



United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

1. Name of Property

historic name KELLOGG & COMPANY WAREHOUSE
other names/site number MAR-77
Related Multiple Property NA

2. Location

street & number 131 Orchard Street


NA	not for publication
NA	vicinity

city or town Richmond
state Kentucky code KY county Madison code 151 zip code 40475

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 Craig Potts/SHPO Date 6-22-17

Kentucky Heritage Council/State Historic Preservation Office
State or Federal agency/bureau or Tribal Government

In my opinion, the property meets does not meet the National Register criteria.

Signature of commenting official _____ Date _____

Title _____ State or Federal agency/bureau or Tribal Government _____

4. National Park Service Certification

I hereby certify that this property is:
 entered in the National Register determined eligible for the National Register
 determined not eligible for the National Register removed from the National Register
other (explain) _____


Signature of the Keeper _____ Date of Action 8-3-2017

Kellogg & Company Wholesale Grocery Warehouse
Name of Property

Madison County, KY
County and State

5. Classification

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

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

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

- private
- public - Local
- public - State
- public - Federal

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

Contributing	Noncontributing	
1	0	buildings
0	0	district
0	0	site
0	0	structure
0	0	object
1	0	Total

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

Number of contributing resources previously listed in the National Register

N/A

0

6. Function or Use

Historic Functions
(Enter categories from instructions.)

Current Functions
(Enter categories from instructions.)

COMMERCE / WAREHOUSE

VACANT / NOT IN USE

7. Description

Architectural Classification
(Enter categories from instructions.)

Materials
(Enter categories from instructions.)

LATE 19TH & EARLY 20TH CENTURY
AMERICAN MOVEMENTS: COMMERCIAL
STYLE

foundation: STONE

walls: BRICK MASONRY

roof: MODIFIED BITUMEN

other:

Kellogg & Company Wholesale Grocery Warehouse

Madison County, KY

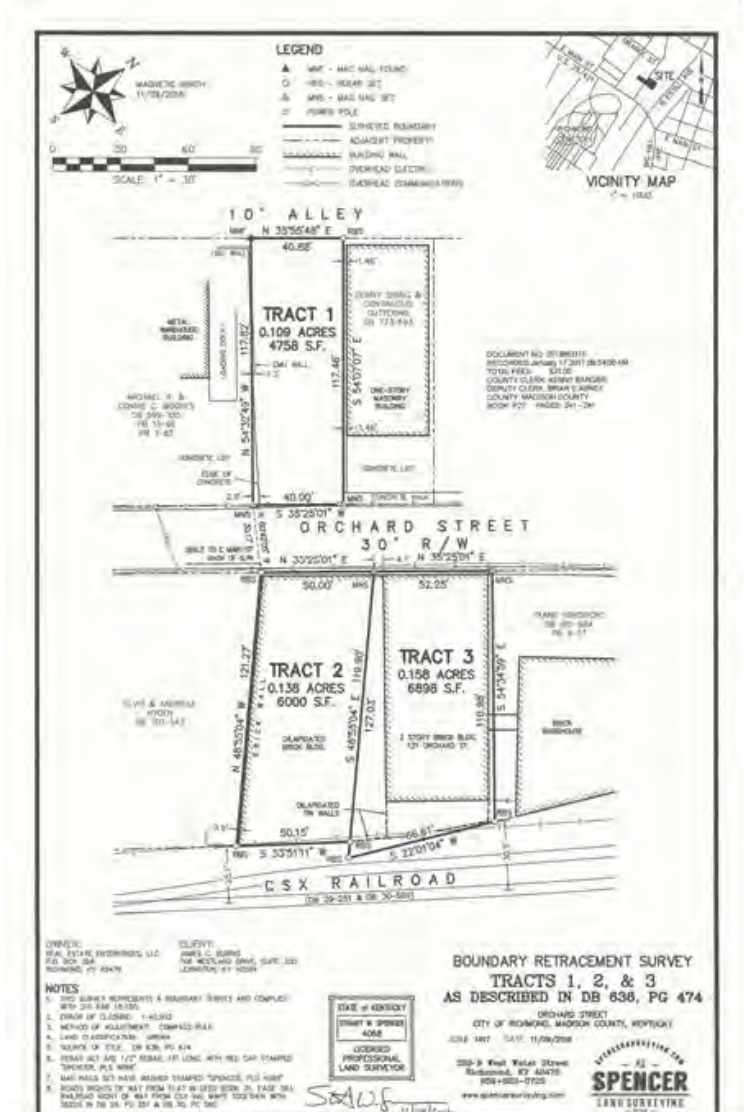
Name of Property

County and State

Narrative Description

Summary Paragraph

The Kellogg and Company Warehouse (MAR-77) is located at 131 Orchard Street in downtown Richmond, Kentucky. The structure is a two-story brick mill construction building (i.e. fire resistant timbers within masonry load bearing exterior walls), and was constructed circa 1906 by Marsh Clark Kellogg. The Kellogg & Co. building contains a full below-grade basement and two stories above grade, and is located just north of the Richmond Cemetery (NRIS 83003785) and just east of the Downtown Richmond Historic District (NRIS 76000922). The buildings in the surrounding area are primarily one-to-two story commercial buildings. This area of Richmond historically was associated with bulk goods, storage, and distribution that benefitted from the railroad line (i.e. wholesale goods, lumber, coal, oil, grain, etc.). From the time of its construction until ca. 1970, the building served as a wholesale grocery warehouse. The property contains three separate tracts, and the Kellogg & Co. building is on tract 3, which is zoned for industrial use (I-2, Heavy Industry), and measures .158 acres. Tract 2 contains one improvement and measures .158 acres. Tract 1, which has no improvements, is located across Orchard Street from the Kellogg & Co. building, and measures .109 acres. The area proposed for listing includes tract 3 only.



Kellogg & Company on Tract 3

Kellogg & Company Wholesale Grocery Warehouse

Madison County, KY

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Property Setting and Site Characteristics

The city of Richmond is the seat of Madison County, with a population of 31,364 (2010 census). Founded in 1798 by Colonel John Miller, a Revolutionary War soldier, Richmond was officially named in honor of Miller's birthplace, Richmond, Virginia. In 1906, during the year that the Kellogg & Co. building was constructed, Eastern Kentucky State Normal School was founded in Richmond to train teachers. It became a four-year college in 1922 and added graduate programs in 1935. In 1965, the institution was renamed Eastern Kentucky University. Richmond is currently Kentucky's 7th-largest city.

The Kellogg & Company Wholesale Grocery Warehouse business began operations in a building on Irvine Street in Richmond, moving to the larger warehouse—the subject of this nomination—on Orchard Street, in 1906. The Orchard Street site was selected mainly due to its location on the Louisville & Nashville railroad line (CSX today). This strategic move placed the wholesale grocer near complimentary industries and commerce.

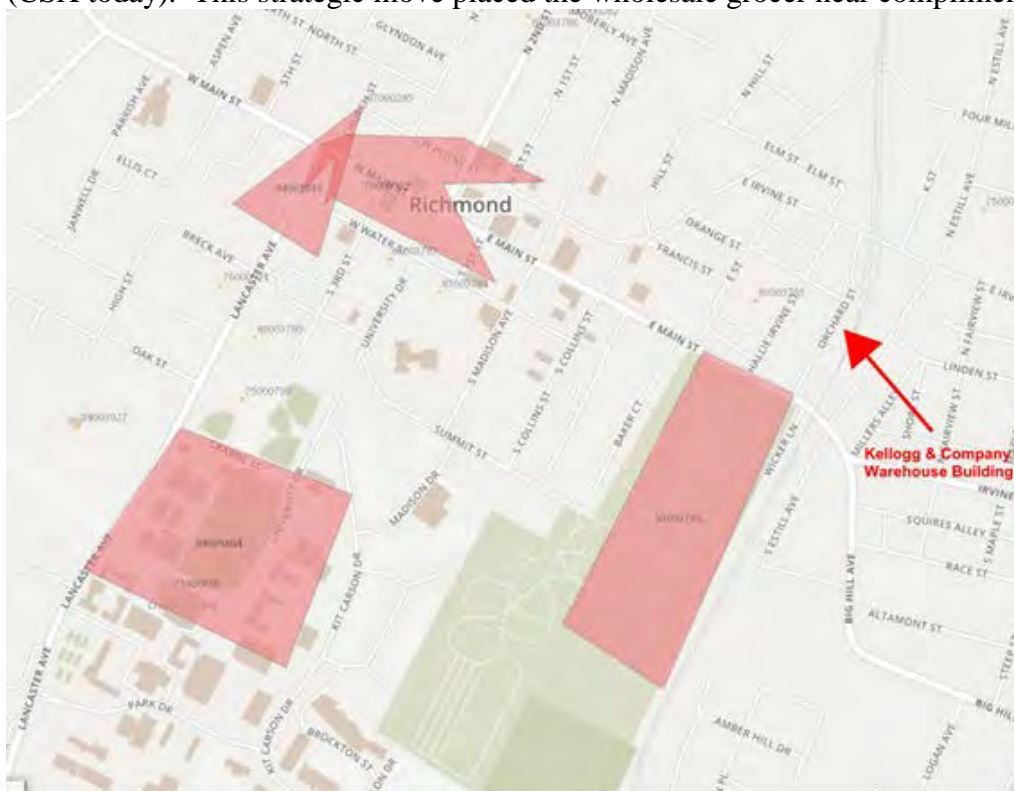


Figure 1: National Register Data from the Cultural Resources GIS map

Building Description

The building's footprint occupies roughly two-thirds of the tract 3 site. The adjacent tract 2 contains a partially dilapidated brick building that abuts the Kellogg & Co. building. The property on Orchard Street is designated as parcel R009-0024-003-A by the Madison County Property Valuation Administrator.

The Kellogg & Co. building has a rectangular footprint whose dimensions measure approximately 46' x 98'-10". The foundation of the building is stone construction. The building's exterior load bearing walls comprise masonry construction with common (or American) bond brick pattern with a header course every seventh course. The building's historic fabric remains largely intact, but the original brick work has areas that have been repointed in a manner that seems to have responded to a crisis need rather than a measured rehabilitation plan.

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The building features elements of the commercial / industrial style, with brick corbeling on the west façade that steps down from the wall coping and slender arched window and door openings.

Northwest (Orchard Street) Façade

The primary façade faces northwest along Orchard Street and is organized into three equally-spaced bays that correspond to the interior structural grid of the building's post and beam construction. The second story has three identical sets of arched top windows centered in each bay. Each of these windows consist of a bank of two double-hung metal-framed windows with limestone sills. The second story is capped with a decorative corbelled masonry cornice across the upper level of the façade. The roofline is defined by a glazed terra cotta parapet coping course extending the length of the façade. The shed roof on the backside of the parapet wall slopes to the rear (southeast) façade (1/2" per 12") and has a modified bitumen roof.



Northwest facade



Northwest façade (Tract 3 at left, and Tract 2)

Southwest Façade

The southwest façade faces East Main Street and is partially abutted on the west end by an adjacent dilapidated brick building. The façade is symmetrically organized into seven equally-spaced bays that correspond to the interior structural grid of the building's post and beams construction. Each bay contains a centered arched-top window with limestone sill. The arched masonry detail and limestone sills remain intact. The second story windows remain largely intact and unchanged, and are approximately half the height of the first-floor windows. A ghost sign of the Kellogg & Co. business occupies a portion of wall between the parapet cap and the top of the second floor arched-top windows in the western-most four bays of the façade. The signage is approximately 215 square feet. The southwest façade's roofline is defined by a sloping (1/2" per 12") glazed terra cotta parapet coping course extending the length of the façade.

Southeast Façade

The southeast façade faces the railroad line and is three bays wide and two stories tall with a walk-out basement condition from the lowest level. It is abutted on the first-floor level by an adjacent dilapidated wood frame structure with a shed metal roof sloping toward the railroad line. The façade is organized into three equally-spaced bays that correspond to the interior structural grid of the post and beam construction. The first floor has arched-top door openings centered in the northern and southern bays with manually operable coiling-type loading doors. The center bay of the first floor has a bank of two double-hung metal framed windows with limestone sills. The roofline is defined by the profile of the southern and northern parapet walls with a gutter line across the length of the façade. The southeast wall of the building's freight elevator extends above the roofline and parapet walls, and is visible from the southeast façade.

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Northeast Façade

The northeast façade is organized into seven equally-spaced bays that correspond to the interior structural grid of the building's post and beam construction. An enclosed breezeway connects the first floor and basement levels to the adjacent building to the north. The enclosed breezeway is centered in the third bay from the southeast (rear) façade of the building. The openings in the bay of the enclosed breezeway are arched-top manually operable coiling-type loading doors. Each of the remaining bays, apart from two bays on the 1st and 2nd floor, contain a centered arched-top window with limestone sill. The exception is for the second and third bay from the west façade on the second floor. These bays do not include a centered arched-top window to accommodate a large ghost sign advertising Kellogg & Co. The signage is approximately 468 square feet. The northeast façade's roofline is defined by a sloping (1/2" per 12") glazed terra cotta parapet coping course extending the length of the façade. Two chimneys extend above the parapet in the third and fourth bays of the façade.



View of Southeast facade



Building Logo on Northeast Façade

Interior Description

The K&C building features approximately 13,640 gross square feet of space, divided equally among the three levels (full basement below-grade, 1st floor, 2nd floor). The existing exterior load-bearing masonry walls are (3) wythes thick and painted on the interior. The interior columns are 10" x 10" wood timbers spaced at approximately 14'-0" O.C. with main "girder" timbers measuring 10" w x 14" d, and secondary "joist" timbers measuring 6" w x 12" d.



