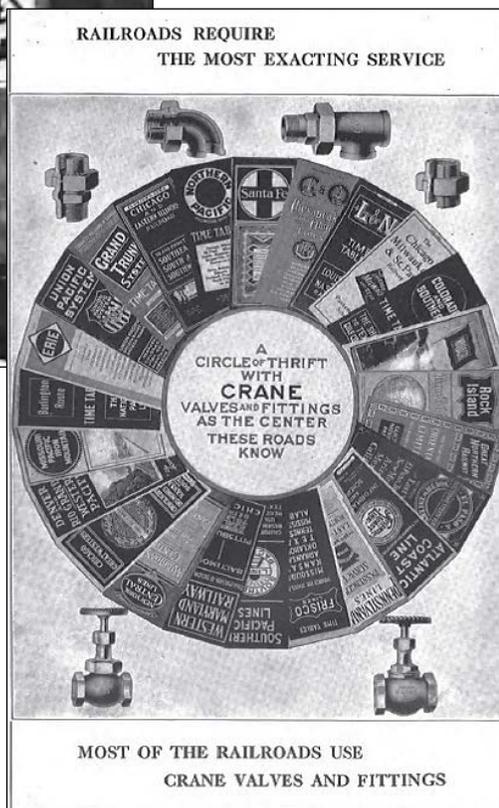
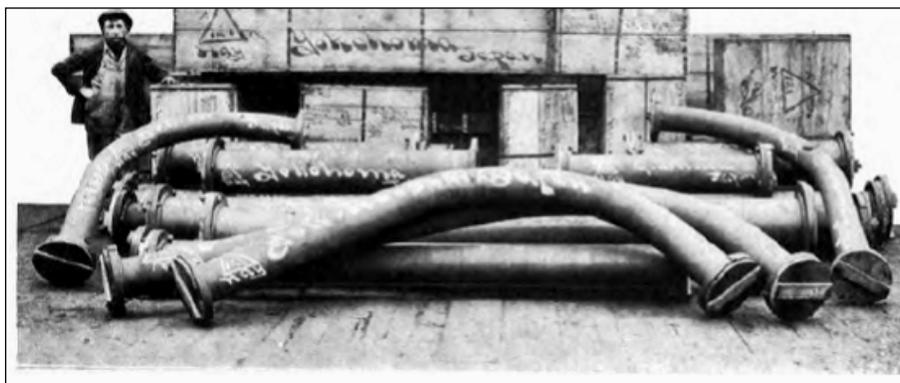


Figure 17: Advertisement regarding customer service for the Railway companies c. 1911.

Figure 18: Pipes shipped via rail to the west coast, bound for Okinawa, Japan c.1914.



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**The Crane Company Building**

Name of Property

Jackson County, Missouri

County and State

Railroad Related Historic Commercial and Industrial  
Resources in Kansas City, Missouri

Name of multiple listing (if applicable)



Figure 19: 1105-9 Hickory Street, Kansas City, Missouri, Tax Photo, c. 1940s. View of Main or east façade facing northeast.

Source: Missouri Digital Heritage, accessed online, September 2017.  
<http://cdm16795.contentdm.oclc.org/cdm/landingpage/collection/kcpltax>

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Continuation Sheet

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**The Crane Company Building**

Name of Property

Jackson County, Missouri

County and State

Railroad Related Historic Commercial and Industrial  
Resources in Kansas City, Missouri

Name of multiple listing (if applicable)



Figure 20:  
Louis S. Curtiss design, horse barn for Crane Co. 1911. By the 1940s the building served as a garage for Crane C. delivery vehicles, photo c.1940s.

