

1676

United States Department of the Interior
National Park Service

NOV 16 1992

National Register of Historic Places
Registration Form

NATIONAL
REGISTER

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an 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 entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Groover-Stewart Drug Company Building

other names/site number McKesson-Robbins Drug Company Building/8DU510

2. Location

street & number 25 North Market Street n/a not for publication

city or town Jacksonville n/a vicinity

state Florida code FL county Duval code 031 zip code 32202

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Suzanne P. Walker / Deputy SHPO 11/12/92
Signature of certifying official/Title Date

Florida Division of Historical Resources, Bureau of Historic Preservation
State of Federal agency and bureau

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

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

- entered in the National Register. See continuation sheet.
- determined eligible for the National Register. See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain:)

Signature of the Keeper

Aelous Byers

**Entered in the
National Register**

Date of Action

12/30/92

Groover-Stewart Drug
Company Building
Name of Property

Duval Co., FL
County and State

OMB Form 1010-004
1983-01-01

5. Classification

Ownership of Property
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property
(Check only one box)

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

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

Contributing	Noncontributing	
1	0	buildings
0	0	sites
0	0	structures
0	0	objects
1	0	Total

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

Historic Buildings of Downtown
Jacksonville, Florida

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

0

6. Function or Use

Historic Functions
(Enter categories from instructions)

Industry/Processing/Extraction:

Manufacturing Facility

Industrial Storage

Current Functions
(Enter categories from instructions)

Vacant: Not in use

7. Description

Architectural Classification
(Enter categories from instructions)

Other: Industrial Vernacular

Materials
(Enter categories from instructions)

foundation Concrete

walls Concrete

Brick

roof Asphalt

other Metal: Iron, Steel

Glass

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

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 of age or achieved significance within the past 50 years.

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

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 #

Areas of Significance

(Enter categories from instructions)

- Industry
Architecture
Period of Significance
1925-1927
Significant Dates
1925
Significant Person
Cultural Affiliation
Architect/Builder
Marsh & Saxelbye, architects
Gerbrich, W.D., builder

Period of Significance

1925-1927

Significant Dates

1925

Significant Person

(Complete if Criterion B is marked above)

n/a

Cultural Affiliation

n/a

Architect/Builder

Marsh & Saxelbye, architects
Gerbrich, W.D., builder

Primary location of additional data:

- State Historic Preservation Office
Other State agency
Federal agency
Local government
University
Other

Name of repository:

Groover-Stewart Drug
Company Building

Name of Property

Duval Co., FL

County and State

10. Geographical Data

Acreage of Property Less than 1 acre

UTM References

(Place additional UTM references on a continuation sheet.)

F 1

1	7
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4	3	8	8	9	0
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3	3	5	4	8	8	0
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Zone

Easting

Northing

2

3

--	--

--	--	--	--

--	--	--	--	--	--

Zone

Easting

Northing

4

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Robert Bennett, Stephen Olausen/Barbara E. Mattick, Historic Sites Specialist

organization Bureau of Historic Preservation date November 1992

street & number R.A. Gray Bldg., 500 S. Bronough Street telephone (904) 487-2333

city or town Tallahassee state Florida zip code 32399-0250

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

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.

Photographs

Representative **black and white photographs** of the property.

Additional items

(Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name ACM Investors, c/o Fred J. Ahern, et al

street & number 2215 S. 3rd Street, Suite 201 telephone _____

city or town Jacksonville state Florida zip code 32250

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. 470 *et seq.*).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 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 Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

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Continuation SheetSection number 7 Page 1 Groover-Stewart Drug Company Building, Jacksonville,
Duval Co., FL**SUMMARY**

The Groover-Stewart Drug Company Building is a four-story masonry commercial building located at 25 North Market Street in downtown Jacksonville, Florida. It contributes to the Historic Buildings of Downtown Jacksonville multiple property group under associated property type F.7, Historic Industrial Buildings of Downtown Jacksonville, 1901-1927. The Groover-Stewart Drug Company Building is the most elaborate of Jacksonville's four-story vernacular industrial designs by the firm of Marsh & Saxelbye.

PRESENT AND ORIGINAL APPEARANCE**Setting**

The Groover-Stewart Drug Company Building is located on the southeast corner of North Market and East Forsyth streets. Land usage in the area surrounding the building is mixed industrial, commercial, residential, and governmental. The block located diagonally to the northwest is occupied by the Jacksonville City Hall Annex. During the historic period the block to the north contained a number of apartment houses that have since been replaced by several large office buildings. The other areas to the east, south, and west of the building were originally occupied by industrial, warehouse, and commercial buildings. Many of those buildings have since been razed. A group of three historic commercial buildings adjoining the Groover-Stewart Drug Company on the east have been removed to make room for parking. Immediately to the south is the J. H. Churchwell Company Building, an industrial building similar in size and design to the Groover-Stewart Building.