Interior, Second Floor



Interior Timbers

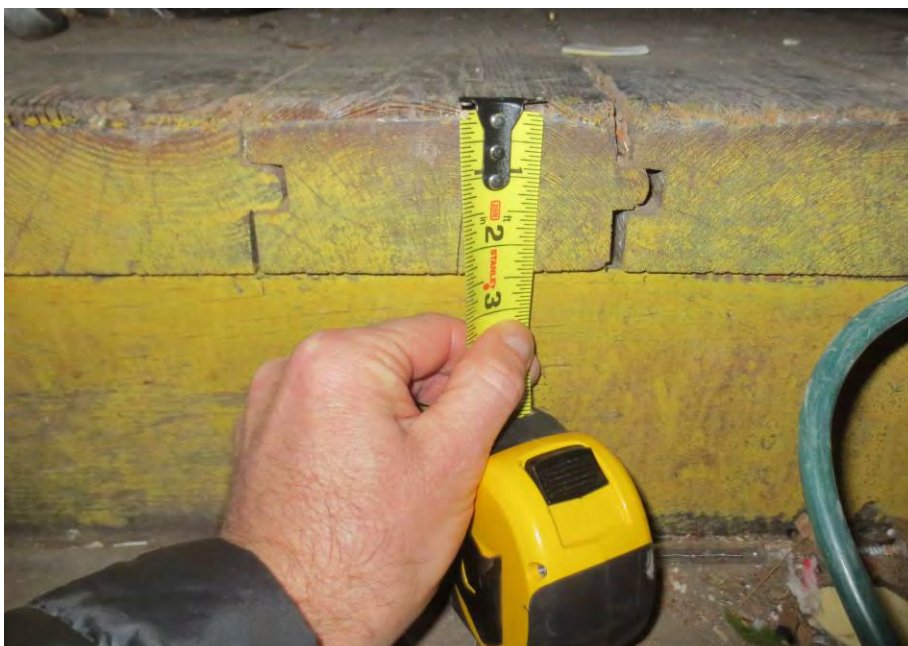
Kellogg & Company Wholesale Grocery Warehouse

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The flooring is tongue-and-groove boards measuring 2½”d x 6”w. The post-and-beam structural system that supports the floor forms a grid of two columns wide and six columns deep that runs from the basement to the second floor. All floors are tongue-and-groove wood except for the basement, which has a concrete slab. The ceilings have exposed framing members and exposed flooring/roof decking wood members. There is no decorative finish carpentry on the interior, indicative of the historic warehouse use of the building. Other interior features include wooden stairs located in the northeast corner of the building that run from the basement to the second floor. A freight elevator is located to the east side of the stairs in the same northeast corner of the building. The freight elevator provides access to all the floors and contains a ceiling access panel to the mechanical platform for the elevator at roof level with an access door out onto the low-sloped roof. Interior features appear to be original to the building. The interior has been slightly altered with various shelving and a caged area for storage, as well as miscellaneous blocking/supports for hanging storage, etc. In general, the open structure and floor plan remain largely unchanged. The building’s interior has been used for storage for the last thirty years. The overall condition of the interior is fair to poor with some damaged areas requiring immediate repair and/or replacement.



Interior T&G Floor Construction

Alterations since the Period of Significance

The exterior alterations to the Kellogg & Co. building since the period of significance include modifications to a few window and door openings, primarily on the west and south façades. On the west façade, two door openings for coiling loading doors were partially bricked-in on the first floor and smaller fixed windows were installed (see Figure 5). In addition, one window was bricked-in that is located between the two coiling door openings. On the south façade, all the windows on the basement and first floor level were bricked-in (see Figure 6). The remaining features of the building have remained intact and unchanged since the Period of Significance. The original basement door opening on the east façade has been infilled with concrete masonry units

The interior alterations are relatively minor and include the addition of a few interior partition walls, shelving, blocking, and miscellaneous storage areas. The partition walls are on the first floor in the northwest corner of

Kellogg & Company Wholesale Grocery Warehouse

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the building. These walls are finished with solid bead-board pine paneling to divide the space into smaller offices and administrative areas. The basement and second floor remain largely intact and unchanged since the Period of Significance.

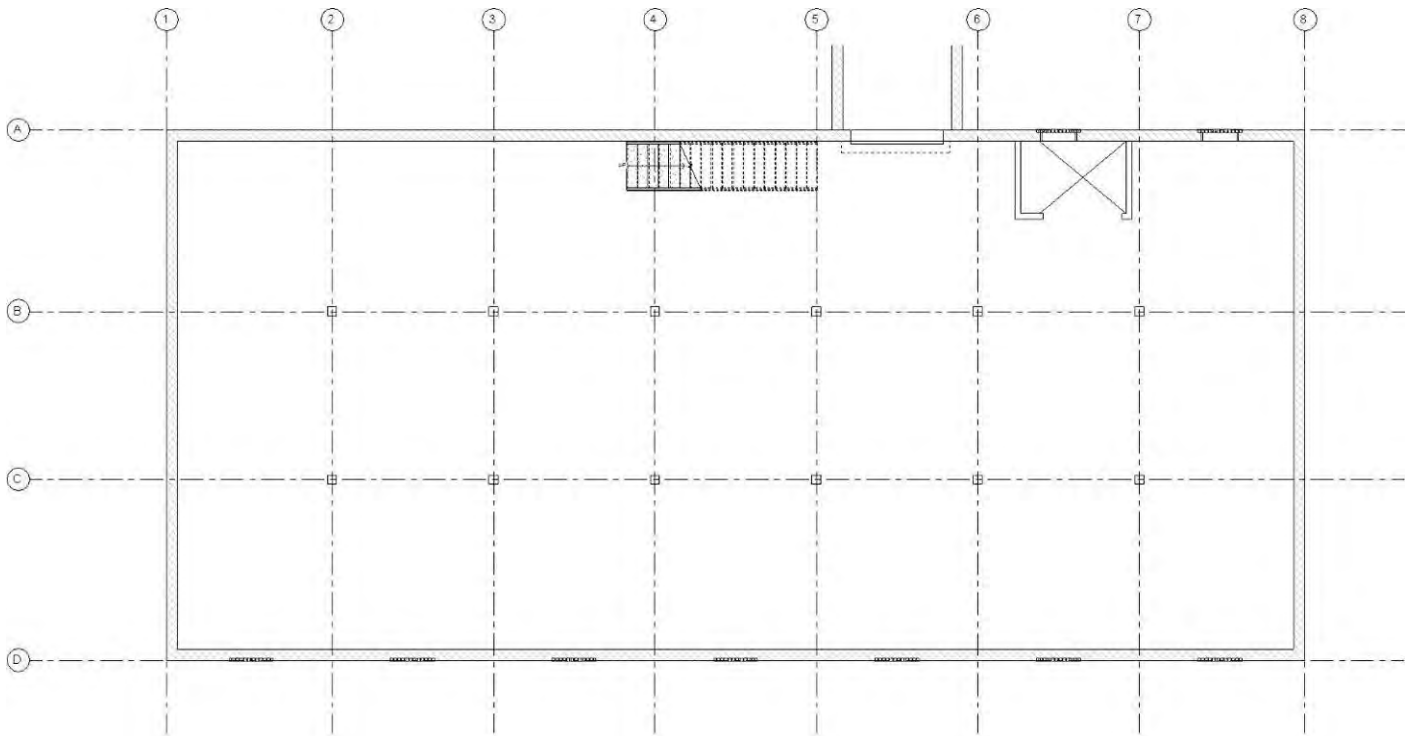


Figure 2: Basement Plan

Kellogg & Company Wholesale Grocery Warehouse

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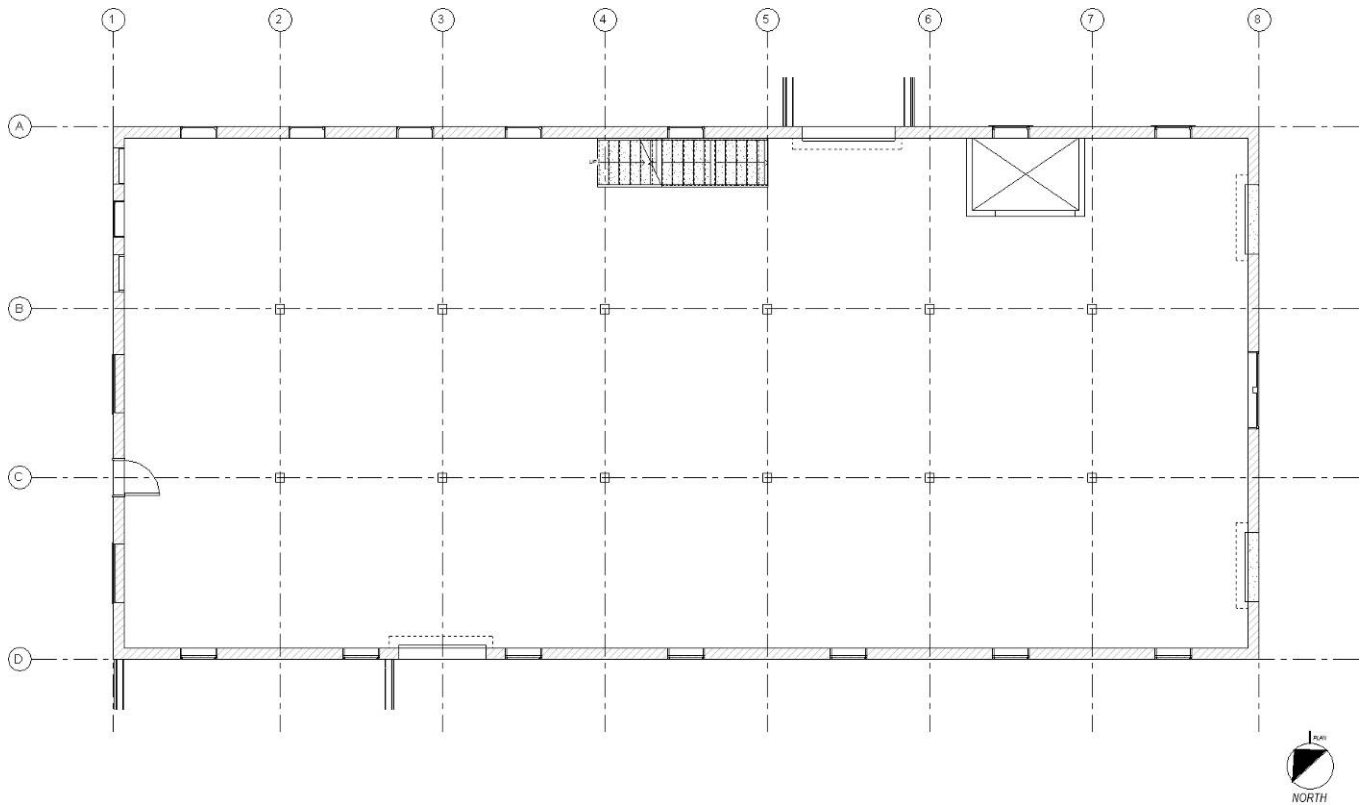


Figure 3: First Floor Plan

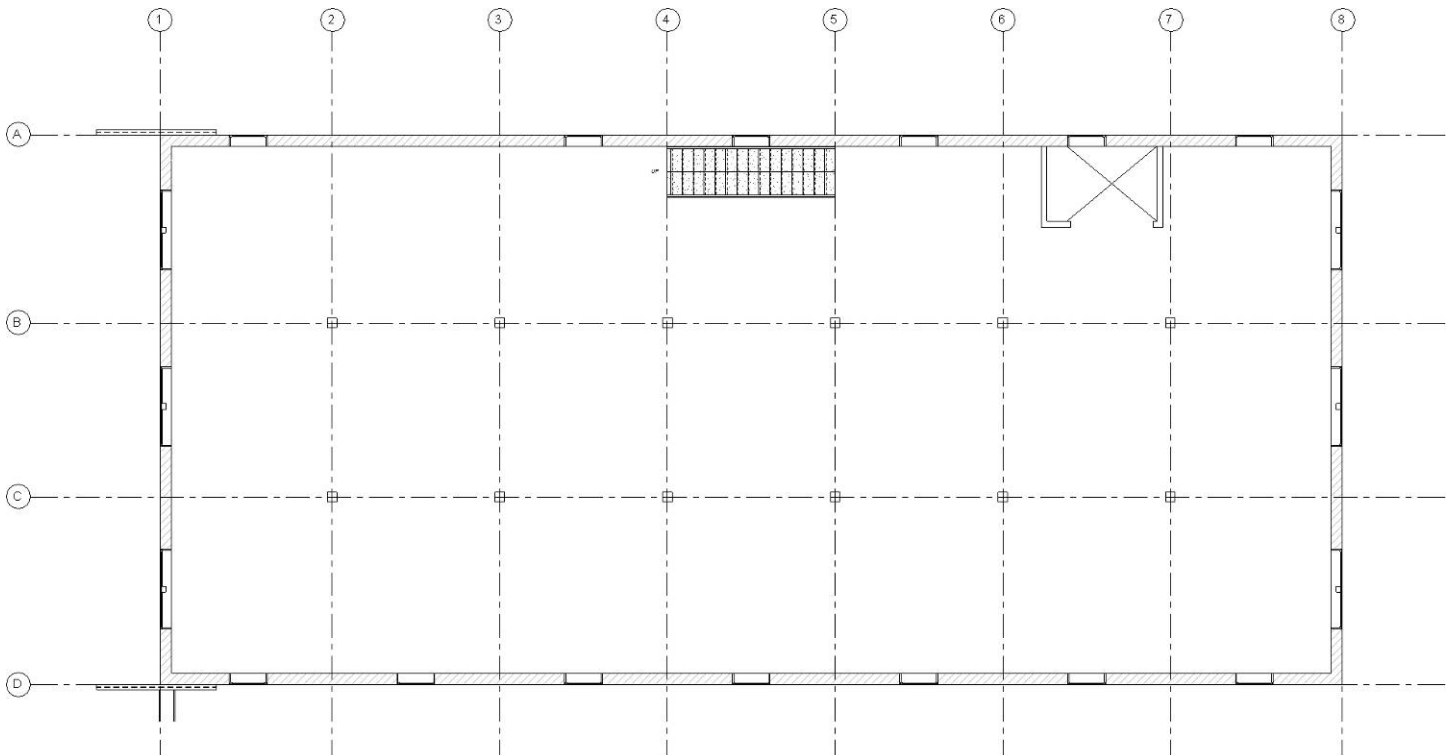


Figure 4: Second Floor Plan

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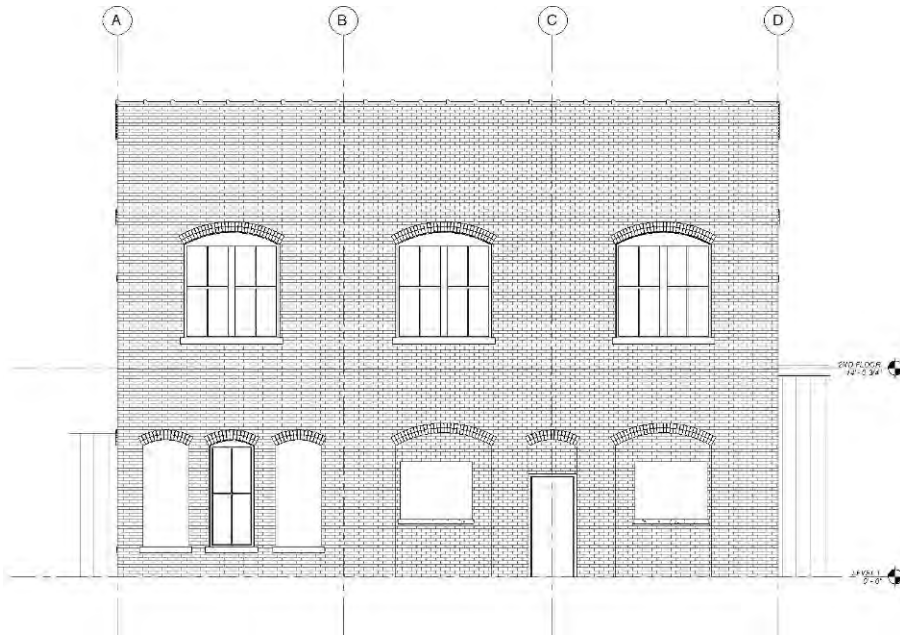