Source: Missouri Digital Heritage, accessed online, September 2017.  
<http://cdm16795.contentdm.oclc.org/cdm/landingpage/collection/kcpltax>

National Register of Historic Places  
Continuation Sheet

Section number Figures Page 39

**The Crane Company Building**

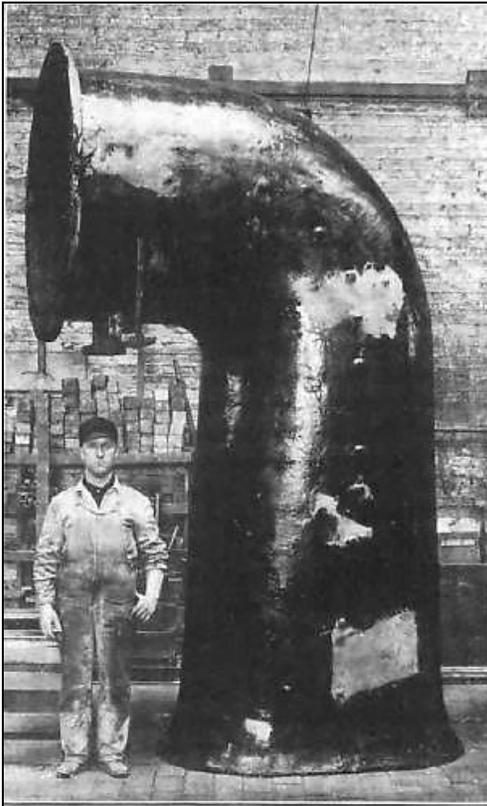
Name of Property

Jackson County, Missouri

County and State

Railroad Related Historic Commercial and Industrial  
Resources in Kansas City, Missouri

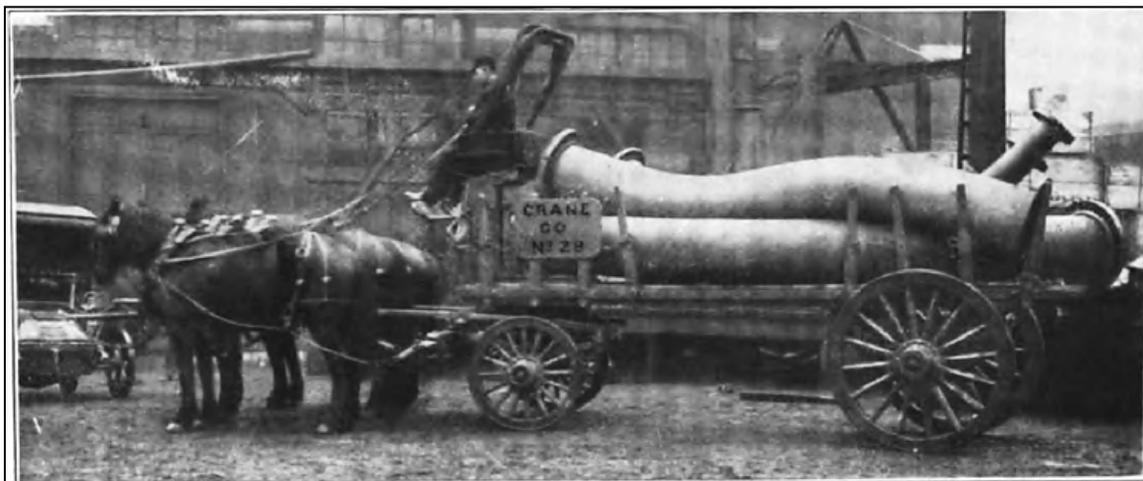
Name of multiple listing (if applicable)



**Suction Inlet for Circulating Water for Condensers**

Figures: 21 and 22

Stock photos from *The Valve World* as illustrations regarding the types and size of products manufactured by Crane Co. and shipped all over the United States and abroad.



**Crane Co. Wagon Loaded with Pipe Bends**

National Register of Historic Places  
Continuation Sheet

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**The Crane Company Building**

Name of Property

Jackson County, Missouri

County and State

Railroad Related Historic Commercial and Industrial  
Resources in Kansas City, Missouri

Name of multiple listing (if applicable)



Figure 23: One-story wing, interior view facing south.

Illustrates the open space that was utilized as a Machine Room, warehouse and shipping of industrial grade plumbing supplies.