Present Appearance**Exterior**

The dominant architectural features of the Groover-Stewart Drug Company Building are its overall symmetry and use of exposed reinforced concrete structural members as a means of simple ornamentation. Reinforced concrete piers and spandrels divide each elevation into a rectilinear grid. Each grid is filled with unpainted red brick and large metal sash windows. The sash are glazed with rough-surfaced steel-reinforced lights. The west elevation, which fronts on North Market Street, is comprised of

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Duval Co., FL

five vertical bays (Photo 1). The basement level is partially exposed. Each horizontal sector of the first floor is filled with a low-rising brick wall which supports 12/4 pivot sash windows. The second and third story fenestration is identical. Each of those levels have brick infill which rises to 8/4 pivot sash windows. The corners of the building are accentuated with cast concrete parapets with a curved tops. The main entrance, located in the center bay, has a cast concrete surround embellished with a formal entablature crowned by a decorative cartouche (Photo 2).

The north elevation, fronting on West Forsyth Street, is comprised of eight vertical bays (Photo 3). The truncated basement level is partially underground. Located at the east corner of the facade are a pair of steel roll-up doors which provide access to the interior garage bay and loading dock area. Fenestration of the first, second, and third floors levels follows the pattern established on the west elevation.

The five-bay east elevation has a projecting flue stack which originates at grade near the northeast corner (Photo 4). A large metal pipe descending from the third floor and re-entering the building on the first level is located immediately south of the flue stack. Other features on this facade include a metal fire escape staircase and doorways leading from each floor level. The fire escape terminates at a metal landing located on the basement level.

The south elevation, comprised of eight vertical bays, rises four complete stories, as the basement is fully exposed (Photo 5). A one-story shed addition is enclosed at the extreme east end by a brick wall and is covered by a corrugated metal roof (Photo 6). The remainder of the shed addition is open, but is sealed from public access by a continuous chain link fence. The addition dates from the 1930s.

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Interior

Basement:

The basement is accessed by several L-shaped stairways which descend from the first floor. The west end of the basement is comprised of men's and women's baths and locker rooms, which are accessed by a long narrow corridor leading from the central stair. A high security vault is located near the stair foyer in the northwest corner. The remainder of the first level is comprised of open space interrupted by massive cylindrical concrete piers which form a grid on 12' 6" centers. An elevator and stair shaft, which ascends all stories, is located on the north wall adjacent to the furnace and storage rooms that occupy the northeast corner. A metal box slide descends to the basement from the first floor along the east wall. On the south wall, a pair of bathrooms are located immediately west of a straight steel staircase that connects with the first floor. A door leading to the brick portion of the shed addition is located near the southeast corner. The brick structure is comprised of two small rooms adjoins the open portion of the shed extension which stretches the entire length of the south elevation and served as a storage area.

First Floor:

Patrons enter the building by ascending the staircase of the main entrance on the North Market Street elevation. At the foot of the staircase is an L-shaped foyer to the north and a doorway, which leads to a small utility room to the south. A straight staircase opens into the main foyer which is cordoned off by wooden partitions (Photo 7). The partitions are attached to massive concrete piers. A series of open offices are located to either side of the main foyer. An L-shaped staircase which descends to the basement is located in the northwest corner. A second stair to the street is located immediately east of the office partition on the north wall. The elevator and stair shaft on the north wall is located east of the interior loading dock area (Photo 8). A third doorway leading to the stair landing of the fire escape is located on the east wall south of the loading dock. A series of four office spaces, located on the south wall, are connected to the partition that cordons off the main foyer.

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Second floor:

The second floor is reached by the staircase or the elevator located on the north wall. An opening in the east wall near the northeast corner leads to a large metal pipe which opens to the first floor. A small office space, constructed of hollow clay tile, projects from the center of the west wall. A pair of bathrooms are located in the center of the south wall. A square partition divided into four vaults projects from the north wall. A spiral metal box chute is located immediately south of the vault area (Photo 9). The remainder of the third level consists of open space and a grid of cylindrical concrete piers.

Third floor:

The third floor consists primarily of open space (Photo 10). An opening in the east wall leads into a round metal chute which re-enters the building on the first floor. A pair of bathrooms is located in the center of the south wall. A railing, located near the northwest corner of the floor space partially surrounds a metal plate, which functions as the spiral box chute cover (Photo 11).