Figure 5: Northwest Elevation

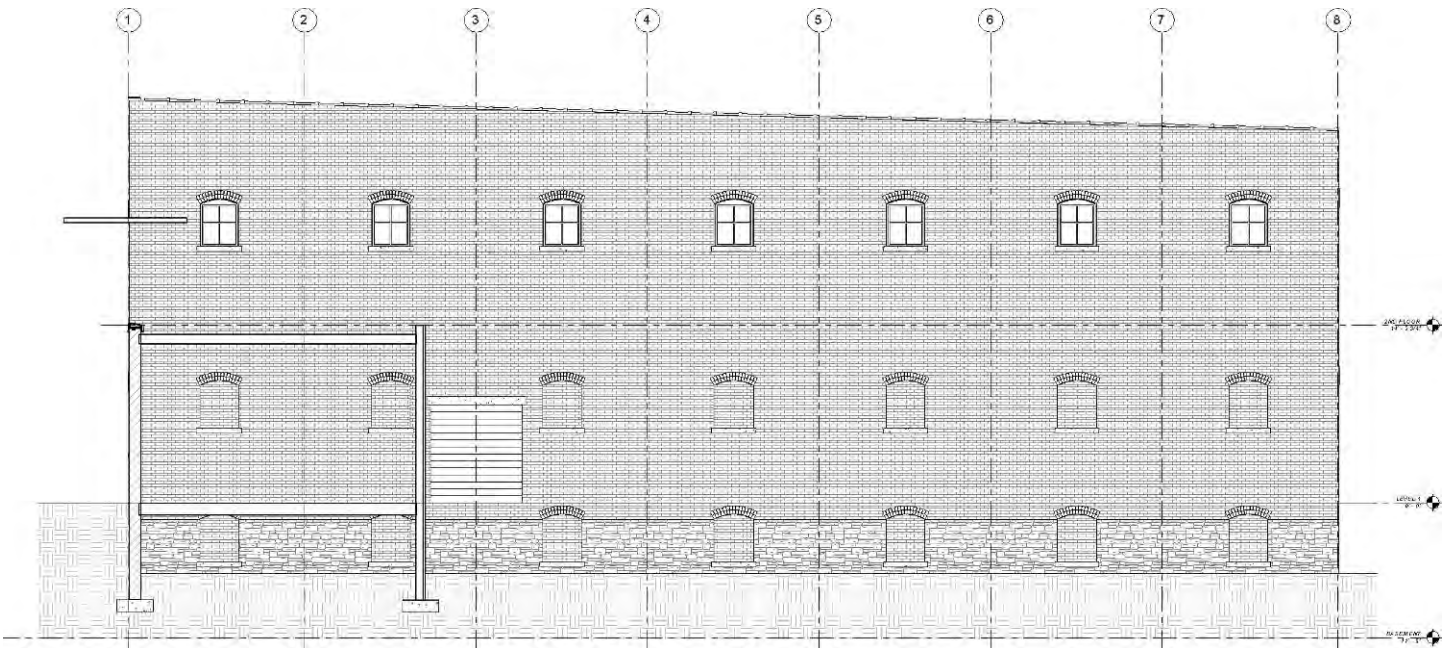


Figure 6: Southwest Elevation

Kellogg & Company Wholesale Grocery Warehouse

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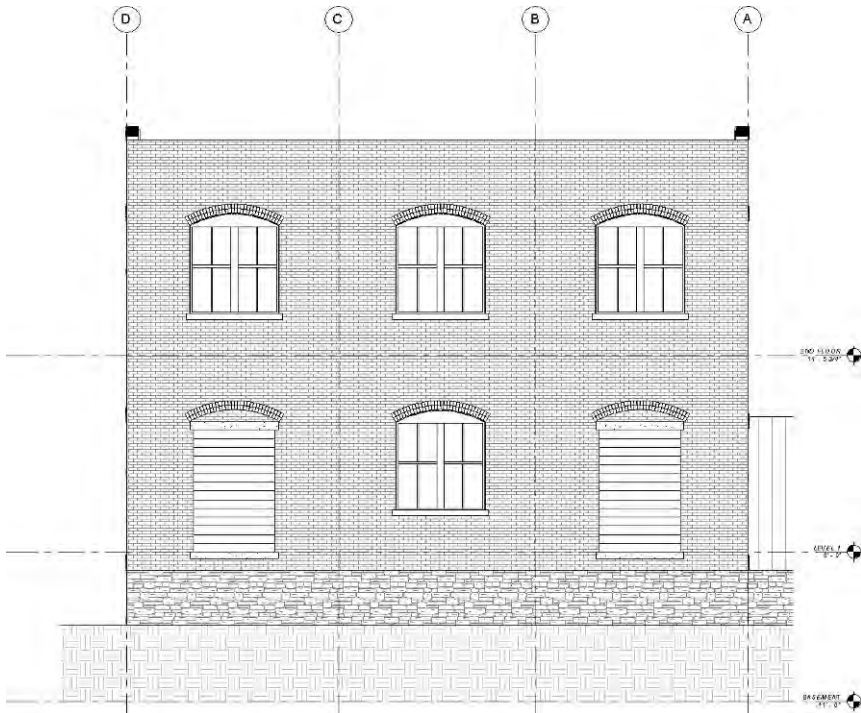


Figure 7: Southeast Elevation

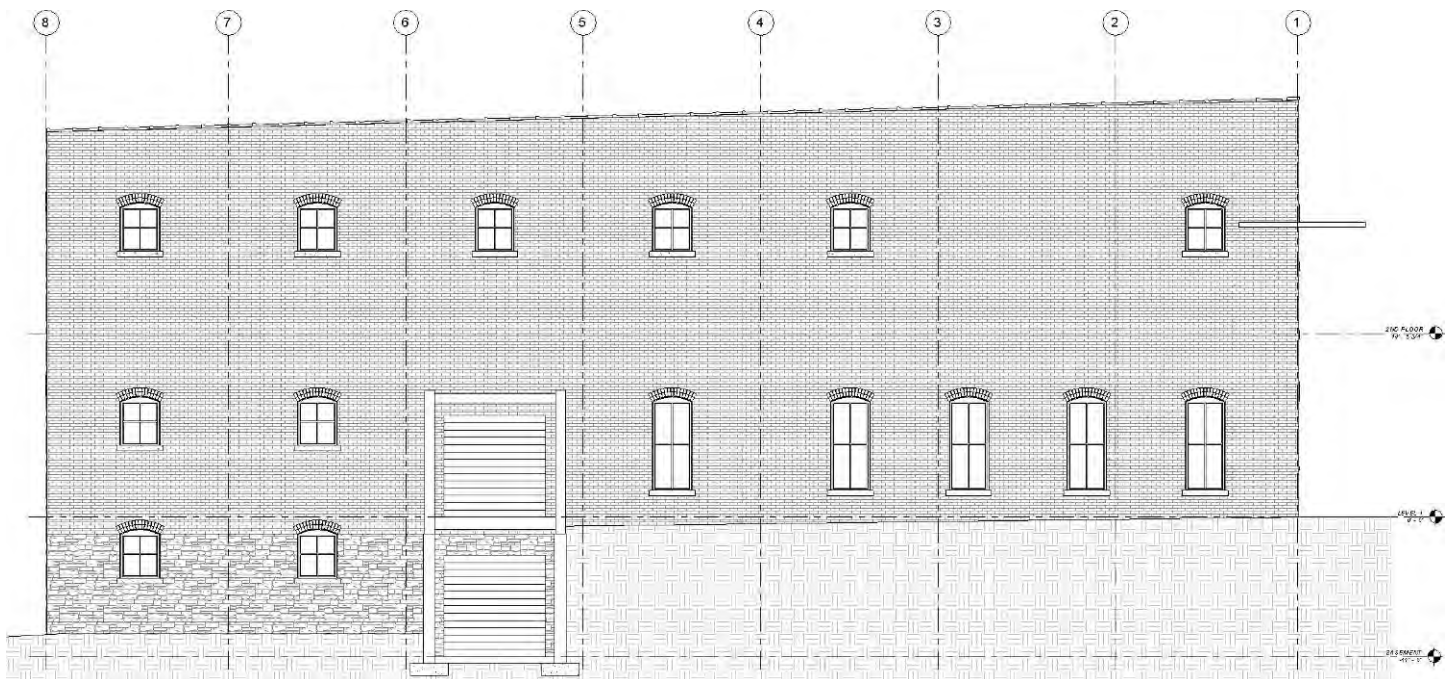


Figure 8: Northeast Elevation

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8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- A Owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

Areas of Significance

(Enter categories from instructions.)

COMMERCE

Period of Significance

Ca. 1906 - 1945

Significant Dates

1906

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

unknown

Period of Significance (justification)

The Kellogg & Company Wholesale Grocery Warehouse's Period of Significance begins in 1906 with the building's construction, and ends ca. 1945, when the business no longer is significant in association with this site.

Criteria Considerations: NA

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Statement of Significance

Summary Paragraph

The Kellogg & Company Warehouse (MAR-77) meets National Register Criterion A and is significant for its contribution to the town and surrounding area as a place where food goods could transfer from producers to retailers. Before wholesale grocery warehouses, the foods available to consumers were confined to those vegetables and fruits that local producers brought to local grocers or to what people could preserve on their own. Grocery warehouses emerged as an important fixture within new networks of food producers and consumers and helped nationalize agricultural markets. A producer in any part of the United States could find an outlet for his or her product, by selling to wholesalers in these warehouses. When the wholesaler sold the broken-down lots of goods to local retailers in the small local market surrounding the warehouse, those transactions brought a wider range of foods to local consumers than they previously enjoyed. Kellogg & Co. was established in 1903 and served as a pivotal business in the Richmond / Madison area that helped bridge the gap between national agricultural markets and the surrounding region as it quickly became popular with local retail groceries in the city as well as outlying country stores in Madison County. The significance of the property will be explored within the historic context “Grocery Warehouses in Richmond: Early 20th Century.”

Historic Context: Grocery Wholesalers in Richmond, KY: Early 20th Century

Research Design

Several resources were utilized to evaluate and research grocery wholesalers in the Richmond/Madison area during the late-nineteenth century to the mid-twentieth century. Those resources include Eastern Kentucky University’s special archives department in the Crabbe Library, the Madison County Historical Society, and Sanborn Maps of Richmond, KY for the years 1895, 1901, 1907, and 1912. In addition, the Division of Record Keeping and Land Holdings in the Madison County Courthouse as well as various archived digital files for newspaper articles from 1903 to 1924 were researched on www.chroniclingamerica.loc.gov. Those digitalized newspapers included *The Richmond Climax*, *The Richmond Daily Register*, *The Madisonian*, and the *Richmond Daily Register*. Many of these resources yielded minimal information for grocery wholesalers in the Richmond/Madison area. However, The Sanborn maps of 1901, 1907, and 1912 provided critically important information for understanding the development of commerce and industry along the railroad in Richmond, Kentucky. Efforts were made to attain historic records from the Kentucky Secretary of State’s office for index to incorporations, as well as the Madison County Clerk’s office. The authors consulted the state archives in Frankfort for additional information regarding area grocers such as Arnold Hamilton, & Luxon, Marino Brothers, and Davison Wholesale Grocer, and these efforts also yielded minimal information.

Findings

The warehouse symbolized the advancement of the commercial age, and the Sanborn maps of 1901, 1907, and 1912 show an increase in the construction of warehouses and storage buildings along The Louisville and Nashville rail line in Richmond. Kellogg & Co. served as a core business within this industrial zone, and was tightly interconnected with the city and surrounding region as a hub for distributing wholesale grocery goods. The Kellogg & Co. building is one of the earliest “brick storehouse” structures built on the rail line in Richmond, and is one of the last remaining railroad corridor warehouses still standing. It played a major role in contributing to the development of industry and commerce in Madison County. The genealogical website,

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Ancestry.com, provided additional records of the Kellogg & Company business establishment, census data from Richmond, KY, and a photograph of the Owner (M.C. Kellogg – see figure 23).

Railroad construction began in Richmond in 1867. The first track began to make regular runs in 1868. It departed at Rowland (southeast of Stanford) to Richmond, passing through Paint Lick. The track dead-ended in Richmond between Main Street and Irvine Street. There were two daily runs. The train consisted of the locomotive and tender, one passenger car, two to three freight cars and caboose. Once full construction was complete in 1886, the L&N rail ran from northern Laurel County through Richmond onto Winchester (Interview of Tom Black by James C. Burris, March 6, 2017, Lexington, Kentucky).

Several businesses/warehouses were constructed along the rail throughout the years, mainly lumber yards, grain/mill/corn/tobacco warehouses, and distilleries. W.S. Hume & Co (now Silver Creek Distilleries) is the only consistent business in operation since the beginning of the railroad. Businesses such as the Kellogg & Co. became important, serving as a transfer and storage point for wholesale and bulk grocery goods. The goods that came through Kellogg and Company ultimately were distributed to smaller grocery stores throughout the city of Richmond and to outlying country stores in the region.