Photo: R. Welnowski, October 2017

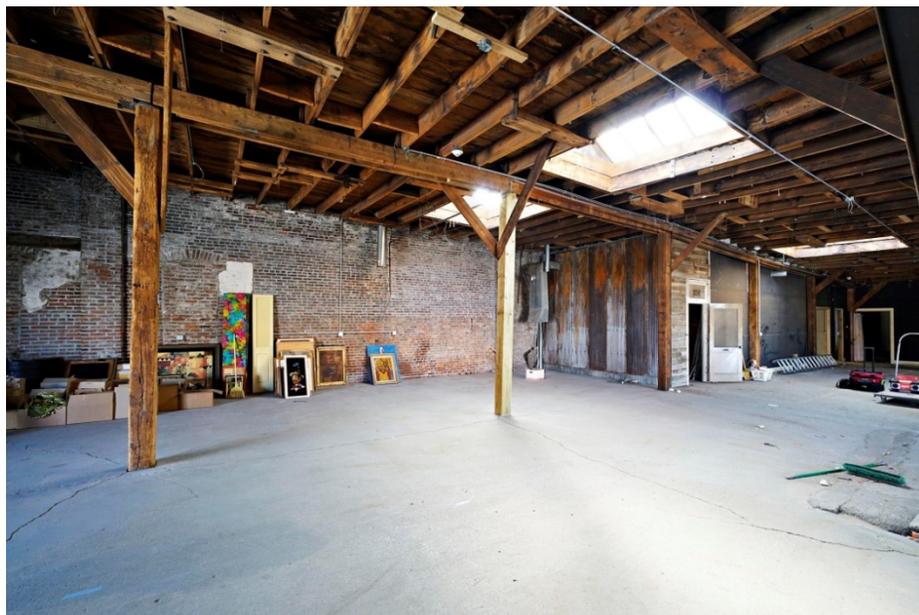


Figure 24: One-story wing, interior view facing east-southeast.

Illustrates the open space that was utilized as a Machine Room, warehouse and shipping of industrial grade plumbing supplies.

Photo: R. Welnowski, October 2017

National Register of Historic Places  
Continuation Sheet

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**The Crane Company Building**