ALTERATIONS

The only major alteration to the exterior of the building is the addition of the one-story shed extension on the south side of the building. Added during the 1930s to serve as additional storage space, the shed is covered by a corrugated metal roof supported by metal posts. The area located at the east end is enclosed by a brick wall. The only other alterations consist of the use of plywood boards placed over the first story windows for protection. The interior of the building has undergone only a modest amount of cosmetic remodeling and retains most of its original appearance.

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Duval Co., FL

SUMMARY

The Groover-Stewart Drug Company Building, constructed in 1925, is significant at the local level under National Register Criterion A in the area of Industry as the headquarters for the Groover-Stewart Drug Company, one of the leading manufacturers and distributors of pharmaceuticals in Florida in the 1920s and 1930s.

Under Criterion C the building is significant as one of the few remaining examples of historic industrial architecture in downtown Jacksonville. The flight of industry from the downtown area since World War II has led to the destruction of most of the industry-related buildings that once were a prominent part of the landscape. It is a relatively early example of a reinforced concrete skeletal system applied to an industrial building in Florida. The building has further significance under Criterion C at the local level as an example of the work of Marsh & Saxelbye, Jacksonville's most prominent architectural firm during the 1920s.

The Groover-Stewart Drug Company Building contributes to the Historic Buildings of Downtown Jacksonville multiple property group under historic context, Jacksonville During the Great Florida Land Boom, 1921-1927, and associated property type F.7, Historic Industrial Buildings of Downtown Jacksonville, 1901-1927.

HISTORICAL SIGNIFICANCE

The Groover-Stewart Drug Company ~~1900-1942~~:

Born in Georgia in 1861, Frank Clayton Groover came to Jacksonville in 1883 and entered the wholesale fruit and produce business. In 1900 he and partner Flavius T. Christie founded the Christie-Groover Drug Company. The following year their wholesale drug warehouse was destroyed by the Great Fire, which devastated much of downtown Jacksonville. The company rebuilt their facility and continued to operate until Flavius Christie retired in 1905. Groover reorganized the company and changed its name to the Groover-Stewart Drug Company to reflect the promotion of M.W. Stewart to Vice President and the addition of H.E. Stewart as secretary/treasurer of the corporation. In 1906 the company constructed a building on Adams Street, where it operated until 1925. During that period the Jacksonville-based company

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Duval Co., FL

became Florida's largest wholesale drug manufacturing and distribution firm, and established branches in Tampa, Miami, and Orlando.

The expansion of their drug wholesale business in the first half of the 1920s prompted the Groover-Stewart Company to construct a larger and more functional facility than the one on Adams Street. In 1925 they employed the services of the locally prominent architectural firm of Marsh & Saxelbye to draw plans for a new building. The construction firm of W.D. Gerbrich erected the reinforced concrete edifice at a cost of \$150,000. The building served as the company's main office and headquarters for its operation in Florida, as well as a warehouse for storing records, pharmaceutical merchandise, raw materials, safe deposit, and for the manufacture of household hydrogen peroxide. The Groover-Stewart Drug Company and its successors continued to use the building until the 1970s.

ARCHITECTURAL SIGNIFICANCE

The design for the Groover-Stewart building was a significant departure from the usually ornate commercial projects that Marsh & Saxelbye had produced. The only characteristic that defines the building as the work of the firm is the variation of the classical motif door surround that the firm often applied to its commercial designs. The simplicity of the design was probably influenced by other industrial buildings constructed in the United States during the post-World I period. The relatively early use of exposed reinforced concrete pillars, supporting glass and brick curtain walls marks the Groover-Stewart as one of the first buildings in Jacksonville that exhibited characteristics of the modernistic styles that emerged in the 1930s.

The Groover-Stewart building also served as the model for the even more simplistic Olmstead Motor Company Building (802 North Laura Street), designed by Marsh & Saxelbye in 1927 and finished in 1928. Similar to the Groover-Stewart Building, the Olmstead Building features exposed reinforced concrete pillars, which divide bays of red brick and large multi-pane sash windows. The firm's only other known industrial design in Jacksonville is the Crane Company Building located in the LaVilla Area, east of downtown, at 1007 West Bay Street. That combination warehouse and showroom was designed in 1930 and exhibits a fairly

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decorative brick facade reminiscent of the firm's mid 1920s
commercial designs.

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Duval Co., FL

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City Directories

Jacksonville City Directory. Jacksonville: 1900.