The role of the wholesale grocery distributor was to streamline the process between the food producer and the food retailer by regulating supply and demand of products. Known as the proverbial “middleman,” the wholesale grocery “jobber” purchased large lots of food products from the supplier. The wholesaler then stored the purchased lot in a warehouse that was either owned or leased. The wholesale distributor then dispatched the company’s salesmen or “drummers” to grocery stores in the city and the smaller outlying communities. The salesmen took orders for the products on hand at the warehouse and arranged for them to be delivered. Food producers benefited from wholesalers because they could sell products without having the expense of warehousing and delivering directly to the retailer. Retailers were able to purchase what they needed from wholesalers in small quantities instead of being obligated to buy large lots. Wholesale grocery distribution was a vital element to the growth of the city.¹

The rail corridor warehouses constructed at or near the turn of the twentieth century were oriented predominantly toward the railroad. Docks were positions along rail spurs, and the railroad served as the major carrier of goods. At the opposite side of the building from the rail line there was typically a transition to the horse drawn wagon. As the years progressed, the wagon was replaced with trucks. Furthermore, advancing the truck in size from the six- foot flatbed to a forty-foot semi-trailer. These warehouses were built in response to the massive load carrying capacity of the rail car on one side of the building and, in contrast, the relatively small capacity of wagons and trucks that were utilized to distribute the broken-down lots of goods that had been shipped by rail.

Based on the Sanborn maps of the late-nineteenth century and early-twentieth century, Kellogg & Co. is the first such establishment built on the rail line in Richmond. Subsequent establishments in Richmond and the surrounding region include Arnold, Hamilton, & Luxon (established 1909), Marion Bros, and Davison Wholesale Grocer in nearby Berea. Arnold, Hamilton, & Luxon constructed a “brick storehouse” on the rail line in 1914 in Richmond.

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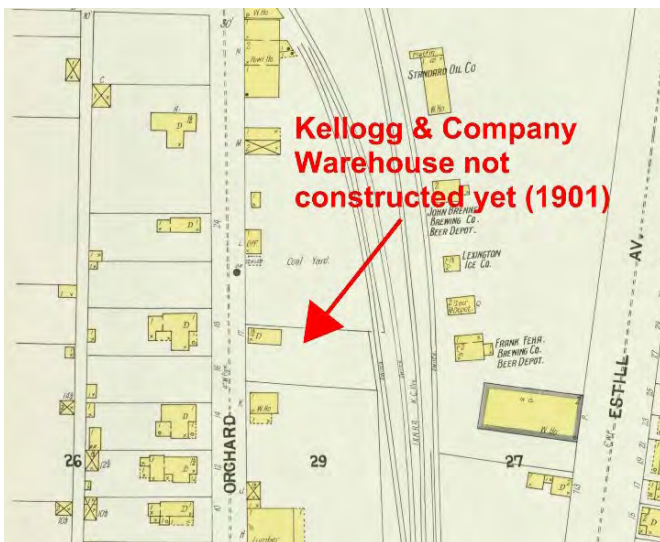
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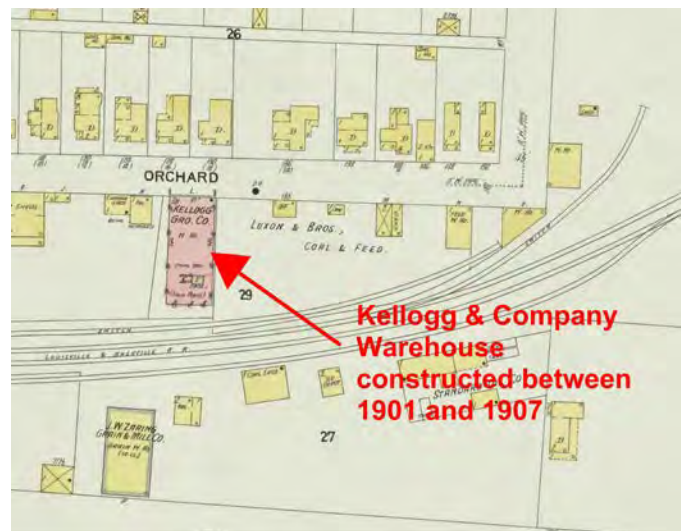
History of the Kellogg & Company Grocery Business

Kellogg & Co. began their operations in 1903 in a warehouse located on Irvine Street in Richmond. In ca.1906, they constructed a larger warehouse on Orchard Street, giving direct access to a rail spur of Louisville and Nashville rail line. This move to a location with direct rail access enabled the company to receive bulk shipments of grocery goods from producers located throughout the United States. This larger warehouse was constructed to store large quantities of bulk goods, which were typically stacked from the floor to the ceiling. The heavy loads imposed on the structure required significant structural framing. The thick masonry load-bearing walls and substantial timber members demonstrate the robust nature of the building's use and purpose.

The move to the larger warehouse of the Orchard Street location represents the development of commerce and industry around direct rail access as evidenced in the Sanborn Maps of 1906 and 1912. Other establishments that contributed to this development include a mix of lumber yards, ice/cold storage, coal and oil companies, a grain and seed company, and tobacco warehouses. The 1901 Richmond directory listed thirteen businesses which were small grocery and general merchandise stores, businesses which Kellogg & Co. would likely have supplied. Additionally, a survey of Madison County was conducted by Tom Black and Dean Whitaker of the Madison County Historical Society. It identifies at least thirty communities which had one or more stores which needed a wholesaler to stock them. Some of the larger communities such as Waco, Valley View, Union City, and Kirksville had more stores. The 1919 Richmond phone directory listed twenty-eight groceries in Richmond and sixteen outside of Richmond. The county store count is likely very low compared to the actual number of stores since the listing only covered businesses with telephones.²



1901 Sanborn Map



1907 Sanborn

The Kellogg family were well known and deeply engaged with the Madison County community. Marsh Clark Kellogg (1873-1942) was president of the local stockholders' baseball organization and an avid sports enthusiast. His wife, (maiden name: Marie Louise Bright, 1874 - 1958) was also very involved with local charities such as The American Red Cross. She was also president of the Cecilian Club, and an accomplished musician who often played recitals for local events. The Kellogg & Co. Warehouse on Orchard Street was owned and operated by the Kellogg family from 1906 to 1934.³

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M.C. Kellogg

In 1934, the warehouse and business was sold to three partners, each having one third share in the venture.⁴ Those partners were H.T. Baker, J.M. Baker, E.S. Langdon. The wholesale grocery business was operated much in the same manner, but the name of the establishment was changed to Madison Grocery. In 1945 J.M. Baker bought out his partners and became the sole owner of the business. J.M. Baker owned and operated the Madison Grocery Wholesale warehouse until ca. 1970. The Madison Grocery continued operating from 1934 to ca. 1970 in much the same manner as the Kellogg & Company business, but added products such as farm supplies (fencing and tools) and hardware supplies. The warehouse ownership was transferred to Maurice Baker of the Baker family in the 1970s, and the business continued to operate primarily as a wholesale grocery warehouse. The Madison Grocery was later purchased by H. T. Hackney, which continued to operate the wholesale grocery business, but was eventually relocated to a larger facility in Madison County due to inadequate space for expansion.⁵ After H. T. Hackney moved from the warehouse, the building was sold and used primarily for storage and remained largely unoccupied from the mid-1980s until present. The building was used primarily for storage and remained largely unoccupied from the mid-1970s until present. Jim Davis, whose grandfather was one of the owners of Purkey & Davis – a grocery retailer in nearby Berea-- recalls picking up goods distributed from the Madison Grocery every Wednesday and recounted the favorable business relationship his family business had with the Madison Grocery.⁶

The warehouse is located at 131 Orchard Street and is a two-story structure with a full below-grade basement. A large freight elevator positioned on the northeast end of the building near the rail line enabled the transport of heavy bulk materials between floors. The architectural design of the exterior demonstrates the early-twentieth century commercial style and is relatively devoid of ornamentation. The interior followed the traditional warehouse layout with open floors to store merchandise. The business was involved in the stocking of non-perishable food products and selling to local grocery stores, restaurants, bakeries, and other establishments in Richmond/Madison County and the surrounding region.⁷ Products supplied by Kellogg & Co. were received by

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rail from canneries and factories from across the country, and the business employed several “drummers” who canvassed the city and surrounding towns and country stores.⁸



Figure 9: *Richmond Climax* praise for Kellogg & Co. business at Irvine Street

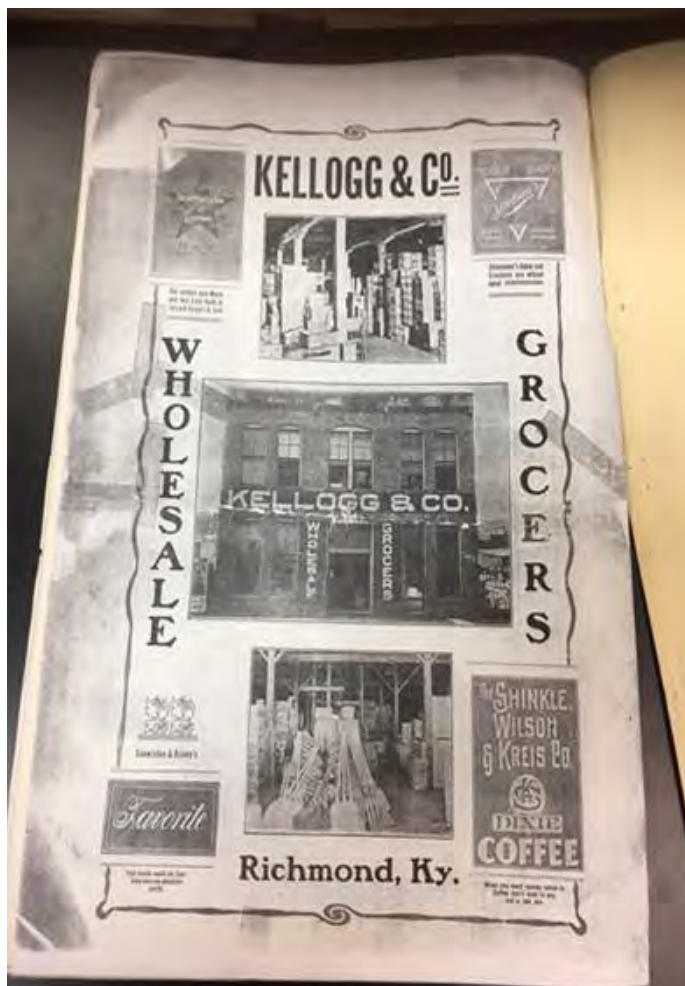


Figure 10: Kellogg & Company advertisement showing Irvine Street Building

Evaluation of the Historic Significance of the Kellogg & Company Grocery Warehouse Building within the historic context Grocery Wholesalers in Richmond, Kentucky: Early 20th Century

Kellogg & Co. was constructed to serve the important early twentieth century retail industry of Richmond and Madison County. The warehouse located at 131 Orchard Street functioned as a wholesale distributor for approximately sixty-five years. It was one of the first warehouses built along the Louisville and Nashville railroad and continued to operate many years after the advancement of the automobile and trucking industry, which subsequently lessened the impact and need for rail transport of bulk shipments. Kellogg & Co. is an excellent example of a direct rail warehouse facility that thrived during the early-twentieth century and enabled the access to bulk wholesale goods from national resources for the “mom and pop” retail grocers that were scattered throughout Richmond and Madison County. There was a communal sense of pride and appreciation

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County and State

for the Kellogg & Co. business, as evidenced in the Richmond Climax of 1904, describing it as “One of the prides of our town”, and further noting their business practices as “thoroughly honorable” and “known and relied on for their square and straight forward dealings.”⁹ The building’s robust construction of masonry load bearing walls and structural timber member represents the strength and vigor of a newly emerging industry in the twentieth century, an industry that allowed the shipment, storage, and transition of large quantities of bulk goods from rail to retail shelf, and ultimately facilitated the nationalization of agricultural markets. Kellogg & Co. remains the best representation of the wholesale grocery warehouse industry in Madison County.

Efforts were made to determine when national grocers appeared in Richmond, which would have made the Kellogg & Company operation less efficient. Those research efforts did not reveal with clarity which date a national grocer entered Richmond. Conversation with a local historian revealed a date of post WWII as the advent of national grocers such as Kroger, A & P, and the Kentucky department chain Thornberrys. Historians should investigate further this sector of local history, and determine a firmer definition of the end date for the significance of such Warehouse operators, as powerful local decision-makers who determined the stream of consumable goods available to local consumers.

Evaluation of the Integrity between the Significance of the Kellogg & Company Grocery Warehouse Building and its Current Physical Condition

Kellogg & Co. Warehouse is evaluated as meeting Criterion A. For it to be eligible for National Register listing, there must be an integrity between the intactness of its physical plant and the historic associations with the wholesale grocery business that we view as significant. To have an integrity of association, the building must possess integrity of location, setting, materials, and design.

The Kellogg & Company Warehouse retains **integrity of location**. The building remains in its original location at 131 Orchard Street, just east of Richmond’s downtown core. The building is situated directly on the railroad within an industrial area, with several historic properties situated nearby. Its location along the rail line is a crucially important part of its significance, for the building signifies the rise of a national market for food suppliers, and those commercial entities not by waterways depended upon rail service for the delivery of goods from far away producers.

The property retains a high level of **integrity of setting**. Although many of the early-twentieth-century storage and warehouse structures have been demolished, the industrial character of the area remains intact, with several industrial properties to the west and north of the site.

The building has a high level of **integrity of design** and **materials**. Overall, the building’s design and materials are sufficiently intact so that the building’s identity is not in question, and its function as a warehouse is obvious. The list of changes does not overwhelm the basic intactness of the building. A portion of the historic windows have been “bricked-in” on the west and south facades, but the masonry arched detailing and limestone sills remain in-tact and will be restored per rehabilitation plans. Masonry repairs to the west, east, and north facades are required due to areas of deterioration, and tuck-pointing repairs with matching historic brick and mortar will be implemented to restore the façades to their original condition per rehabilitation plans. The dilapidated structures that adjoin the building on the south and east facades will be removed per the rehabilitation plans. The interior open floor plan and materials have largely remained unchanged. A few of the

Kellogg & Company Warehouse

Madison County, KY

Name of Property

County and State

structural timber framing members have been damaged due to unattended roof leaks and are scheduled for replacement per rehabilitation plans.