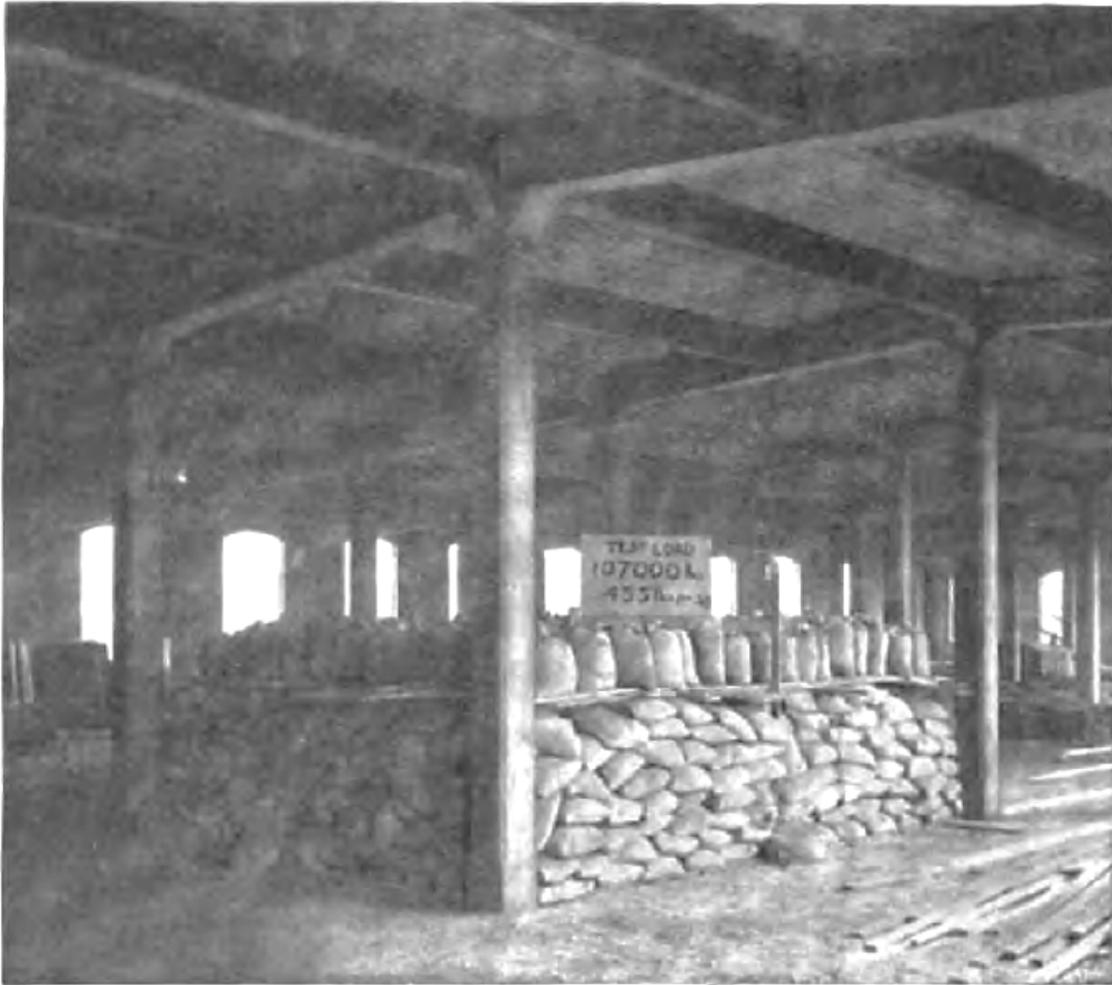
Name of Property

Jackson County, Missouri

County and State

Railroad Related Historic Commercial and Industrial  
Resources in Kansas City, Missouri

Name of multiple listing (if applicable)



**Floor Test. Showing Load of 107,000 Pounds. or 455 Pounds  
per Square Foot**

Figure 25: Example of a typical Crane Co. 'Floor Test' that was required for the construction all branch warehouses.

Source: "Details of a Modern Warehouse," *The Valve World* II/9, 7-8.



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Continuation Sheet

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Figure 27: Folly (Standard) Theater, Kansas City Missouri. Photo c. 2010

Source: [https://en.wikipedia.org/wiki/Folly\\_Theater](https://en.wikipedia.org/wiki/Folly_Theater)

Figure 28: Argyle Building

Source: Sally Schwenk, National Register of Historic Places, June 2005.

<https://dnr.mo.gov/shpo/nps-nr/05000891.pdf>



National Register of Historic Places  
Continuation Sheet

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**The Crane Company Building**

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Figure 29: Louis S. Curtiss Studio

Source: Dory DeAngelo, photo c. 1989. Special Collections, Kansas City Public Library.

<http://www.kchistory.org/content/louis-curtiss-studio>

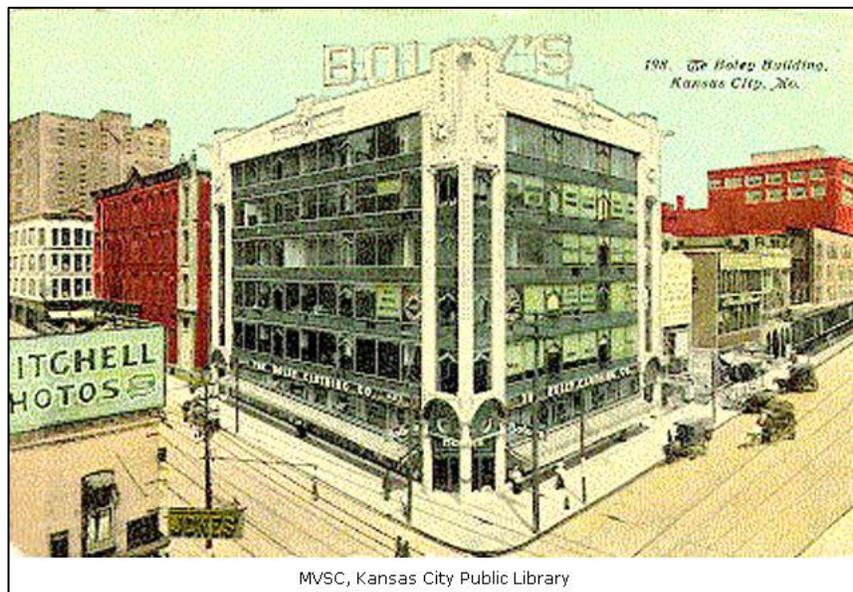


Figure 30: Boley Building (1908), Postcard.