Polk, R.L. Jacksonville City Directory. Jacksonville: 1904-
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Books

Fisher, Prim W. A History of the Rotary Club of Jacksonville,
Florida: Club No. 41. Jacksonville: n.p., 1962.

Gold, Pleasant Daniel. History of Duval County. St. Augustine:
The Record Company, 1929.

Wood, Wayne W. Jacksonville's Architectural Heritage.
Jacksonville: University of North Florida Press, 1989.

Periodicals

Florida Times Union, 15 February 1925.

Jacksonville Journal, 3 October 1925.

Maps

Sanborn Map Company, Fire Insurance Map of Jacksonville, Duval
County, Florida. New York, 1903, 1913, 1924, 1949.

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Duval Co., FL

VERBAL BOUNDARY DESCRIPTION

Lot 8, block 1D of Jax Doggett's Map Subdivision,
Jacksonville, Florida.

BOUNDARY JUSTIFICATION

The boundary includes the city lot historically associated
with the property.

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Photographs 1 Groover-Stewart Drug Company Building, Jacksonville,
Section number _____ Page _____ Duval Co., FL

1. GROOVER-STEWART DRUG COMPANY BUILDING
2. JACKSONVILLE, FLORIDA
3. ROBERT BENNETT
4. 1992
5. HISTORIC PROPERTY ASSOCIATES
6. WEST ELEVATION, LOOKING NORTHEAST
7. PHOTO NO. 1 OF 11

Numbers 1-5 are the same for the remaining photographs.