Lastly, integrity of **association** remains with the property as a result of the combined levels of integrity of location, setting, design, materials, and workmanship. The painted “ghost signs” on the north and south elevations illustrate Kellogg & Co.’s presence on site and link the property to its wholesale grocery warehouse past. Because of these intactness factors, we believe that the building is eligible for National Register listing.

Notes:

¹ Johnson, C. (2002). Louisville Grocery Company Building. National Park Service and The Kentucky Heritage Council.

² Unpublished Source: Written correspondence. Black, Tom. March 13, 2017.

³ Unpublished Source: Oral interview. Couture, Jackie at ECU Special Archives in the Crabbe Library. Oral interview by James C. Burris, January 2017, Richmond, Kentucky.

⁴ Deed of Sale from M.C. Kellogg to H.T. Baker, J.M. Baker, E.S. Langdon, 1934, Madison County Clerk’s Office, Richmond, Kentucky.

⁵ Unpublished Source: Oral interview. Black, Tom. Oral interview by James C. Burris, March 7, 2017, Lexington, Kentucky.

⁶ Unpublished Source: Oral interview. Davis, Jim. Phone interview by Janice Simpson, February 27, 2017, Georgetown, Kentucky.

⁷ Unpublished Source: Oral interview. Black, Tom. Oral interview by James C. Burris, February 24, 2017, Lexington, Kentucky.

⁸ *Richmond Climax*, Richmond, Kentucky May 11, 1904.

⁹ Unpublished Source: Oral interview. Black, Tom. Oral interview by James C. Burris, February 24, 2017, Lexington, Kentucky.

Kellogg & Company Warehouse
Name of Property

Madison County, KY
County and State

9. Major Bibliographical References

Bibliography

Deed of Sale from M.C. Kellogg to H.T. Baker, J.M. Baker, E.S. Langdon, 1934, Madison County Clerk's Office, Richmond, Kentucky.

Johnson, Cynthia. Louisville Grocery Company Building. National Register nomination, on file at the Kentucky Heritage Council, Frankfort Kentucky, 2002.

Richmond Climax, Richmond, Kentucky May 11, 1904.

Richmond Climax, Richmond, Kentucky May 11, 1904.

Unpublished Source: Written correspondence. Black, Tom, March 13, 2017.

Unpublished Source: Oral interview. Couture, Jackie at ECU Special Archives in the Crabbe Library. Oral interview by James C. Burris, January 2017, Richmond, Kentucky.

Unpublished Source: Oral interview. Davis, Jim. Phone interview by Janice Simpson, February 27, 2017, Georgetown, Kentucky.

Unpublished Source: Oral interview. Black, Tom. Oral interview by James C. Burris, February 24, 2017, Lexington, Kentucky.

Unpublished Source: Oral interview. Black, Tom. Oral interview by James C. Burris, March 7, 2017, Lexington, Kentucky.

Previous documentation on file (NPS):

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

Primary location of additional data:

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

Historic Resources Survey Number (if assigned): _____ MAR-77 _____

10. Geographical Data

Acreege of Property 0.158 _____

UTM References

1 16 739672.2 4180451.7
Zone Easting Northing

3 _____
Zone Easting Northing

2 _____
Zone Easting Northing

4 _____
Zone Easting Northing

Kellogg & Company Warehouse

Madison County, KY

Name of Property

County and State



Figure 11: USGS Map, Richmond South, showing Kellogg & Company

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

The area proposed for listing is tract 3 of a 3-tract property described in Madison County (Kentucky) Deed Book 636, page 474. That area is depicted in the plat survey on the following page (page 20).

Boundary Justification (Explain why the boundaries were selected.)

The boundaries encompass the current property line and the land historically associated with the site during its significance. The area proposed has the highest integrity of setting, thus making it a good site for displaying the values that the site presents.

11. Form Prepared By

name/title James C. Burris, AIA

organization James C. Burris Architects LLC

date January 30, 2017

street & number 706 Westland Drive Suite 200

telephone (502) 545-2184

city or town Lexington

state KY

zip code 40504

e-mail icbarchitect@gmail.com

Kellogg & Company Warehouse

Madison County, KY

Name of Property

County and State

Photographs:

Same information for all photographs:

Name of Property: Kellogg & Company Building
City or Vicinity: Richmond
County: Madison
State: Kentucky
Photographer: James C. Burris
Date Photographed: 09/30/2016

Photo specific information:

- 1 of 13: Southwest and Southeast sides, shot to north
- 2 of 13: Southwest and Southeast sides, shot to north
- 3 of 13: Southwest side, shot to north
- 4 of 13: Northwest and northeast sides, shot to the east
- 5 of 13: Detail of company logo on the Northeast side, shot to the southwest
- 6 of 13: Northeast side of building, shot to the northwest
- 7 of 13: Southeast and Northeast side of the building, shot to the northwest
- 8 of 13: Southeast side, shot to the north
- 9 of 13: Southwest wall, shot to the north
- 10 of 13: Interior shot
- 11 of 13: Interior shot
- 12 of 13: Interior shot
- 13 of 13: Aerial shot of site, shot looking down

Property Owner:

name James C. Burris Architects, LLC

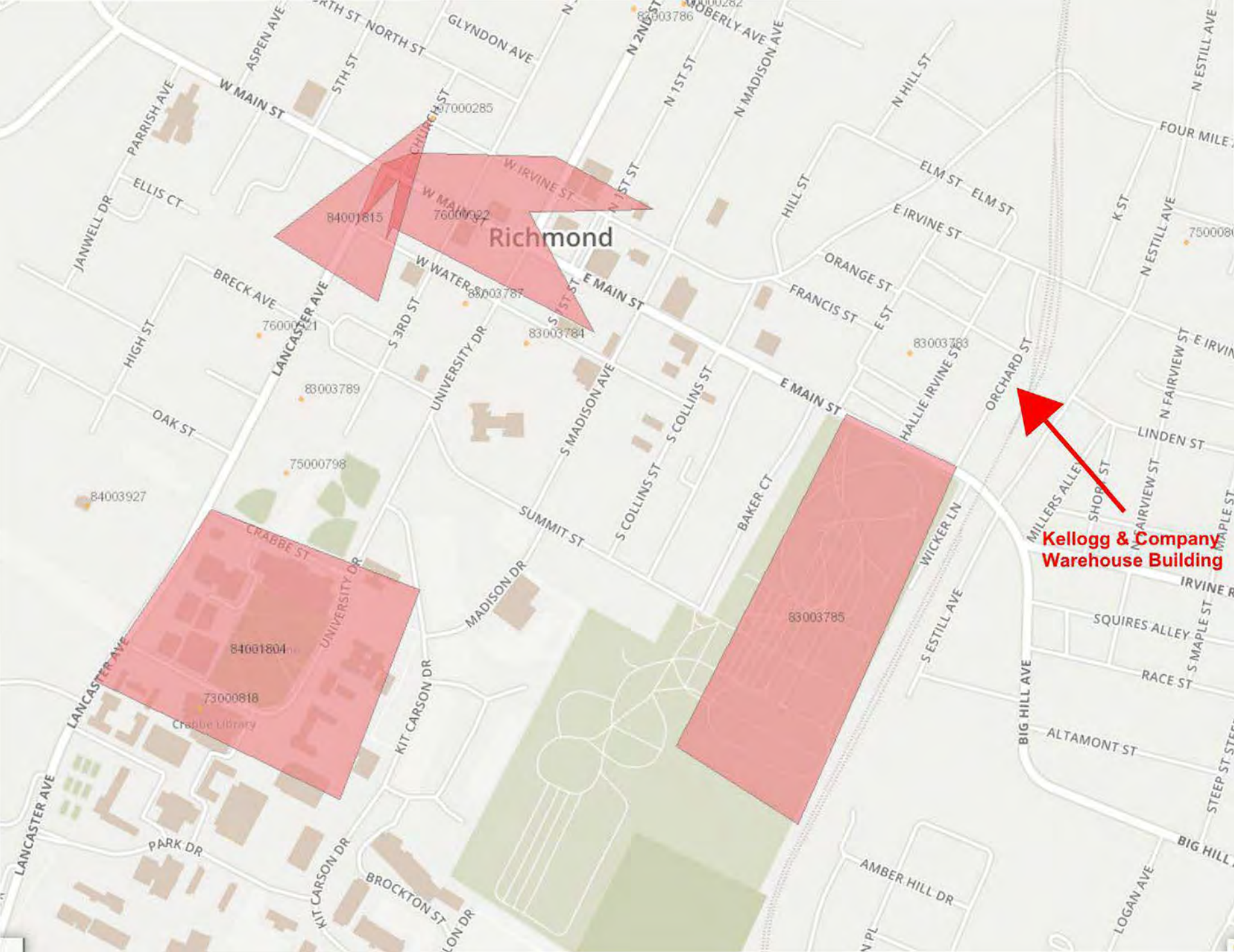
street & number 706 Westland Drive Suite 200