Source: Special Collections, Kansas City Public Library

<http://www.kchistory.org/content/boley-building-1>



1005 - CRANE CO. - 1007



Large & Antiques  
FREE PARKING  
→

8

1895 - CRANE CO - 1925



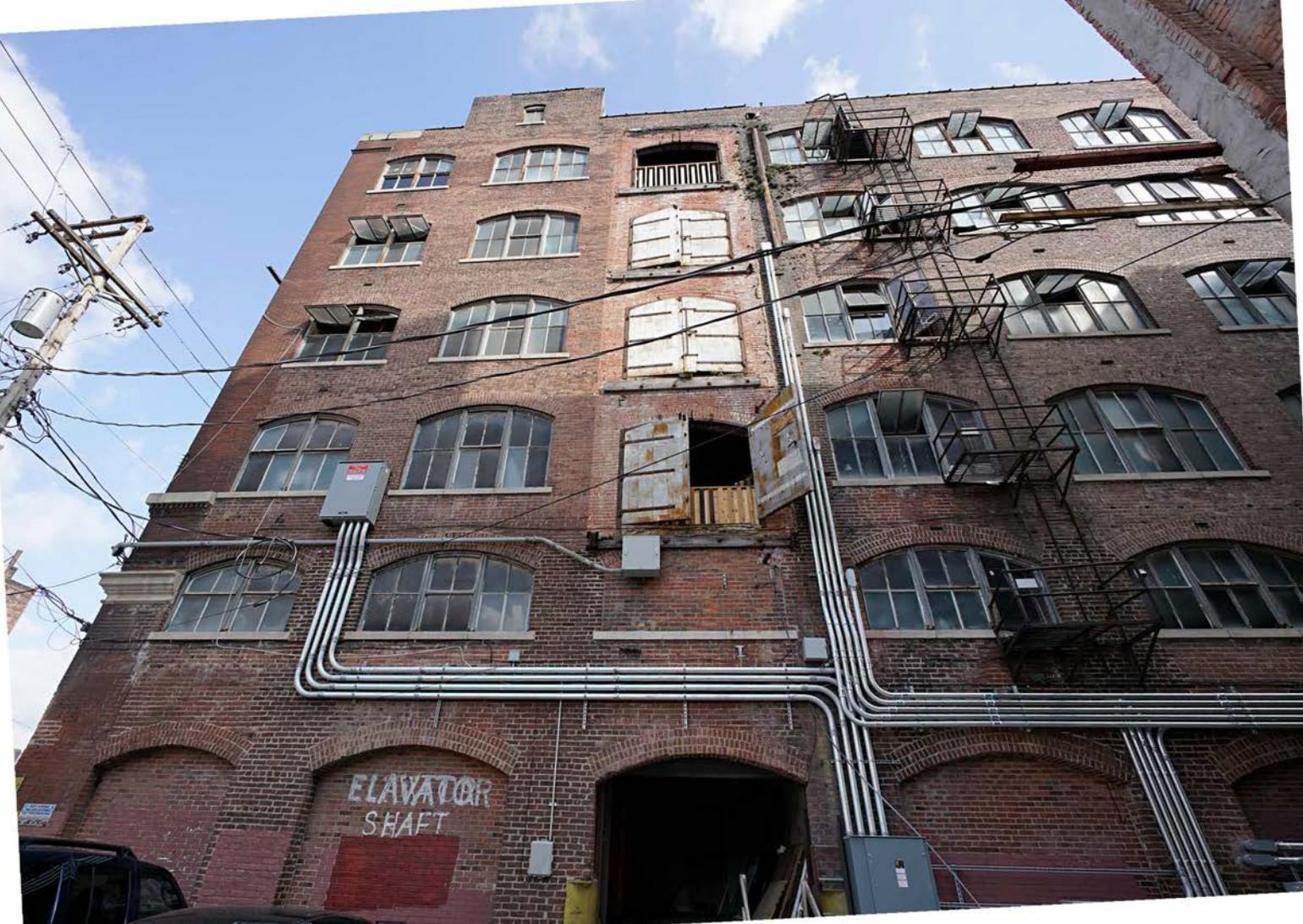




BUZZ

BUZZ

New Location  