6. LOOKING EAST AT MAIN ENTRANCE SURROUND
7. PHOTO NO. 2 OF 11

6. LOOKING SOUTHWEST AT NORTH ELEVATION
7. PHOTO NO. 3 OF 11

6. LOOKING SOUTHWEST AT EAST ELEVATION
7. PHOTO NO. 4 OF 11

6. LOOKING NORTHEAST AT SOUTH ELEVATION
7. PHOTO NO. 5 OF 11

6. LOOKING NORTHEAST AT SHED ADDITION TO SOUTH ELEVATION
7. PHOTO NO. 6 OF 11

6. LOOKING SOUTH AT FIRST LEVEL ENTRANCE FOYER INTERIOR
7. PHOTO NO. 7 OF 11

6. LOOKING NORTH AT FIRST LEVEL INTERIOR LOADING BAYS AND
METAL BOX SLIDE
7. PHOTO NO. 8 OF 11

6. LOOKING NORTHWEST AT SECOND STORY SPIRAL BOX SLIDE AND
MASONRY VAULTS
7. PHOTO NO. 9 OF 11

6. LOOKING NORTHEAST AT INTERIOR THIRD STORY STAIR AND
ELEVATOR
7. PHOTO NO. 10 OF 11

6. LOOKING EAST AT BOX SLIDE COVER IN FLOOR OF THIRD LEVEL
7. PHOTO NO. 11 OF 11

Groover-Stewart Drug Company Basement Floor Plan

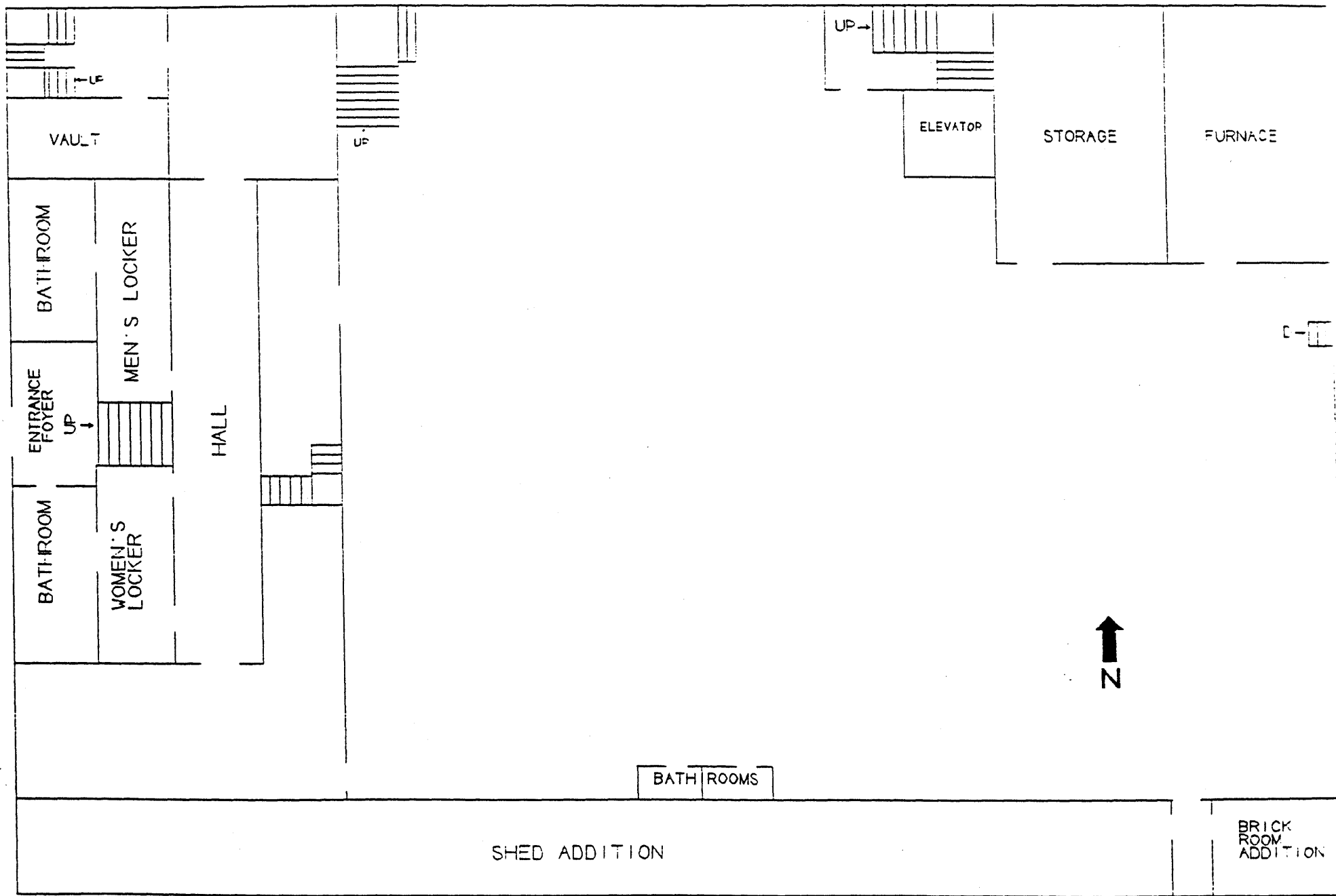


Photo Location: ○ →

Scale: 1" = 15'