telephone (502) 545-2184

city or town Lexington

state KY

zip code 40475



Richmond

**Kellogg & Company
Warehouse Building**

Crabbe Library

83003785

73000818

84001815

76000922

88003787

83003784

83003783

75000798

76000921

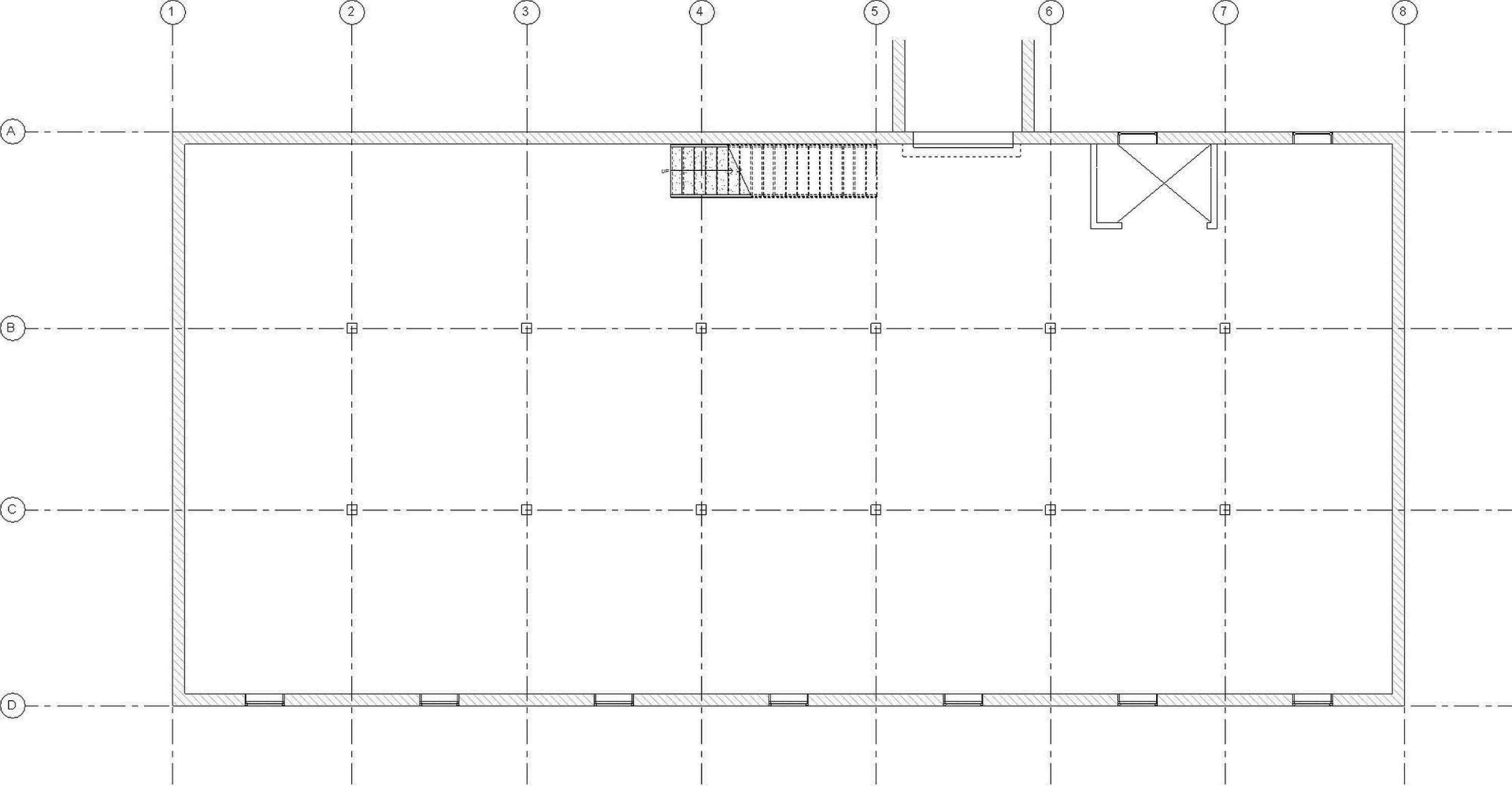
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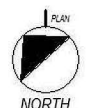
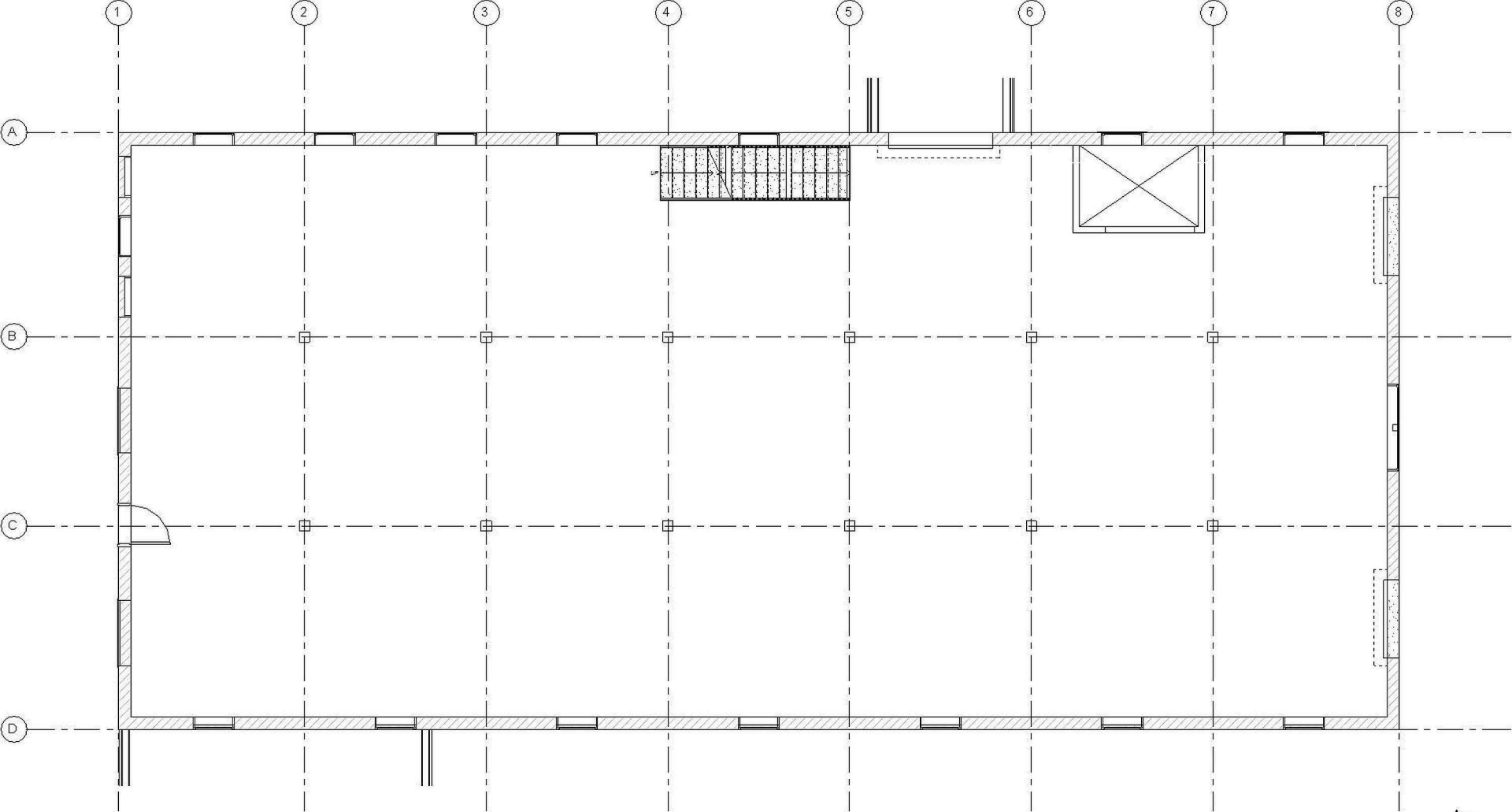
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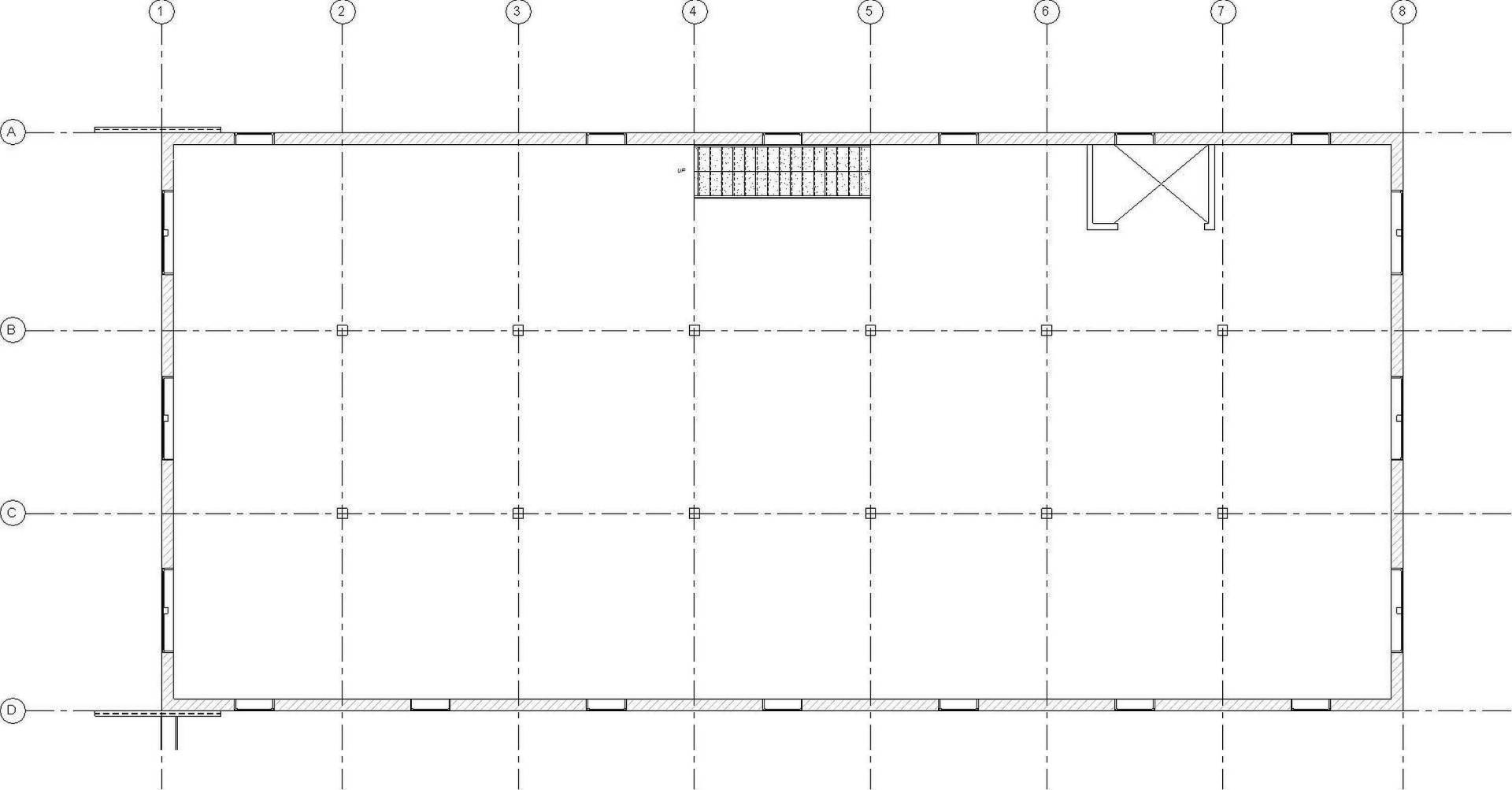
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8300262

7500081







A

B

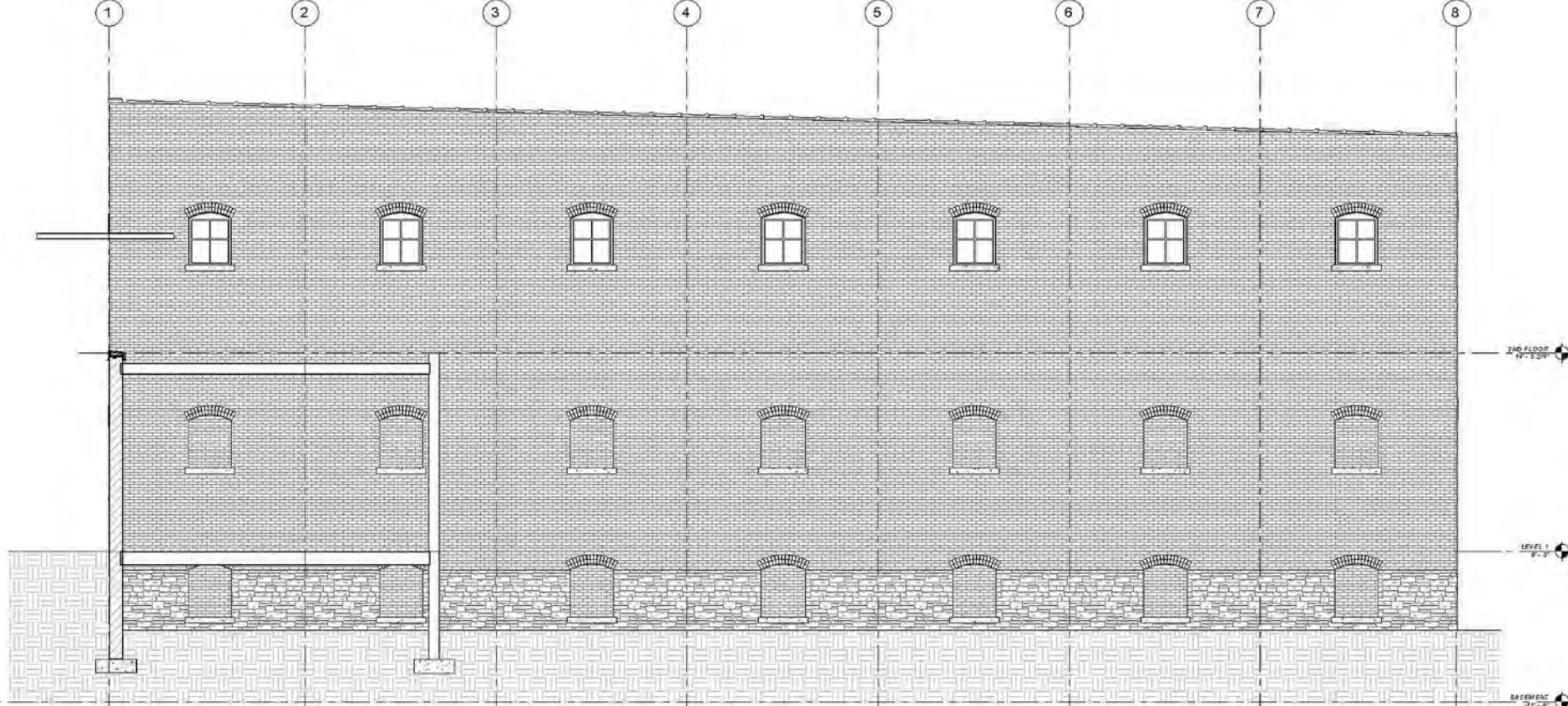
C

D



2ND FLOOR
14'-5 3/4"

LEVEL 1
0'-0"

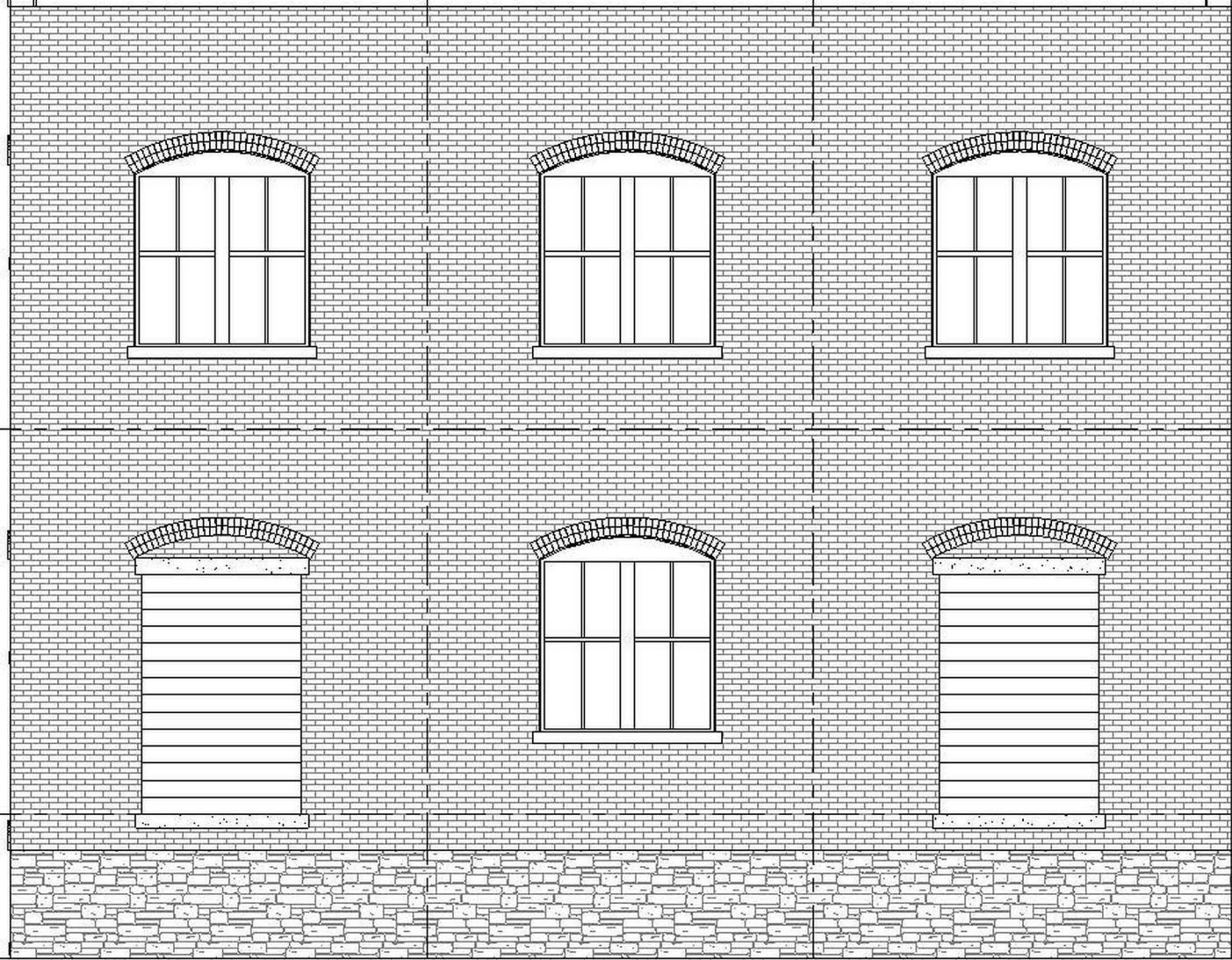


D

C

B

A



2ND FLOOR
14'-5 3/4"

LEVEL 1
0'-0"

BASEMENT
-11'-0"



The Richmond Climax.

WEDNESDAY, MAY 11 . . . 1904

Kellogg & Co.,

Wholesale Grocers.

One of the prides of our town is the large wholesale grocery of Kellogg & Company. This industry occupies one immense building of several stories on Irvine street. This is strictly a wholesale house, selling only to retail merchants. They employ several drummers who canvass the surrounding towns and country stores. Their warehouse is piled up with crate after crate of all kinds of goods usually found in a grocery store. This firm enjoys a large patronage not only from home merchants, but from those in other towns. Their methods are thoroughly honorable, and they are known and relied on for their square and straightforward dealings. Besides their immense warehouse, their office presents a busy scene. An expert stenographer and bookkeeper is kept busy. This industry has rapidly become a fixed part of our city and our citizens are indeed proud to have within our bounds such a mammoth establishment.



The mildest cure Meats
and best Lard made by
Jacob Vogel & Son

KELLOGG & CO.

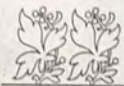


Strielmann's Cakes and
Crackers are without
equal

W
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Sauerston & Brown's

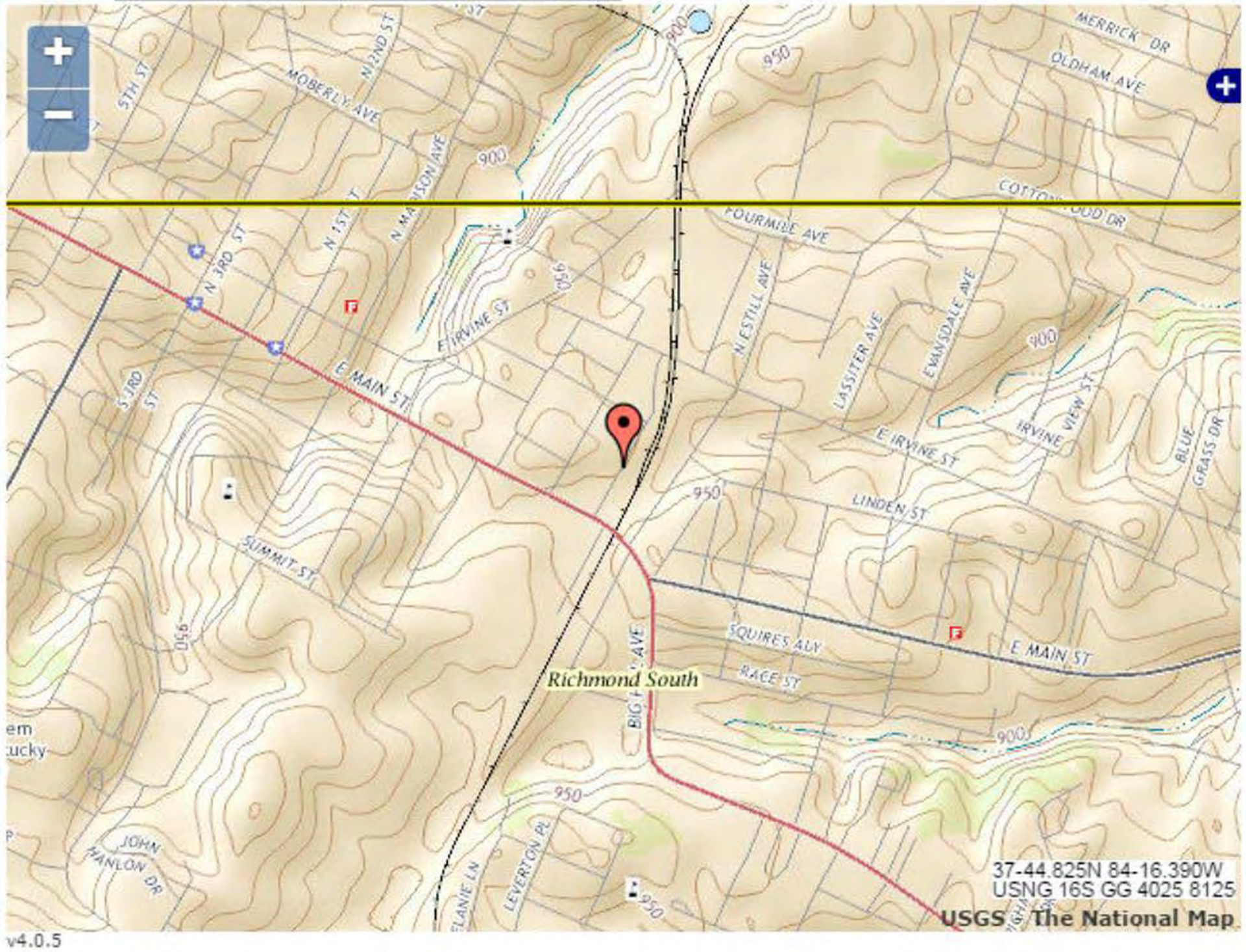


This trade mark on Can-
dies insures absolute
purity



Richmond, Ky.

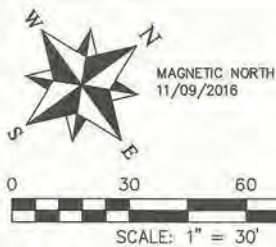
When you want money value in
Coffee don't look in any
but a red box



Richmond South

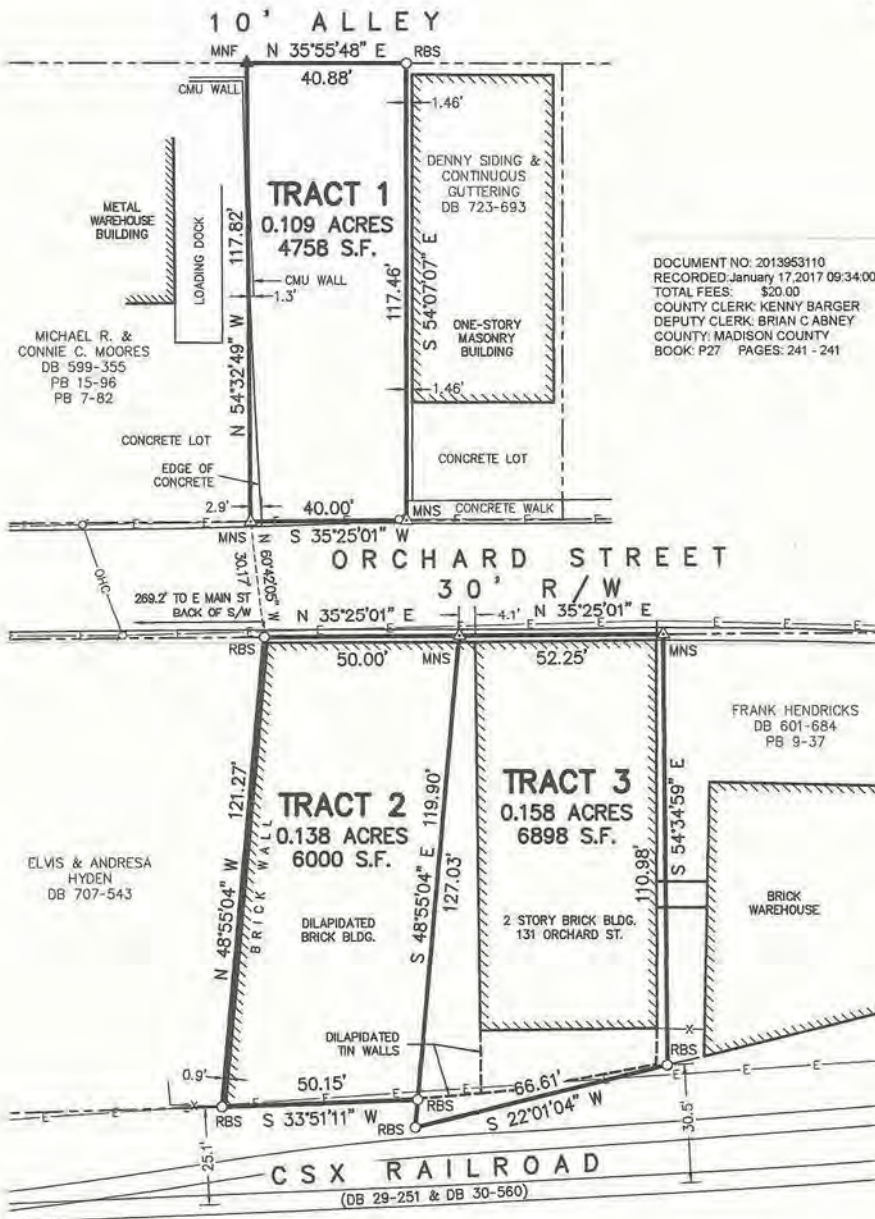
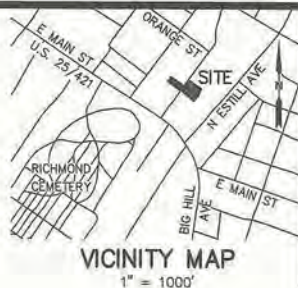
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USNG 16S GG 4025 8125

USGS The National Map



LEGEND

- ▲ MNF - MAG NAIL FOUND
- RBS - REBAR SET
- △ MNS - MAG NAIL SET
- ⊙ POWER POLE
- SURVEYED BOUNDARY
- - - ADJACENT PROPERTY
- ▨ BUILDING WALL
- E- OVERHEAD ELECTRIC
- OHC- OVERHEAD COMMUNICATIONS



DOCUMENT NO: 2013653110
 RECORDED: January 17, 2017 09:34:00 AM
 TOTAL FEES: \$20.00
 COUNTY CLERK: KENNY BARGER
 DEPUTY CLERK: BRIAN C ABNEY
 COUNTY: MADISON COUNTY
 BOOK: P27 PAGES: 241 - 241

OWNER: REAL ESTATE ENTERPRISES, LLC
 P.O. BOX 268
 RICHMOND, KY 40476

CLIENT: JAMES C. BURRIS
 706 WESTLAND DRIVE, SUITE 200
 LEXINGTON, KY 40504

- NOTES**
- THIS SURVEY REPRESENTS A BOUNDARY SURVEY AND COMPLIES WITH ZOT KAR 18.150.
 - ERROR OF CLOSURE: 1:40,502
 - METHOD OF ADJUSTMENT: COMPASS RULE
 - LAND CLASSIFICATION: URBAN
 - SOURCE OF TITLE: DB 636, PG 474
 - REBAR SET ARE 1/2" REBAR, 18" LONG, WITH RED CAP STAMPED "SPENCER, PLS 4068".
 - MAG NAILS SET HAVE WASHER STAMPED "SPENCER, PLS 4068"
 - ROADS RIGHTS OF WAY FROM PLAT IN DEED BOOK 31, PAGE 383. RAILROAD RIGHT OF WAY FROM CSX VAL MAPS TOGETHER WITH DEEDS IN DB 29, PG 251 & DB 30, PG 560.

STATE OF KENTUCKY
 STUART W. SPENCER
 4068
 LICENSED PROFESSIONAL LAND SURVEYOR

S.W.S.
 11/09/2016

**BOUNDARY RETRACEMENT SURVEY
 TRACTS 1, 2, & 3
 AS DESCRIBED IN DB 636, PG 474**

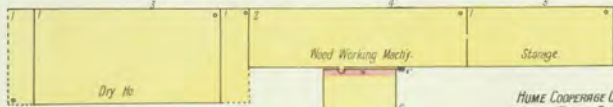
ORCHARD STREET
 CITY OF RICHMOND, MADISON COUNTY, KENTUCKY
 JOB#: 1417 DATE: 11/09/2016

322-B West Water Street
 Richmond, KY 40475
 659-823-0725
 www.spencersurveying.com



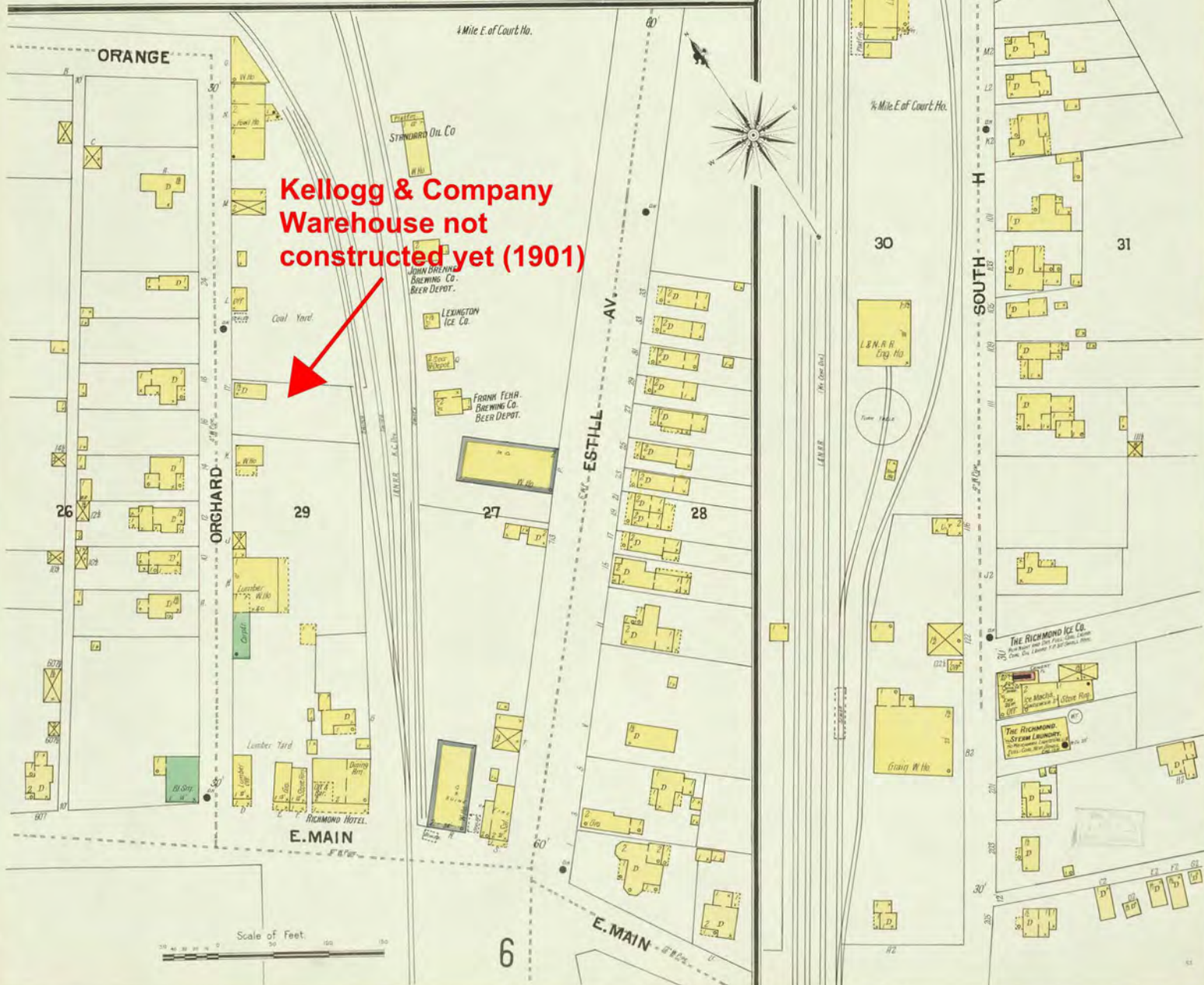
Aug. 1901
RICHMOND
KY.

E. MAIN

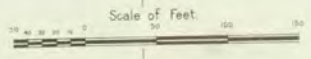


1/4 Mile N.E. of Court Ho.

HUME COOPERAGE CO.
PRODUCT: WHISKEY BARRELS.
Contains Machinery and other implements for
Coopering. Also, Plans, & Dies for making
of Cooperage, these included in all orders
at once.



**Kellogg & Company
Warehouse not
constructed yet (1901)**

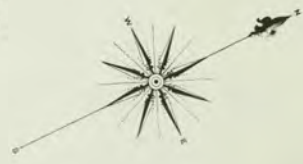


11

12

13

OCT. 1907
RICHMOND
KY.



EAST

EAST

HILLSDALE AV.

15

HALLIE IRVINE

E. MAIN

ORANGE

26

ORCHARD

H. E. CHASE, LUMBER YARD.

THE KELLOGG GRO. CO.

LUXON & BROS.,
CORL & FEED.

29

**Kellogg & Company
Warehouse
constructed between
1901 and 1907**

14

27

J. W. WARREN
GRAIN & MILL CO.

ESTILL

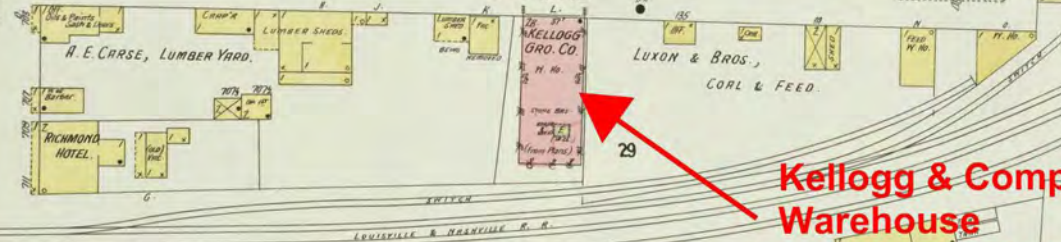
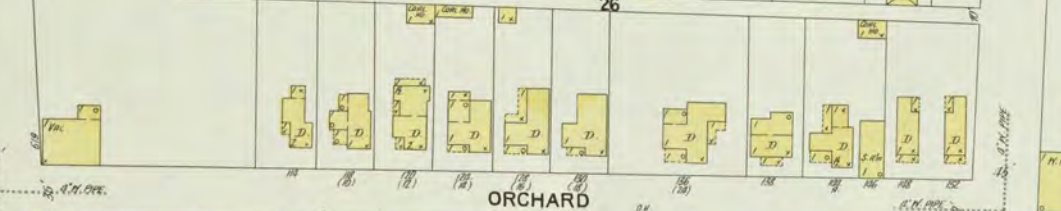
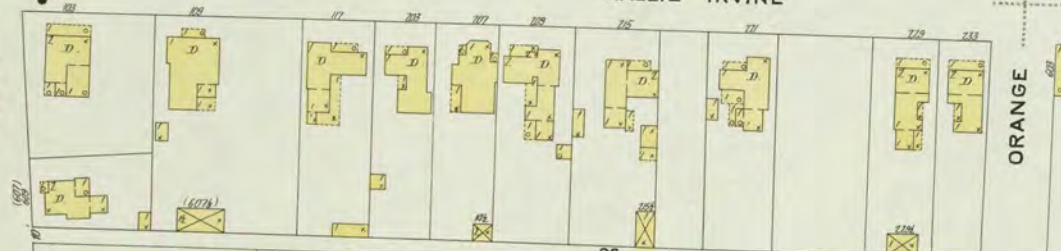
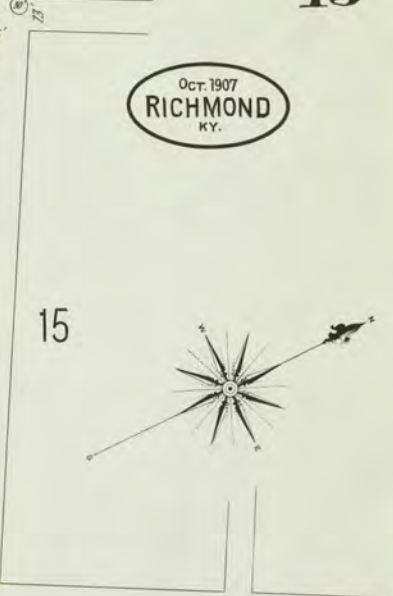
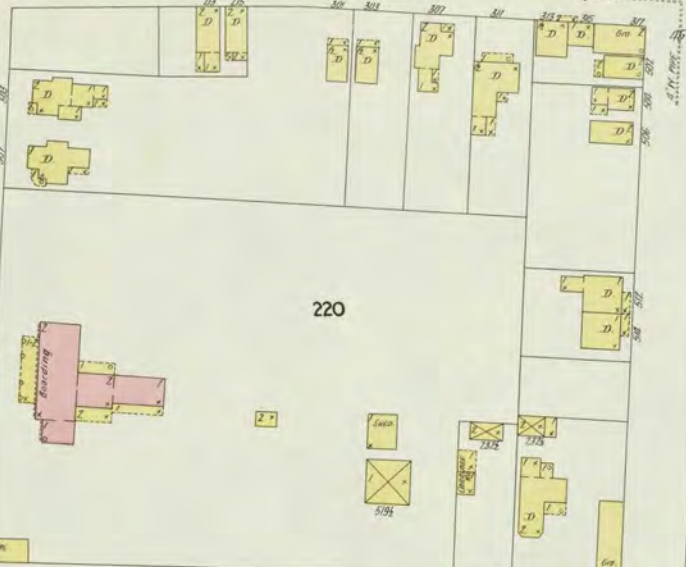
AV.

Scale of Feet.
0 50 100 150

LINDEN

28

222



12

13

14

APR. 1912.
RICHMOND
Ky.



16

17

C E M E T E R Y

E. MAIN

EAST

EAST

HILLSDALE AV.

ORANGE

HALLIE IRVINE

ORCHARD

29

W. W. BRADDUS & CO.
COAL & SEED

**Kellogg & Company
Warehouse**

STANDARD OIL CO.

J. W. ZARING
GRAIN & MILL CO.

27

ESTILL AV.

Scale of Feet.

LINDEN

222

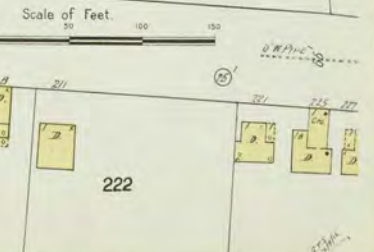
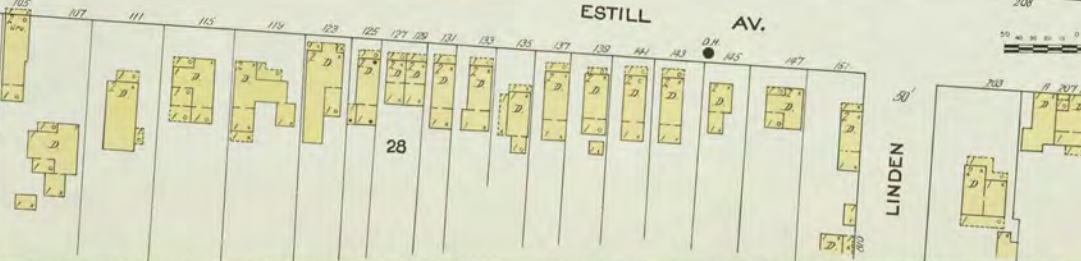
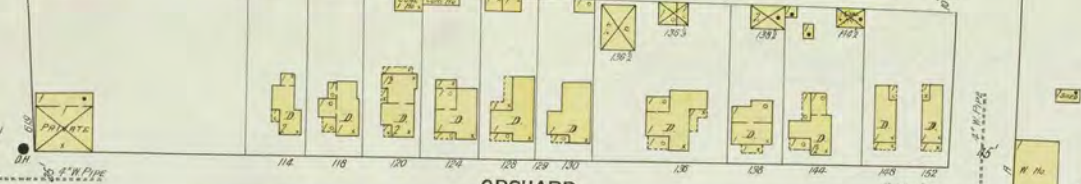
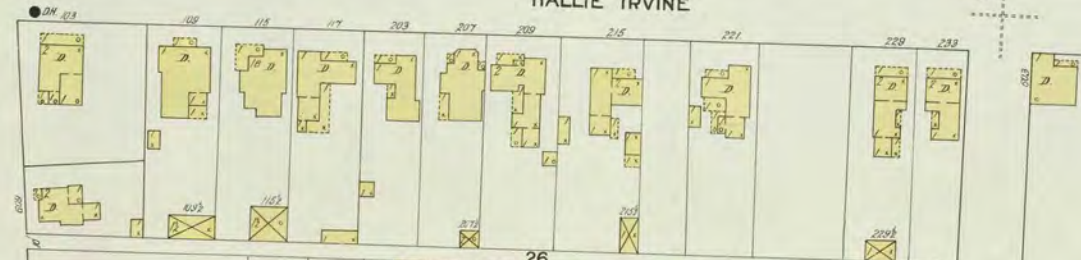
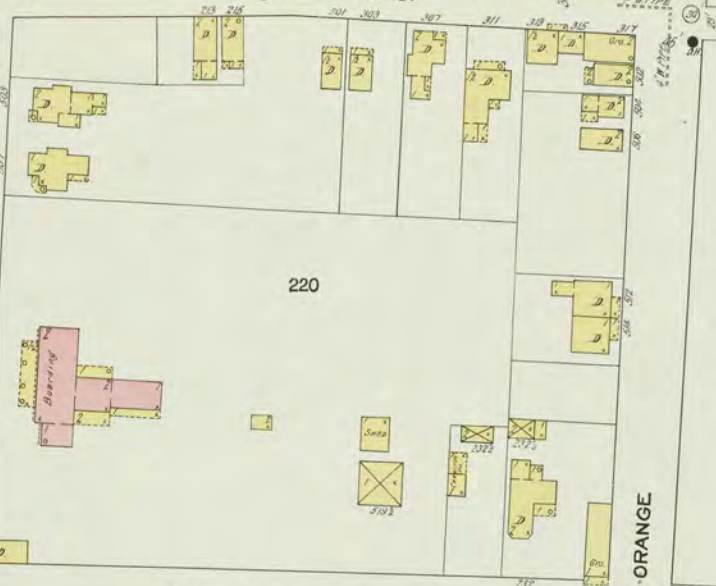
28

15

DM

DM

DM





WILLIAMS
GROCCERS







W. W. COO
L. L. L.
GROCCERS

CAUTION
FLOOR LOAD
392 LBS
PER 50 FT



10" x 14"
main beams

2" x 6" T&G
flooring
throughout

6" x 12"
beams @ 56"
O.C. (typ)

10" x 10"
columns @
14'-0" O.C. (typ)





KNOX & COMPANY







GROCEERS



GROGERS
GROGERS









CAUTION
FLOOR LOAD
392 LBS
PER 50 FT









131 Orchard St

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: 6/23/2017 Date of Pending List: 7/18/2017 Date of 16th Day: 8/2/2017 Date of 45th Day: 8/7/2017 Date of Weekly List:

Reference number:

Nominator:

Reason For Review:

Accept Return Reject 8/3/2017 Date

Abstract/Summary Comments:

Recommendation/ Criteria:

Reviewer Jim Gabbert Discipline Historian

Telephone (202)354-2275 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.



MATTHEW G. BEVIN
GOVERNOR

**TOURISM, ARTS AND HERITAGE CABINET
KENTUCKY HERITAGE COUNCIL**

DON PARKINSON
SECRETARY



THE STATE HISTORIC PRESERVATION OFFICE
300 WASHINGTON STREET
FRANKFORT, KENTUCKY 40601
PHONE (502) 564-7005
FAX (502) 564-5820
www.heritage.ky.gov

CRAIG A. POTTS
EXECUTIVE DIRECTOR AND
STATE HISTORIC PRESERVATION OFFICER

June 16, 2017

J. Paul Loether, Keeper
National Register of Historic Places
Mail Stop 7228
1849 C St, NW
Washington, D.C. 20240

Dear Mr. Loether:

We enclose the following nominations, approved by the Review Board at their May 17, 2017 meeting, and asking that these Kentucky properties be listed in the National Register:

- Rock Cabin Camp, Barren County**
- Middlesboro Jewish Cemetery, Bell County**
- E.O. Robinson House, Campbell County**
- Montgomery-Sandidge House, Green County**
- Kentucky Home School for Girls, Jefferson County**
- Deyou Park, Kenton County**
- ✓ Kellog and Company Wholesale Grocery Warehouse, Madison County**
- West Second Street Historic District, Mason County**
- Westminster Presbyterian Church, McCracken County**
- Harrodsburg Downtown Historic District (Boundary Increase), Mercer County**
- Craig-Peak House, Scott County**

We enclose a revised nomination for a returned property, which we have revised according to the return comments:
Paducah City Hall, McCracken County

We thank you for your assistance in listing these properties.

Sincerely,

Craig A. Potts
Executive Director and
State Historic Preservation Officer