www.buzz.com



ELEVATOR  
SHAFT



1905 - CRANE CO. - 1997

ELEVATOR  
SHAFT

1905

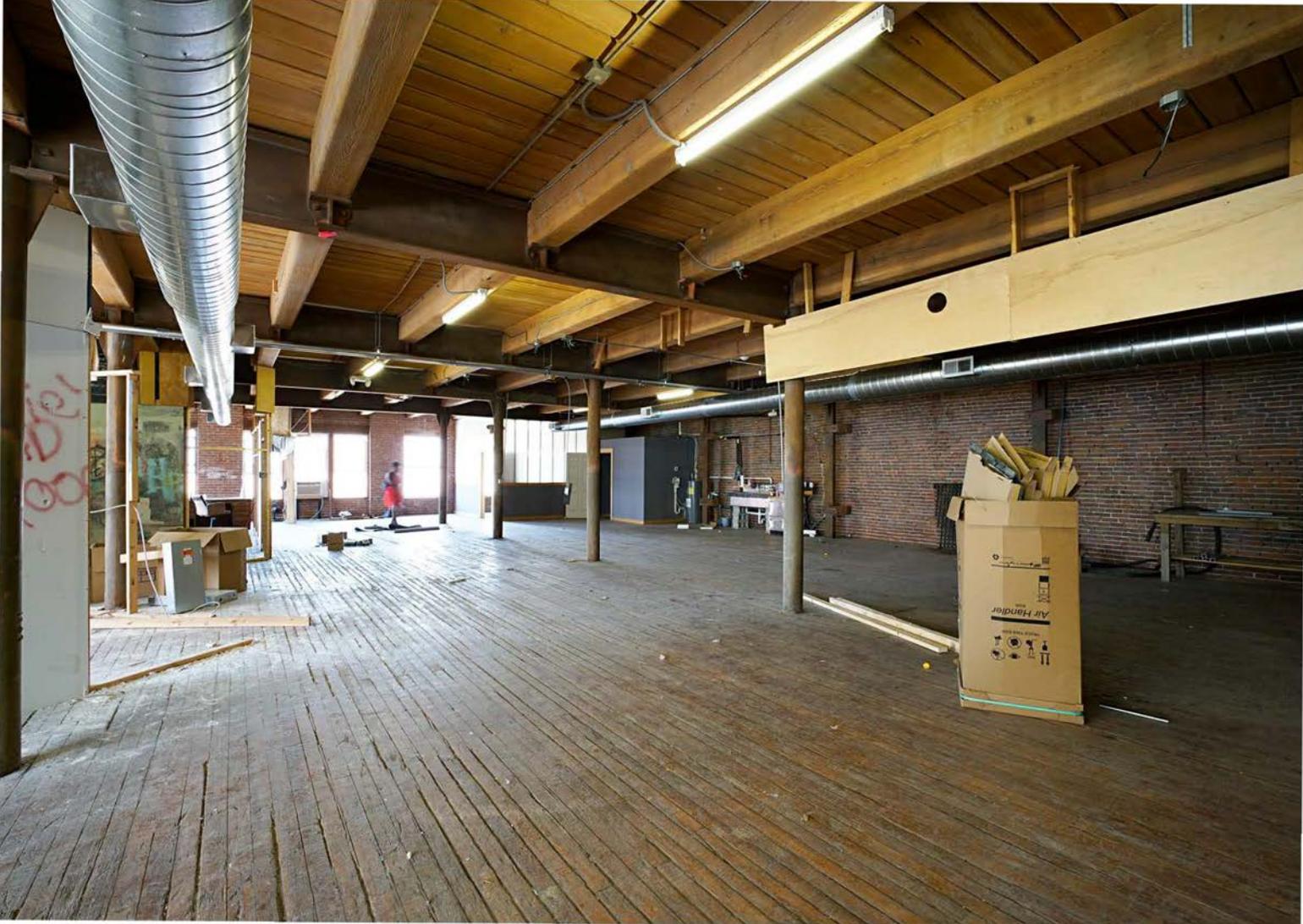




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A KENNESAW CITY SALON  
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AND PECULIAR