Groover-Stewart Drug Company First Floor Plan

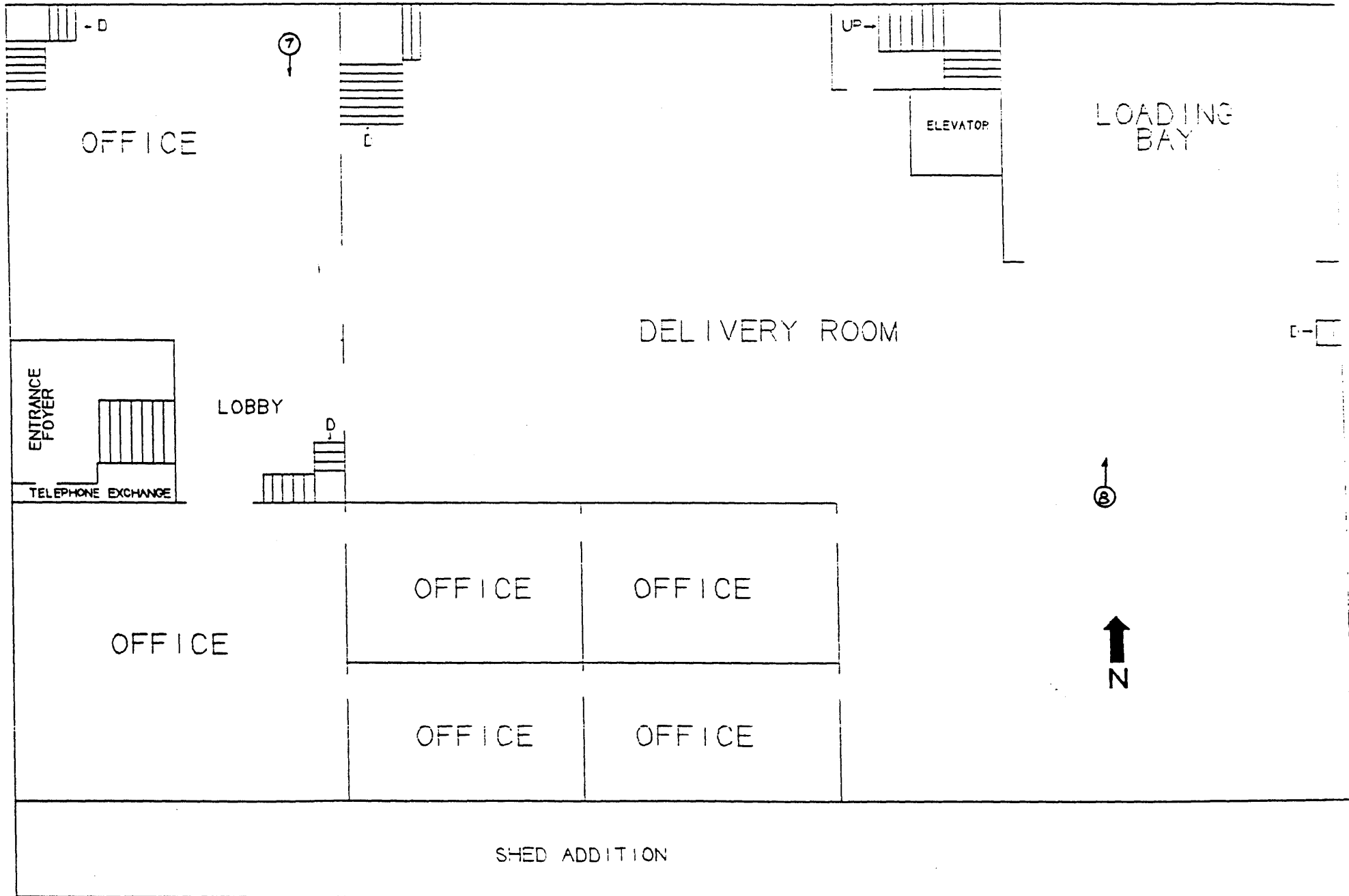


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Groover-Stewart Drug Company Second Floor Plan