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: 4/4/2018      Date of Pending List: 4/26/2018      Date of 16th Day: 5/11/2018      Date of 45th Day: 5/21/2018      Date of Weekly List: 5/25/2018

Reference number:

Nominator:

Reason For Review:

- |                                       |  |   |
|---------------------------------------|--|---|
| <input type="checkbox"/> Appeal       | <input checked="" type="checkbox"/> PDIL | <input type="checkbox"/> Text/Data Issue    |
| <input type="checkbox"/> SHPO Request | <input type="checkbox"/> Landscape       | <input type="checkbox"/> Photo              |
| <input type="checkbox"/> Waiver       | <input type="checkbox"/> National        | <input type="checkbox"/> Map/Boundary       |
| <input type="checkbox"/> Resubmission | <input type="checkbox"/> Mobile Resource | <input type="checkbox"/> Period             |
| <input type="checkbox"/> Other        | <input type="checkbox"/> TCP             | <input type="checkbox"/> Less than 50 years |
|                                       | <input checked="" type="checkbox"/> CLG  |   |

Accept       Return       Reject      5/18/2018 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.



**City Planning and Development Department  
Citywide Planning Division  
Historic Preservation Office**

16<sup>th</sup> Floor, City Hall  
414 East 12<sup>th</sup> Street  
Kansas City, Missouri 64106-2795  
[kchp@kcmo.org](mailto:kchp@kcmo.org)

(816) 513-2902  
Fax (816) 513-2899

January 30, 2018

Toni M. Prawl  
Missouri State Historic Preservation Officer and  
Director, Department of Natural Resources  
P.O. Box 176  
Jefferson City, MO 65102-0176

Re: **National Register Nomination** for the *Crane Company Building*

Dear Dr. Prawl:

As a Historic Preservation Planner for the Historic Preservation Commission of the City of Kansas City, Missouri, a Certified Local Government, I am pleased to inform you that the Commission has reviewed the nomination to the **National Register of Historic Places** for the *Crane Company Building* located at 1105-1107 Hickory Street, Kansas City, Missouri. At the January 26, 2018 hearing of the nomination, the Historic Preservation Commission made a motion to recommend **approval** of the nomination of the *Crane Company Building*.

A public notice was printed in the *Daily Record* on January 11, 2018. The City Historic Preservation Office received no letters or calls in opposition to the nomination. Preservation staff recommended approval of the nomination. If you have any questions, please call me at 816-513-2901.

Sincerely,

Bradley Wolf  
City Historic Preservation Officer

cc: Mayor Sly James  
Troy Schulte, City Manager  
Jeffrey Williams, AICP Director of the City Development Department  
Architectural & Historical Research LLC, Nomination Preparer



Missouri Department of dnr.mo.gov

# NATURAL RESOURCES

Eric R. Greitens, Governor

Carol S. Comer, Director

## Memorandum

**Date:** March 20, 2018  
**To:** J. Paul Loether, National Register of Historic Places  
**From:** Mike Sutherland, Deputy SHPO  
**Subject:** The Crane Company Building, Kansas City, Jackson County, Missouri, National Register Nomination



Our state review board, the Missouri Advisory Council on Historic Preservation, approved the above nomination on **February 9, 2018**. All owners and appropriate elected public officials were notified and provided at least thirty (30) days to comment on the above proposed nomination in accordance with Section 36CFR60.6, interim regulations, using the exact notification format recommended by the National Register. **The enclosed disc contains the true and correct copy of the nomination to the National Register of Historic Places.**

Please find enclosed the following documentation:

- 1 CD with original National Register of Historic Places registration form and CLG letter
- Multiple Property Documentation Form
- Photographs
- 1 CD with electronic images
- Original USGS map(s)
- 2 Piece(s) of correspondence (cover letter and signature page)
- Other: \_\_\_\_\_

**Comments:**

- Please ensure that this nomination is reviewed
- The enclosed owner objection(s) do \_\_\_\_\_ do not \_\_\_\_\_ constitute a majority of property owners.
- Other: \_\_\_\_\_