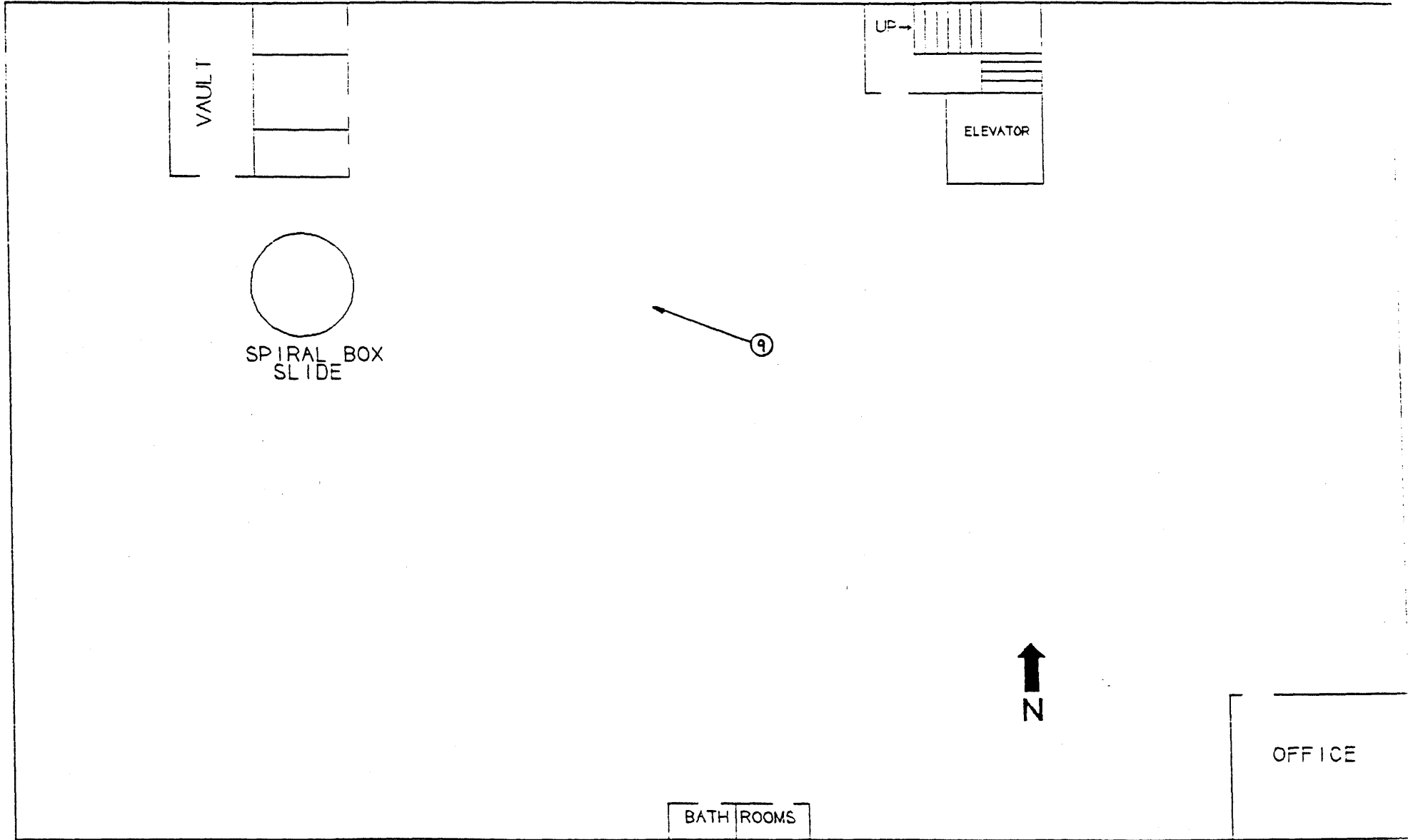


Photo Location: ○→

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Groover-Stewart Drug Company Third Floor Plan

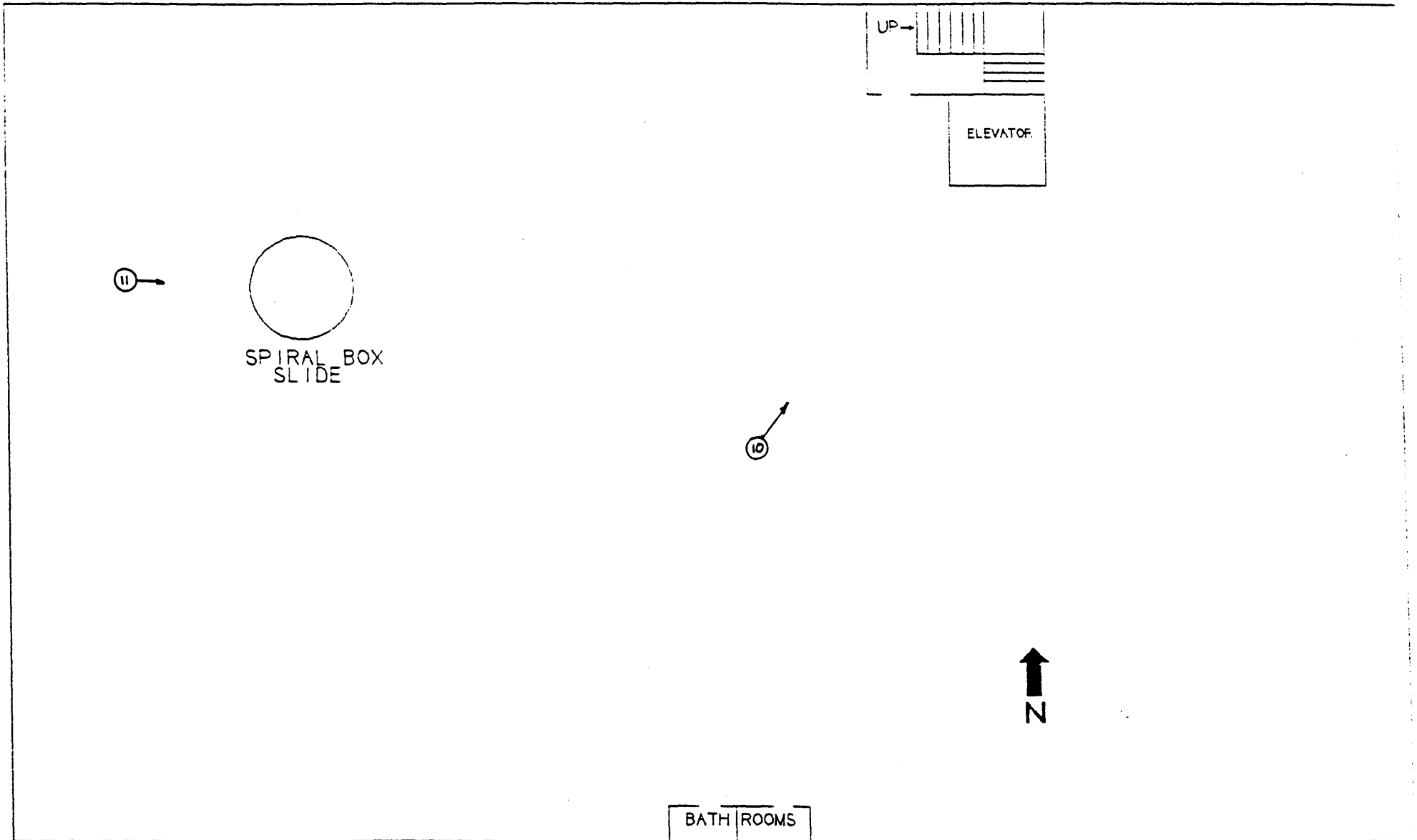
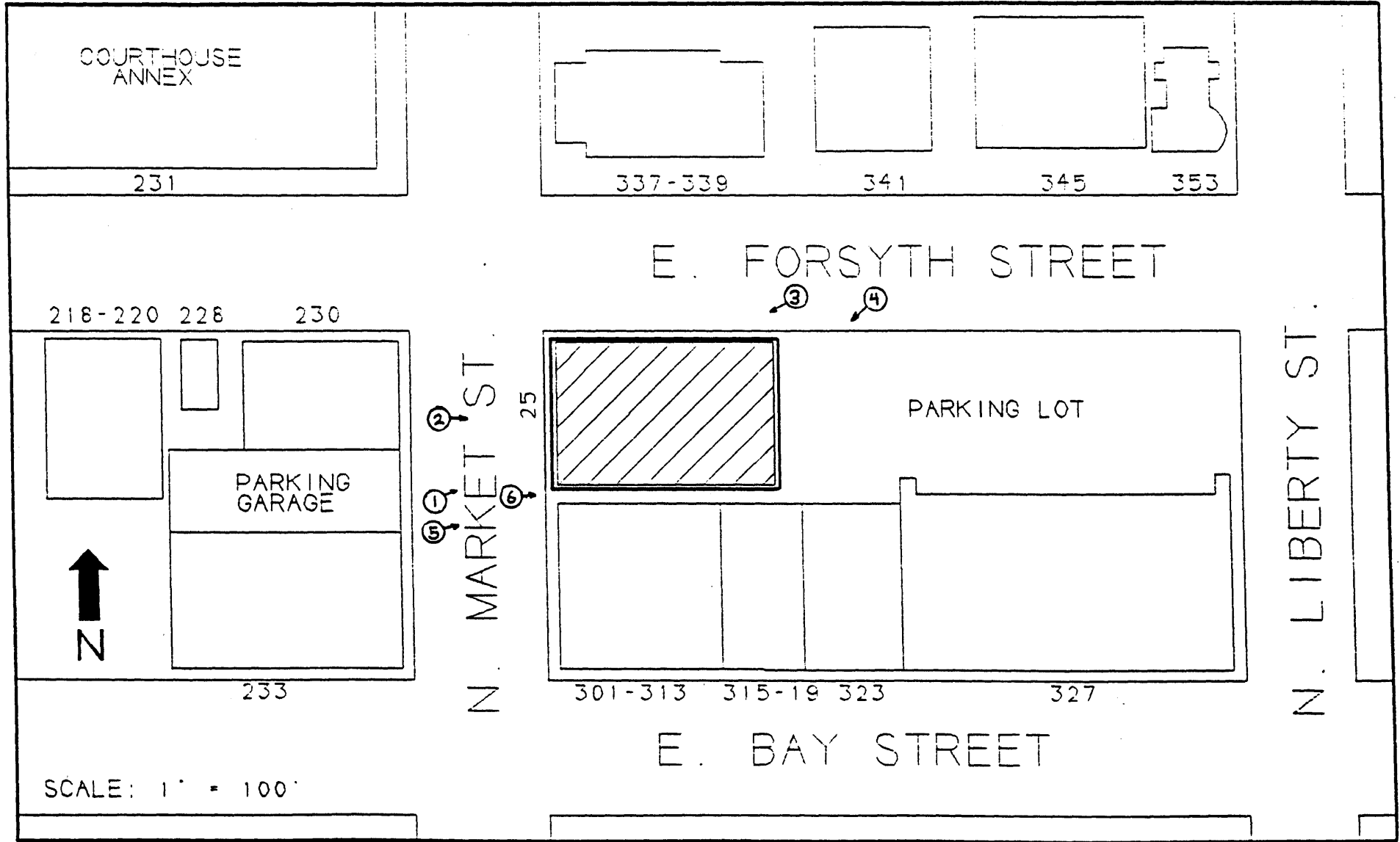


Photo Location: ○→

Scale: 1" = 15'

Groover-Stewart Drug Company Site Plan



- Boundary:
- Photo Location: →
- Contributing Building:
- Non-Contributing Building: