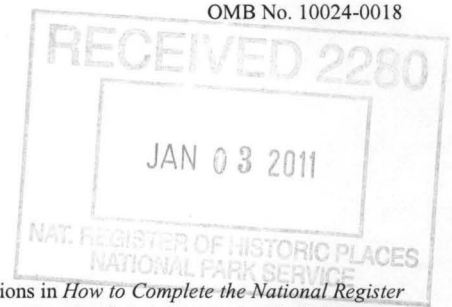


United States Department of the Interior  
National Park Service

025



### 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 *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 Lake Village Commercial Historic District

other names/site number AR Resource #CH0214

#### 2. Location

street & number Roughly bounded by Lakeshore Drive, Jackson Street, Chicot Street & Church Street  not for publication

city or town Lake Village  vicinity

state Arkansas code \_\_\_\_\_ county Chicot code 017 zip code 71653

#### 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 for 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.)

Cathie Matheus 7/6/10  
Signature of certifying official/Title Date  
Arkansas Historic Preservation Program  
State or 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:)

Edson H. Beall 2-18-11  
Signature of the Keeper Date of Action

Lake Village Commercial Historic District

Chicot County, Arkansas

Name of Property

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 count.)

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

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

Table with 2 columns: Contributing, Noncontributing. Rows for Buildings, Sites, Structures, Objects, 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

4

6. Function or Use

Historic Functions (Enter categories from instructions)

Current Functions (Enter categories from instructions)

COMMERCE/TRADE- Specialty Store; Financial Institution; Department Store; Professional; Restaurant; Business

COMMERCE/TRADE- Specialty Store; Financial Institution; Professional; Business

GOVERNMENT- Courthouse; Post Office

GOVERNMENT- Courthouse; Post Office

DOMESTIC- Hotel

RECREATION & CULTURE- Monument

RECREATION & CULTURE- Monument

7. Description

Architectural Classification (Enter categories from instructions)

Materials (Enter categories from instructions)

LATE VICTORIAN- Italianate

foundation Brick; Concrete

LATE 19th AND EARLY 20th CENTURY REVIVALS- Classical Revival; Colonial Revival

walls Brick; Stucco; Cast Concrete; Metal; Synthetics

MODERN MOVEMENT- Art Deco

LATE 19th AND EARLY 20th CENTURY AMERICAN MOVEMENTS - Commercial Style

roof Asphalt; Metal

other

Narrative Description

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

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## National Register of Historic Places Continuation Sheet

Section number 7 Page 1

### Summary

The Lake Village Commercial Historic District is a collection of thirty-nine (39) buildings and one monument comprising the business district of Lake Village, the county seat of Chicot County, Arkansas. The district encompasses the 100 through 300 blocks of Main Street, the 100 block of N. Court Street, and 100 and 200 blocks of S. Court and Cokley streets, the 100 block of S. Lakeshore Drive, and the 100 block of N. Lakeshore Drive. Four of the district's resources were previously listed in the National Register of Historic Places: Lake Village Post Office- NR 08-14-98, Confederate Monument- NR 05-03-96, the John Tushek Building- NR 08-05-93, and the Chicot County Courthouse- NR 02-01-06. Of the remaining buildings, twenty-three (23) contribute to the historic and architectural character of the district and twelve (12) buildings do not contribute to the district due to alterations or because of a construction date that falls outside of the district's period of significance that spans from 1906 to 1960. All of the buildings in the district are one or two-story brick buildings with the exception of the Chicot County Courthouse which is three stories. Most of the buildings are simple, vernacular forms of popular twentieth-century commercial buildings characterized by decorative brick moldings, and embellished brick cornices. While a number of the buildings have been modified to include modern storefronts, the upper facades are largely intact and retain their integrity. The resources in the Lake Village Commercial Historic District were constructed in the years during which Lake Village enjoyed a period of prosperity and growth and reflect the development of the city from c. 1906 to 1960.

### Elaboration

Lake Village, Arkansas, is located in Chicot County in the southeastern corner of the state. The county borders the Mississippi River on the east, and the Louisiana state line on the south. The land in Chicot County is located in the heart of the Mississippi River Delta and contains some of the richest soils in the state. It is a prime location for agriculture and consistently has been one of the largest producers of cotton in Arkansas. Plantation agriculture was common in Chicot County. Nearby, Lakeport Plantation (listed in the National Register of Historic Places 11-20-74) is a two-story Greek Revival style house constructed in the late 1850s. Lakeport Plantation operates as a museum and educational center.

Lake Village is built along the curving shores of Lake Chicot. It is a unique twenty-mile-long lake, often claimed to be the largest oxbow lake in North America and the largest natural lake in the state of Arkansas. Lake Chicot has been at the center of business and culture in Chicot County since the mid 19<sup>th</sup> century, including a public recreation area near which the center of county government and business developed. Lake Village is built on Lake Chicot where area residents gathered for fishing and swimming, or hunting in near-by river bottoms. The Chicot County Courthouse, located at 108 Main Street is a three-story, flat-roofed building with Art Deco details, built in 1956 to replace a Greek Revival style brick courthouse whose broad portico faced east, overlooking Lakeshore Drive and Lake Chicot. Homes on Lakeshore Drive overlook the oxbow lake and spread along the drive north and south from its intersection with Main Street.



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## **National Register of Historic Places**

### **Continuation Sheet**

Section number 7 Page 2

A median in Lakeshore Drive, between its intersection with Main and Jackson Streets, features a white marble statue on white marble base depicting a Confederate soldier. Erected in 1910, the Confederate Monument has been a visual landmark of the Lake Village business district for a century.

The central business district of Lake Village is laid in a grid pattern running parallel to Lake Chicot. Lakeshore Drive runs along the elevated banks of Lake Chicot and the business district is centered to the west of the Chicot County Courthouse which is located at Main Street and Lakeshore Drive. Main Street runs perpendicular to the west of Lakeshore Drive. The core of the Lake Village Commercial Historic District is Main Street which runs six blocks between Lakeshore Drive and the railroad tracks. At the west end of Main Street is the site of the former railroad depot. Twenty-four (24) of the thirty-nine (39) resources in the district are located on Main Street. Other buildings in the district are located in the 100 blocks of North and South Court and Cokley streets. Two resources in the district are located on Lakeshore Drive.

The district's thirty-nine (39) resources include a county courthouse, post office, and monument, in addition to its various early to mid 20<sup>th</sup> century commercial buildings. The majority of the resources in the district are one or two-story brick commercial buildings designed in vernacular versions of popular American commercial architecture.

Of the 39 resources, fifteen (15) were constructed between 1900 and 1919. The 1920s are represented by eight (8) buildings in the district, while one (1) building was constructed in the 1930s. The years after World War II are represented by four (4) buildings constructed in the late 1940s and ten (10) constructed in the 1950s. The fourteen (14) buildings constructed in this mid-century period represent 36% of the district. Only one building in the district was constructed after 1960.

#### ***Inventory-Lake Village Commercial Historic District***

##### 108 Main: Chicot County Courthouse; 1956 (NR listed 02-01-06)

The three-story brick courthouse building with full basement features characteristics of the Art Deco style. Scroll relief detailing, Art Deco-inspired ironwork and towering casement windows provide interest to the rectangular, flat-roofed building. The courthouse occupies an entire city block bounded on the east by Main Street, on the south by Court Street, Jackson Street on the west and N. Lakeshore Drive on the east. The building is situated across Lakeshore Drive from the city's main attraction, Lake Chicot.

##### 103 Main: c. 1926 Contributing

The one-story brick commercial building with a flat roofline has a metal shed roof added. The upper front brick wall is ornamented with recessed cast-concrete diamond-shaped insets. While the storefront of the building has been modernized, a center door flanked by stationary windows maintains the form of the original layout.



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107 Main: c. 1928 Contributing

The one-story brick building with a flat roof features a center wood-framed door flanked by plate-glass windows at street level. The upper brick wall features a brick "dentiled" cornice.

109 Main: c. 1927 Contributing

The small, one-story brick building is denoted by an arched front brick parapet. The two storefronts have been modernized with aluminum-framed windows and doors and the installation of metal material under display windows.

111-113 Main: c. 1929 Contributing

A one-story, two-part brick commercial building with flat roof with parapet is the largest in the block. Both storefronts have been modernized, but the plain upper brick wall of the front remains unchanged.

115 Main: c. 1929 Contributing

The narrow, one-story brick building covered with a flat roof with parapet features a wood-framed door and plate-glass window storefront. A rectangular metal vent in the center of the upper brick wall is the only decoration on the small building.

117 Main: c. 1906 Contributing

The Sam Epstein Building is located on the northeast corner of Main and Court streets. The one-story brick building features a chamfered corner entry with double doors with transom windows supported by a round metal column on a square base. The upper brick walls of the Main and Court Street storefronts feature brick corbelling, brick dentils and recessed brick panels.

202 Main: John Tushek Building; 1906 (NR listed 08-05-93)

Located on the southwest corner of Main and Court streets, the John Tushek Building is a two-story brick commercial building designed in a vernacular interpretation of the Beaux-Arts style. A two-story chamfered corner entrance contains the main entrance to the building. The second story windows are capped with decorative metal window crowns. A small oculus window is set above each second story window. A corbelled brick cornice and raised brick parapet tops the building. The building is largely unaltered.

212 Main: c. 1929 Contributing

The one-story brick and stucco building with a tall parapet is characterized by its plain upper front wall covered in stucco. The storefront has been remodeled, but maintains its original configuration with double center doors flanked by plate-glass windows topped by a transom window space.

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## National Register of Historic Places Continuation Sheet

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216 Main: c. 1929 Contributing

The one-story brick building contains a recessed center entrance flanked by plate-glass display windows. Brick pilasters frame the ends of the front (east) wall.

218-222 Main: c. 1915 Contributing

The two-story building located on the northeast corner of Main and Cokley streets is of brick construction with characteristics of the Italianate style seen in arched second-story window tops. The front (south) of the building features a center single entry to second story spaces flanked by two storefronts. Both storefronts are cast iron and feature recessed center doors flanked by plate-glass display windows.

201 Main: c. 1927 Non-Contributing

The Bank of Lake Village building is located on the southwest corner of Main and S. Court streets. It is a two-story, cut stone building with a recessed Greek Revival style portico supported by two-story fluted Doric-capped columns on its front (north) elevation. Two additions to the building on the west were constructed in 1995 and maintain the character of the original corner building. However, the size of the additions alters the historic appearance of the building as viewed from the street. It is considered non-contributing.

203 Main: c. 1952 Contributing

The one-story brick building is distinguished by stacked brick on its front wall and a modern recessed angled storefront with a set of eight-pane aluminum-framed display windows. Double aluminum-framed glass entry doors are topped with a large transom window.

205 Main: c. 1952 Non-Contributing

The Epstein Department Store is a low, one-story commercial building with a flat roof. Located at the southeast corner of Main and N. Cokley streets, the building features aluminum-framed plate-glass display windows and two sets of double glass and aluminum-framed doors on its front (north) elevation. A flat-roofed aluminum awning spans the front and wraps around the west corner of the building. The metal slipcover above the awning makes the building non-contributing.

302 Main: c. 1908 Contributing

The two-story brick building on the southwest corner of Main and Cokley streets features a two-story beveled corner with entry. Plate-glass display windows span the front (south) and wrap around the eastern elevation facing N. Cokley Street. Brick corbelling runs across the upper walls of the building below a projecting brick cornice.

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306 Main: c. 1910 Contributing

The one-story brick commercial building with flat roof features a recessed brick panel with a decorative metal vent in the center of its upper front wall. The storefront has been modified and contains a center door flanked by plate-glass windows, all aluminum-framed.

308-310 Main: c. 1910 Contributing

The building is a two-part one-story brick commercial building with recessed sets of double doors flanked by plate-glass windows. The upper brick wall features a recessed brick panel above each storefront and a brick patterned cornice running along the parapet.

316 Main: c. 1910 Contributing

The one-story brick commercial building features a single storefront modernized with aluminum-framed door and plate-glass windows. The upper brick wall is elaborated with a horizontal band spanning the upper front wall with brick dentiling above and below a recessed brick panel with a chain-link brick pattern running along the width of the building.

300 block, north side: c. 1910 Non-Contributing

Only the front wall remains of this former one-story brick commercial building. The upper front wall features brick corbelling, cast-concrete insets across the front below the brick cornice, and two decoratively-framed vent openings surrounded by brick and cast concrete. Brick firewalls with adjacent buildings on the east and west side support the front wall.

322 Main: c. 1958 Non-Contributing

The one-story brick building is located on the northeast corner of Main and N. Chicot streets. It originally had a low, flat roof which has been covered with a metal roof with a slight pitch. Former plate-glass windows on Main and Chicot streets have been covered with wood shutters. A rear "drive-through" service window covered by a metal flat-roofed canopy is located on the rear (north) elevation.

309-313 Main: c. 1910 Contributing

The Carlton Hotel Building is a two-story brick structure with modest brick detailing on the cornice. The first floor features a broad recessed opening with two sets of double doors separated by two plate-glass windows and flanked by plate-glass display windows. A round cast-iron column supports the center of the recess. A small storefront with single door and plate-glass window is located on the east end of the front of the building.



Lake Village Commercial Historic  
District

Name of Property

County and State

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### 315 Main: c. 1909 Contributing

The one-story brick building has a recessed brick panel with decorative metal grill in its upper front (north) wall. A recessed storefront features wood-framed, plate-glass windows flanking a centered entry topped by boarded wood-framed transom windows.

### 317 Main: 1947 Non-Contributing

The Carnevaletti Building is a one-story, buff-colored brick commercial building. The building's flat roof has been covered with a metal shed roof that rises above the original front parapet of the building. A rectangular panel across the upper front wall is faced in lighter color buff brick with horizontal bar metal grates on either end. Faintly visible is the painted sign in the brick panel which reads "19 Carnevaletti 47".

### 321 Main: c. 1948 Contributing

The building is located on the southeast corner of Main and N. Chicot streets. The front portion of the brick building is one-story with aluminum-framed plate-glass windows and door. Flat aluminum awnings are suspended from the upper brick wall over the Main Street storefront and display window facing S. Chicot Street. A two-story portion of the building is recessed from the front.

### 102 S. Lakeshore Drive: c. 1965 Non-Contributing

A one-story brick veneer over concrete block building facing N. Lakeshore Drive (east). The building is set back from the street with parking in front of six office spaces. The building's flat roof has been covered with a metal built-up shed roof. Office openings feature a solid wood paneled door and large wood-framed, plate-glass window with two small stationary windows at the bottom.

### Lakeshore Drive Median- Confederate Monument: 1910 (NR listed 05-03-96)

The Confederate Monument is located in a median on S. Lakeshore Drive between Main and Jackson Streets. The monument is a marble sculpture of a Confederate soldier standing holding a rifle and bed roll draped over the left shoulder. The sculpture is situated on a white marble base.

### 105 N. Court Street: c. 1915 Non-Contributing

The small, one-story brick building features brick corbelling on either end of the upper front wall and a brick patterned cornice similar to the cornices on the two buildings to its north. The large metal slipcover/awning above the storefront makes the building non-contributing.

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### 107 N. Court Street: c. 1915 Non-Contributing

The center of three similar one-story small brick buildings in the 100 block of N. Court Street, this building's upper wall features the same brick corbelling and brick cornice patterns as those flanking it. Although the storefront of this building has been significantly altered, the unpainted brick detailing and decorative brick-framed vent openings in its upper wall remain.

### 111 N. Court Street: c. 1915 Contributing

The third of the set of three similar small, one-story brick buildings features an unaltered upper front brick wall. Although the brick is painted, the brick detail remains visible. The storefront retains the most original character of the three similar buildings with its recessed front door and band of wood-framed transom windows across the front of the building.

### 113 N. Court Street: c. 1958 Non-Contributing

The low, one-story brick building with flat roof features dark red brick walls. A center single wood door with a small glass-pane in its upper portion is set into a simple brick surround which projects from the front wall. Sets of projecting brick form a checkerboard pattern on the street level on either side of the center door. The brick, located where windows would have been, make the building non-contributing.

### 117 N. Court Street: c. 1958 Non-Contributing

The one-story, mid-century brick commercial building has been altered at storefront level with the application of vertical board and new multi-pane stationary windows. A hipped-roof wood awning covered in composition shingles covers the upper front wall of the building. A built-up metal roof with a slight shed to the rear is similar to several roof alterations seen on commercial buildings in the Lake Village downtown.

### 100 block S. Court Street: c. 1953 Contributing

A center recess contains two single entry doors on this simple mid-century commercial building. Metal casement windows are located on the front wall on either side of the entry doors. The building has a low, one-story profile covered by a flat roof with parapet with a ceramic tile ridge. Metal casement windows are also located on the alley elevation (south) and rear elevation.

### 122 N. Cokley Street: c. 1919 Contributing

Rectangular in shape, the two-story, brick building abuts the rear (north) elevation of the two-story brick building at 302 Main Street. A tall brick parapet characterizes the upper (front) wall. Brick panels are outlined by cast concrete on the wall between the first and second stories. A center single door leads to the second story space while flanked by a single door and plate-glass window openings with transom windows.

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126 N. Cokley Street: c. 1947      Contributing

Buff-colored brick covers the front (east) and south elevations of this small, one-story building constructed of large, "builder's brick", also buff-colored. The low-profile building is covered with a flat roof with brick parapet. A large glass-block window characterizes the north side of the front of the building. Other windows on the building are boarded.

109 S. Cokley Street: c. 1949      Non-Contributing

This building is a one-story, brick example of commercial design. The flat roof has been covered with a built-up metal roof that sheds slightly to the rear. Similar roof additions are seen throughout downtown Lake Village. The front of the building is characterized by a wood paneled door with glass in the upper half. A set of plate glass windows in wood frame is a modern alteration. The upper wall of the front of the building is covered with a hipped roof covered in wood shingle.

111 S. Cokley Street: c. 1950      Contributing

One of three small commercial buildings constructed in the 100 block of S. Cokley in the years following World War II, this building is one-story brick with a flat roof. The building features horizontal emphasis with a set of four narrow horizontal windows in the center of the front (west) elevation flanked by single aluminum-framed glass doors. A flat aluminum awning runs across the front of the building over the doors and windows.

115 S. Cokley: c. 1953      Contributing

Located at the corner of S. Cokley and Church streets, the building is one-story and of brick construction. A flat roof with parapet covers the building. The front (west) features a single wood-paneled door on the south end and a pair of large, glass-block windows to the west of the door. Metal casement windows penetrate the south elevation of the building, facing Church Street.

206 S. Cokley: 1938 (NR listed 08-14-98)

The Lake Village Post Office is a one-story brick building designed in the Colonial Revival style. The building is one of very few in Lake Village featuring a full basement. The building is a square plan with a large addition to the rear. A cupola is centered on the main building's hipped roof and is fenestrated on all four sides by 12-pane stationary windows. The interior features a mural financed through the U. S. Treasury Department's Section of Fine Arts. The mural entitled "Lake Country Wild Life" was painted by artist Avery Johnson in 1941.

217 Church Street: c. 1953      Contributing

The small one-story building is located on the northeast corner of Church and S. Cokley streets. The building is characterized by its dark red brick, chamfered corner entrance and metal casement windows.



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## **National Register of Historic Places Continuation Sheet**

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### **Integrity**

With 59% of the resources contributing to the integrity of the Lake Village Commercial Historic District, it maintains a strong visual connection to its period of significance from 1906 to 1960. The buildings in the district reflect a continuum of the growth and development of Lake Village as a center of county and local government and business. Its location overlooking oxbow Lake Chicot is dramatic and a new series of docks and park features dot the shore of the lake across the street from the Chicot County Courthouse. Many of the buildings in the district are vacant and there are a few vacant lots formerly occupied by commercial buildings. However the character of this collection of buildings in their original setting and location in this small Delta town, maintain the integrity needed to convey their sense of time and place.

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## National Register of Historic Places Continuation Sheet

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### PROPERTY LIST LAKE VILLAGE COMMERCIAL HISTORIC DISTRICT

<u>AR Resource #</u>	<u>Property Address</u>	<u>Construction Date</u>	<u>Contributing/Non Contributing</u>
CH0013	108 Main Street	D. 1956	NR Listed 02-01-06
CH0089	103 Main Street	C. 1926	Non-Contributing
CH0088	107 Main Street	C. 1928	Contributing
CH0215	109 Main Street	C. 1927	Contributing
CH0087	111-113 Main Street	C. 1929	Contributing
CH0216	115 Main Street	C. 1929	Contributing
CH0057	117 Main Street	C. 1906	Contributing
CH0055	202-210 Main Street	D. 1906	NR Listed 08-05-93
CH0217	212 Main Street	C. 1929	Contributing
CH0069	216 Main Street	C. 1929	Contributing
CH0054	218-222 Main Street	C. 1915	Contributing
CH0068	201 Main Street	C. 1927	Non-Contributing
CH0218	203 Main Street	C. 1952	Contributing
CH0219	205 Main Street	C. 1952	Non-Contributing
CH0056	302 Main Street	C. 1908	Contributing
CH0220	306 Main Street	C. 1910	Contributing
CH0073	308-310 Main Street	C. 1910	Contributing
CH0074	316 Main Street	C. 1910	Contributing
CH0075	300 block Main Street	C. 1910	Non-Contributing
CH0221	322 Main Street	C. 1958	Non-Contributing
CH0222	309-311 Main Street	C. 1910	Contributing
CH0223	315 Main Street	C. 1909	Contributing
CH0224	317 Main Street	C. 1947	Non-Contributing
CH0225	321 Main Street	C. 1948	Contributing
CH0243	102-112 S. Lakeshore Drive	C. 1965	Non-Contributing
CH0053	Lakeshore Drive Median	D. 1910	NR Listed 05-03-96
CH0105	105 N. Court Street	C. 1915	Non-Contributing
CH0246	107 N. Court Street	C. 1915	Non-Contributing
CH0247	111 N. Court Street	C. 1915	Contributing
CH0248	113 N. Court Street	C. 1958	Non-Contributing
CH0249	117 N. Court Street	C. 1958	Non-Contributing
CH0250	100 block S. Court Street	C. 1953	Contributing

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## National Register of Historic Places Continuation Sheet

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### PROPERTY LIST

#### LAKE VILLAGE COMMERCIAL HISTORIC DISTRICT

CH0104	122 N. Cokley Street	C. 1919	Contributing
CH0251	126 N. Cokley Street	C. 1947	Contributing
CH0253	109 S. Cokley Street	C. 1949	Non-Contributing
CH0254	111 S. Cokley Street	C. 1950	Contributing
CH0255	115 S. Cokley Street	C. 1953	Contributing
CH0062	206 S. Cokley Street	D. 1938	NR Listed 08-14-98
CH0241	217 Church Street	C. 1953	Contributing



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. birthplace or grave of a historical figure of outstanding importance.
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.

Levels of Significance (local, state, national)

Local

Areas of Significance (Enter categories from instructions)

Architecture

Commerce

Period of Significance

1906-1960

Significant Dates

1938- Construction of U.S. Post Office

1956- Construction of Chicot County Courthouse

Significant Person (Complete if Criterion B is marked)

N/A

Cultural Affiliation (Complete if Criterion D is marked)

N/A

Architect/Builder

Herman Voelker

Louis A. Simon

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 #

Primary location of additional data:

- State Historic Preservation Office
Other State Agency
Federal Agency
Local Government
University
Other

Name of repository:

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Section number 8 Page 1

### SUMMARY

The Lake Village Commercial Historic District in Chicot County, Arkansas, is significant under National Register **Criterion A** for its association with Lake Village's commercial development as a regional business center. It is also significant under **Criterion C** for its examples of one and two-story vernacular commercial architecture dating from the period 1906 to 1960. The district reflects the growth of Lake Village as a nucleus of commerce and trade in southeast Arkansas. As the county seat, Lake Village is a center for local government and the Chicot County Courthouse is a cornerstone of the downtown commercial district. The Lake Village Commercial Historic District contains 38 buildings and one monument and is being nominated with **local significance**.

### ELABORATION

Lake Village, Arkansas, is located in the eastern portion of Chicot County and since 1857 has served as its fourth county seat. Chicot County, Arkansas' most southeastern county, borders the Louisiana state line to the south and the Mississippi River to the east. The county was formed by an act of the Arkansas Territorial Legislature in October 1823 with land taken from Arkansas County.

The same year that Chicot County was established, an important figure in the early history of the region, Don Carlos De Villemont died. Villemont had served as the commander of Arkansas Post, the oldest settlement in Arkansas, established in 1686 by the French explorer Henri de Tonti. For his services as commander of Arkansas Post, Don Carlos De Villemont was granted a large tract of land that included what was called Chicot Point on the western bank of the Mississippi River. His legacy and namesake, the town of Villemont was selected as the first seat of government for the new Chicot County in 1823. The rowdy, frontier town had only two officials; a sheriff and a coroner. Even with a population of near 500, Villemont was no match for the Mississippi River. The turbulent muddy water began to eat away the land underpinning the town and by 1847, the river had washed away the last remains of Villemont. The seat of Chicot County government was then moved to Columbia, a small settlement a few miles down river.

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Columbia quickly grew to fill the needs of a county seat and a new courthouse was constructed along with a jail and other county offices. Once again the Mississippi River began to encroach on the Chicot County Seat. The Columbia courthouse and the entire town had disappeared completely into the river by 1885. Mindful of the past mistakes in selecting a secure location, officials moved the county seat fifteen miles west of the river to Masona on the Bayou Macon.

Early settlers of Chicot County were heavily dependent on the Mississippi River for commerce, trade, and transportation. Masona, so far from the river, served only two years as the county seat. Chicot County government was moved one last time to Lake Village in 1857. The new county seat lay on the western shoreline of Lake Chicot, the largest oxbow lake in the United States. The unique twenty-mile-long, crescent-shaped lake formed when the Mississippi River changed course in the mid-fourteenth century. From the earliest days of Chicot County people had settled along the shore of the oxbow lake. One of the early pioneers whose name is only recorded as "Brawer," purchased land in the vicinity of Lake Village in 1828. Families began moving to the area, and by 1840 the town of Lake Village was a thriving small community and had its own newspaper called the *Southern Shield*. Steady growth ensued as Lake Village became, in addition to the center of county government, an important point of commerce as goods were shipped to and from the town on Lake Chicot.

Lake Village incorporated in 1857, the same year it became the county seat. A town quickly formed around the business of county government, but Lake Village did not elect a mayor until 1901. The land for the original downtown plat was donated by John Drennan and John Sumner, who also gave land for the Catholic and Episcopal churches and cemeteries near the town site. Three years later in 1860, Jim Kelley, a slave at the time, established the first black church in Arkansas, the New Hope Missionary Baptist Church. Some 150 years later, the church remains a vibrant and active part of the Lake Village community.

Early development in Lake Village was oriented toward Lake Chicot and streets were platted on this orientation. Lakeshore Drive, which later became US Highway 65, followed the gentle curve of the lake separating a wide strip of public shoreline and downtown Lake Village. Main Street originates at Lakeshore Drive and runs west perpendicular to Lake Chicot, giving the downtown



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plat a slightly off true east/west axis.

Chicot County's fourth and Lake Village's first courthouse was built in late 1850s on Lakeshore Drive, facing the lake and the public shoreline. Within the walls of this Lake Village Courthouse and the one that followed in 1907 many eloquent arguments were presented by several noted lawyers early in their distinguished careers. The list included men such as Confederate General D. H. Reynolds, Chester Ashley, Judge U.M. Rose, Chief Justice Augustas H. Garland and Albert Pike, all who are significant figures in Arkansas history.

A large part of Chicot Country is bordered on the east by the Mississippi River and a great deal of the rest of the county is covered by swamps, bayous, streams, and lakes or prone to flooding. Building roads in this terrain was difficult and difficult to maintain because of frequent flooding. Travel on water in pole rafts or flat-bottom boats was not only convenient, but necessary to maneuver the terrain. The south end of Lake Chicot is a short distance from the Mississippi River and its steady flow of commerce. Lake Chicot became the road of commerce and Lake Village was the hub. Early farmers found the rich ancient Mississippi River bottom land around the lake well suited for growing cotton. Large tracts of land were amassed into plantations and worked by slave labor, evident by the 1850 records of Chicot County which showed 145 white families and 3,984 slaves. The Elisha Worthington plantation included 12,000 acres in and around Lake Village with 540 slaves. Sunnyside Plantation, the longest operational plantation the area, began in 1830. Joel Johnson started the Lakeport Plantation in 1831 and constructed a large plantation house in the Greek Revival style in the late 1850s. The large plantation remained in the Johnson family until 1927 when it was sold to Sam Epstein of Lake Village. In 1974 Lakeport Plantation was listed in the National Register of Historic Places. Sam Epstein's grandson, who operates the Epstein Land Company, donated the Lakeport Plantation house to Arkansas State University. The Lakeport Plantation house has been restored and was opened as a museum and educational center in 2007.

The early growth of the town was cut short by the Civil War. Lake Village with a population of only 140 was occupied by over 10,000 Union Army troops in 1864. The Union troops recuperated in Lake Village after the battle of Ditch Bayou in which they had overpowered a much smaller confederate force under the command of General J. S. Marmaduke. From this

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watery region of Chicot County, Marmaduke and his men had for some time successfully hampered union shipments on the Mississippi River.

The end of the war and slavery opened the political arena to African Americans. The successful election of African Americans to office was nowhere more evident than in Lake Village. From 1865 to 1880 black citizens held most of the elected offices in Lake Village. One of the more prominent, James Mason, the son of local plantation owner, Elisha Worthington and one of his slaves, was elected Sheriff of Chicot County and later elected to the Arkansas State Senate.

The Civil War also brought great change to the economic structure of Chicot Country. Cotton had always been the backbone of the economy in the region, but without inexpensive slave labor, the old ways of clearing, planting, harvesting, and maintaining a plantation were too costly. The once powerful plantation owners were pushed out or forced to find other means to find profits. Many of the former grand plantations were brought by outside interests while others were broken into smaller farms.

A New York banker, Austin Corbin, bought the Sunnyside Plantation across Lake Chicot from Lake Village in 1886. To solve the labor shortage problem, Corbin negotiated with the mayor of Rome, Italy, to bring 250 Italian farm families to his plantation. Each family received a contract of 12.5 acres of plantation farm land at a cost \$2,000.00 to be paid from the profits of cotton crops. The first 98 families reached Sunnyside in 1895. Another 72 families arrived in 1897 and smaller groups of Italian families followed in subsequent years.

Cotton production in Chicot County reached an all time high in 1898. But many of the Italian settlers become disheartened when Austin Corbin died and the new manager of his holdings in Chicot County reneged on the original contracts. Interest rates and rents were raised above what most of the Italian families could pay, following the sharecropper model used in many parts of the Mississippi Delta. At the insistence of the Italian government, the U.S. government intervened on behalf of the immigrants. Released from their contracts and in the wake of several years of increasing malaria deaths, forty Italian families picked up and moved to the drier and cooler mountains of northwest Arkansas to establish Tontitown in Washington County. Other Italian families moved to Mississippi and Missouri but a number remained in the Chicot County

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area and bought new land or started new business interests in Lake Village. The effect of the Italian influence can be seen in every aspect of the history of Lake Village from banking, commerce, and agriculture, to religion.

By 1890 Lake Village had two general stores, several lawyers, two doctors, two hotels, a newspaper, a hardware store, a drug store, two livery stables, and seven saloons. One of the new businesses in town was a small general store opened by Sam Epstein. Born in Russia in 1875, Epstein was an industrious hard worker, who prospered in Lake Village and soon began investing in other businesses and land. He had acquired over 10,000 acres in Chicot County by the 1920s, including his largest purchase, Lakeport Plantation. He served as a director of both the Valley Chemical Bank and the Bank of Lake Village. In this capacity he helped many new entrepreneurs of Lake Village including young businessman who would later become known as "Oil Tycoon H.L. Hunt." Epstein is a name that has always been represented in Lake Village's downtown fabric. Sam Epstein died in 1944 and his son-in-law, Sam Angel assumed management of the family operations. The c. 1906 Epstein building at 117 Main Street remains occupied and by the Sam Epstein Estate Plantation Office. The Epstein operations continue to be a significant business in Lake Village under the direction of Sam Epstein's grandson.

Another immigrant from Eastern Europe who settled in Lake Village was John Tushek. In 1906 he constructed the two-story building at 202 Main Street (NR 08-05-93) to house his mercantile business.

The early 20<sup>th</sup> century brought a time of growth and development in Lake Village beginning with the arrival of the Memphis, Helena, and Louisiana Railroad in 1903. The new railroad depot anchored the west end of Main Street, six blocks from Lake Chicot. Prior to the railroad, the business district of Lake Village was largely confined to two blocks along the lake front on either side of the courthouse. The original Lake Village courthouse and jail on Lakeshore Drive at Main Street were demolished in 1907. The land behind the courthouse where the jail had stood was opened as a street, appropriately named Court Street. In the first ten years of the twentieth-century the population of Lake Village increased dramatically to 1,047. Buildings were built along the new Main Street. Telephone service was established in 1900. In 1910 the city completed a city water works system and laid concrete sidewalks in both the business and



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residential districts. Main Street was paved in 1912 and the city's first sewage system was installed.

Across the region Lake Chicot was known as an excellent fishing lake for bass, crappie, bream, and catfish and the surrounding lands were known for the abundance of game. Lake Village drew outdoorsmen from all over the region but with the railroad there was an influx of travelers from all over the country. Lake Village was being referred to as a resort city, "a sportsman's dream" and the "Home of the Black Bass." Catering to the growing number of visitors, nine taverns operated on Main Street between the depot and the lake in the early years of the twentieth century.

Following the development of city infrastructure, a hotel was constructed on Lakeshore Drive. Lakeshore Hotel was built in 1912 by a local prominent businessman Albert Simms. The hotel with its long veranda overlooking Lake Chicot was the site of many conventions, banquets, and dances. Although the Lakeshore Hotel building was converted to apartments in the 1980s, its presence on Lakeshore Drive, overlooking the lake is an important piece of the visual history of Lake Village.

The people of Chicot County had always been aware of the importance of levees and proper drainage. Most of the early projects to control flooding were taken on by large plantation owners for their own benefit. Another area that businessman Sam Epstein was involved in was the development of the Mississippi River Levee System. He also served on the Chicot County Drainage Board. Because of the levee and drainage systems in place, floods in 1912 and 1913 were not as damaging to Lake Village and Chicot County as in other regions of the Mississippi Delta.

Lake Village was always able to recover from regional flooding and open local resources for visitors and was quick to capitalize on any form of notoriety. One visitor, who would later gain world-wide fame, arrived in Lake Village by the most modern means. A young Charles Lindbergh, in April 1923, was forced to land his small troubled airplane on an open runway of the golf course at Lake Village Country Club, just north of town. After making the necessary repairs to his airplane, it was too late in the day to continue his route. The night turned out to be

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clear with a bright, full moon. In his autobiography, *We*, Lindbergh wrote "it was an ideal night for flying." Charles Lindbergh embarked on the first ever recorded nighttime flight over the skies of Lake Village and the Mississippi River. The flight lasted only thirty minutes but four years later Lindbergh would use the night-flying skills he first learned over Lake Village to complete his famous transcontinental flight across the Atlantic Ocean.

Highway 65, the first U.S. highway in Arkansas followed Lakeshore Drive through Lake Village in 1918. Two years later this became the first "all weather" road in Arkansas, bringing in more visitors. Lake Village continued to grow though the 1920s in population, as a commercial center and in popularity as a recreational site. Peel's Mill located north of the business district in the 1920s was reported to be the largest hoop mill in the world. During the same period another mill was established in Lake Village. Chicot County had an abundance of hardwood timber which contributed to the success of both mills. The Lakeshore Hotel was always booked solid with visitors who came to enjoy the water of Lake Chicot. Another two-story hotel, although not as large as the Lakeshore Hotel, was located on Main Street. Close to the railroad depot, the Carlton Hotel at 309-313 Main Street catered to travelers who came to town on the railroad.

The newspaper, *Daily Texarkanian*, of Texarkana, Arkansas, in reporting on June 16, 1923, about a meeting that had been attended in Lake Village, stated that the United States government record showed "Chicot County to be the richest county in the world so far as the production of cotton per acre is concerned." Other major crops grown in Chicot County that were noted in the article were corn, oats, alfalfa, and Bermuda. The article also stated the county had the best levee system anywhere in the area and that contracts had been issued to construct drainage ditches for half of the entire county.

However, all the forethought, planning, and construction of levees, dams, and drainage ditches could not stop the devastation of the flood of 1927, whose effects were felt across the entire Mississippi River Valley. Railroad service and roads into Lake Village were closed. The vast majority of every crop produced in Chicot County was destroyed and valuable farm land damaged. Downtown Lake Village was flooded. Temporary scaffolding and elevated sidewalks were constructed to get customers into the businesses along Main Street. Everyone was forced to move about by boat or pole raft. The federal government brought in fresh vegetables by boat to

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the steps of the courthouse for distribution to the people of Lake Village.

Following on the heels of the 1927 flood were the years of the Great Depression. Farmers who had lost an entire year's crop to the flood then struggled to harvest the next only to see the bottom fall out of cotton market. An unforeseen but lasting damage from the flood was not apparent until the water receded. The once crystal-clear Lake Chicot was muddy and polluted with sediment deposited by the raging Mississippi River and the run-off of flooded bayous and swamps. The flood had killed or dislocated much of the abundant game that had once surrounded Lake Village and begun to effect the fish population. The Depression-era economy left little money available for recreational fishing and hunting and the condition of the lake was not suitable for recreation or fishing.

All across the south, farm labor families left the rural areas in search for work in the bigger cities. The agricultural industry of Chicot County slowly rose out of the flood/depression/labor shortage era by letting some land sit idle, some produced other crops other than cotton, such as soybeans, and others returned the land to pasture for cattle grazing.

The economic crises in the 1930s resulted in the consolidation of many government and regional services. All the children on both sides of Lake Chicot began receiving their education in Lake Village. Five new busses were used to transport the children as well a ferry that carried as many as 65 children across the lake to a point just in front of the courthouse from where they were transported to the schools. However, business returned to downtown after the initial effects of the economic collapse. Lake Village, as the county seat and with its central location with rail and excellent highway connection reported a 10% growth in population in the 1930s. Five cotton gins operated in Lake Village in the 1930s, the most modern and efficient of which was owned by Sam Epstein. The federal government constructed a new, modern post office building in Lake Village in 1938 one block south of Main Street.

In the early 1930s people and goods coming from the east, crossed the Mississippi River on a twelve-car, stern-wheel ferry that landed at Luna, eight miles southeast of Lake Village. In 1936 the Greenville, Mississippi, city government began the process of construction of a modern bridge across the Mississippi River. Four years later the Greenville-Lake Village Bridge was



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completed and dedicated in September 1940. Through the decade of the 1940s, Lake Village continued a slow but steady growth with a population increase of over 30 percent.

After World War II, the farming industry of Chicot County evolved as planting and harvesting became more and more mechanized, requiring less manual labor and more dependence on chemical fertilizers. The reduced labor force meant fewer customers for downtown businesses and the continued run-off pollution in Lake Chicot meant fewer tourists and fishermen. In hopes of regaining some of its status as a resort town, in 1947 the optimistic citizens of Lake Village revived an old tradition, the Lake Chicot Water Carnival. Lake Chicot was great for all manner of water sports but its calm surface was particularly well suited for hydroplane boats. The highlight of each year's festival became hydroplane demonstrations and races. The carnival drifted away from fishing contests toward other contests and attractions as the lake became more polluted, but by 1957 Lake Chicot, Arkansas's largest natural lake, had become so degraded that the Water Carnival had to be discontinued. However, the population of Lake Village continued to grow through the 1950s.

The decline of Lake Chicot and the Lake Village downtown reached a low point in 1957, stirring its citizens toward an increased and renewed efforts to revive the city's recreational attractions. One of Arkansas's longest serving mayors, Jack Rhodes, was elected that same year. During his 33 years in office, Lake Village built new sewage plants, added water towers, extended the water line around Lake Chicot and out rural roads from town, added hangars and extended the runway at the municipal airport, improved the streets, city parks, and built an amphitheater on the lake. During this time great effort was made by the Lake Village city government, the Chamber of Commerce, and many private individuals to raise awareness of the dire condition of Lake Chicot and to work towards a solution to its problems.

The northern end of the lake was relatively clear. A dam was constructed to keep out the silt-heavy water that muddied the rest of the lake. Lake Chicot State Park was established in 1957 on the upper end of the lake and grew to encompass 125 acres and attract visitors from all over Arkansas, Louisiana, and Mississippi. The people of Lake Village were still not satisfied with the condition of the rest of the lake and continued to write and visit Washington officials about the need to restore the whole lake. The years of persistence paid off in 1975 when the Army Corps

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of Engineers awarded a two-million dollar contract to design and construct a system to drain silt and pollutants away from Lake Chicot. A massive pumping station was assembled and diversion dams erected to funnel the muddy run-off through a system of levees out into the Mississippi River.

The project was completed and began operation in 1977. It took eight years of constant pumping to clear and clean the water. To restore the quality and quantity of the fish population, the lake was drawn down in 1985. The rough or undesirable fish were killed and the lake was restocked. Two years later a statewide bass fishing tournament was held on Lake Chicot with impressive results. An indicator of the real success of the lake restoration was the return of the Lake Chicot Water Carnival in the mid 1980s. Hydroplane racing returned to the carnival in 1988. The Lake Chicot Restoration Project was a major undertaking and collaborative effort of the federal and state government and private citizens to successfully solve a long term environmental problem.

The newly well-stocked and clear Lake Chicot attracted not only more tourists, but people from surrounding areas who wanted to live on the lake. Following the curve of the lake Lakeshore Drive bisects the oversize lots that line the lake on the south of the Lake Village business district. On the west side of Lakeshore Drive are a variety of homes in distinctive architectural designs and periods, set back one or two-hundred feet from the road and facing the lake. Directly across the road from each home site is a wide expanse of typical well-tended shoreline with a deck and/or a dock on the water's edge. A bridge, spanning a fifty-foot causeway to the east side of Lake Chicot was completed in the early 1990s. Having easy access, for the first time to the other side of the lake brought a recent wave of home buyers eager for newly available lakeshore property.

A much longer bridge was constructed in 2009, this one over the Mississippi River. The new Greenville-Lake Village Bridge when completed was the longest cable-stayed bridge on the Mississippi River. Casino gambling on the Mississippi side of the river brought in a steady flow of new visitors to and through Chicot County. But the main highway now bypasses the scenic drive along the water's edge to Lake Village's downtown. Most of the automobile traffic is gone from downtown and the railroad depot closed. Although the business district has declined steadily since the 1980s, Lake Village's downtown is framed and reflective of the unique and

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long history that created it, of the governmental, agricultural and business interests that sustained the city and the natural surroundings and picturesque setting that caused it to thrive.

### STATEMENT OF SIGNIFICANCE

The Lake Village Commercial Historic District is being nominated to the National Register of Historic Places with **local significance** under **Criterion A** for its association with the commerce of the development of the city and **Criterion C** for its variety of early to mid 20<sup>th</sup> century vernacular commercial building design. The district is being nominated with local significance. The Lake Village Commercial Historic District exemplifies the growth of the city through its peak in the 1950s. The period of significance extends from 1906 to 1960.



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Lake Village Commercial Historic District  
Name of Property

Chicot County, Arkansas  
County and State

**10. Geographical Data**

**Acreage of Property** 5.9 Acres

**UTM References**

(Place additional UTM references on a continuation sheet.)

1	_____	_____	_____	3	_____	_____	_____
	Zone	Easting	Northing		Zone	Easting	Northing
2	_____	_____	_____	4	_____	_____	_____

See continuation sheet

**Verbal Boundary Description**

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

See Continuation Sheet Section 10

**Boundary Justification**

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

See Continuation Sheet Section 10

**11. Form Prepared By**

name/title Sandra Taylor Smith  
organization Prepared for: Arkansas Historic Preservation Program date 05-22-10  
street & number 1500 Tower Building, 323 Center Street telephone (501) 324-9880  
city or town Little Rock state Arkansas zip code 72201

**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 Multiple Property Owners  
street & number \_\_\_\_\_ telephone \_\_\_\_\_  
city or town \_\_\_\_\_ state \_\_\_\_\_ zip code \_\_\_\_\_

**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 listing. 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 20303.

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## UTM REFERENCES

1)	15	659740	3689382
	Zone	Easting	Northing
2)	15	659825	3689398
	Zone	Easting	Northing
3)	15	659935	3689377
	Zone	Easting	Northing
4)	15	659913	3689258
	Zone	Easting	Northing
5)	15	659751	3689221
	Zone	Easting	Northing
6)	15	659699	3689232
	Zone	Easting	Northing
7)	15	659688	3689301
	Zone	Easting	Northing

## VERBAL BOUNDARY DESCRIPTION

The boundary of the Lake Village Commercial Historic District is shown on the accompanying sketch map entitled "Lake Village Commercial Historic District".

The boundary of the Lake Village Commercial Historic District begins at a point in the center line of N. Lakeshore Drive at its intersection with Jackson Street. The boundary runs south along the center line of Lakeshore Drive, including the median with the Confederate Monument on N. Lakeshore Drive between Jackson and Main Streets. At Main Street, Lakeshore Drive becomes S. Lakeshore Drive and the boundary continues south along the center line to its intersection with the alley south of the south side of the 100 block of Main Street. The boundary then turns to run west along this alley to its intersection with S. Court Street where it continues to run west across S. Court Street and along the rear line of the Bank of Lake Village building at 201 Main Street. At the southwestern corner of the building at 201 Main Street, the boundary turns and runs south across Church Street to the southeast property line of the building at 217 Church Street. At this point the boundary turns and runs west along the south property line of 217 Church Street to its intersection with the center line of S. Cokely Street. The boundary then runs south along S. Cokley to the southeast corner of the property line of the U.S. Post Office at 206 S. Cokley. At this point the boundary runs west along the south property line of the post office and turns to run north along the rear (west) property line of the building to its intersection with Church Street. At Church Street the boundary runs along the center line of the street less than  $\frac{1}{4}$  of a block, then turns and runs north to the rear property line of the building at 309-313 Main Street. The boundary then turns and runs west along the alley south of the



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buildings on the south side of the 300 block of Main Street. At the point the boundary intersects with S. Chicot Street, it turns and runs north along the center line of S. Chicot Street, across Main Street and north along N. Chicot Street to the alley behind (north) of the buildings on the north side of the 300 block of Main Street. At this juncture, the boundary turns and runs east along the alley to its intersection with the southwest property line of the building located at 126 N. Cokely Street. The boundary then runs north along the rear (west) property line of 126 N. Cokely Street and turns to run east along the northern property line of the building to its intersection with N. Cokely Street. At N. Cokely Street the boundary runs south down the center line of the street to its intersection with the alley behind (north) of buildings at 212, 216 and 218-222 Main Street to its intersection with the rear (west) property line of the building at 111 N. Court Street. At this point the boundary turns and runs north along the rear property line of buildings in the 100 block of N. Court Street to its intersection with Jackson Street. At Jackson Street, the boundary turns to run east along the center line of the street to the point of origin at N. Lakeshore Drive and Jackson Streets.

### **BOUNDARY JUSTIFICATION**

The National Register boundary for the Lake Village Commercial Historic District includes those properties that are historically associated with the commercial corridor during its period of significance (1900-1960) and retain adequate integrity to portray their relationship to the historic central business district. The boundary encompasses 27 significant resources and features that comprise the district, as well as 12 non-contributing resources. The non-contributing resources include 12 buildings that are all but one historic and have been notably modified in their appearance since the period of significance. The boundary was drawn based on the limits of the Lake Village central business district during its period of significance and to exclude buildings that have lost integrity.

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY NAME: Lake Village Commercial Historic District

MULTIPLE  
NAME:

STATE & COUNTY: ARKANSAS, Chicot

DATE RECEIVED: 1/03/11                      DATE OF PENDING LIST: 2/14/11  
DATE OF 16TH DAY: 3/01/11                  DATE OF 45TH DAY: 2/18/11  
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 11000025

REASONS FOR REVIEW:

APPEAL: N    DATA PROBLEM: N    LANDSCAPE: N    LESS THAN 50 YEARS: N  
OTHER: N    PDIL: N    PERIOD: N    PROGRAM UNAPPROVED: N  
REQUEST: Y    SAMPLE: N    SLR DRAFT: Y    NATIONAL: N

COMMENT WAIVER: N

     ACCEPT         RETURN         REJECT    \_\_\_\_\_ DATE

ABSTRACT/SUMMARY COMMENTS:

*Automatic lighting ~~not~~ due to FR problems*

*Minor edits to section 7 Submitted 2/14/2011 and  
Replacement Pages inserted*

RECOM./CRITERIA \_\_\_\_\_

REVIEWER J. G. Taylor                      DISCIPLINE \_\_\_\_\_

TELEPHONE \_\_\_\_\_                      DATE \_\_\_\_\_

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.



# United States Department of the Interior

NATIONAL PARK SERVICE

1849 C Street, N.W.  
Washington, D.C. 20240

February 18, 2011

## Notice to file:

This property has been automatically listed in the National Register of Historic Places. This is due to the fact that the publication of our Federal Register Notice: "National Register of Historic Places: Pending Nominations and Other Actions" was delayed beyond our control to the point where the mandated 15 day public comment period ended after our required 45 day time frame to act on the nomination. If the 45<sup>th</sup> day falls on a weekend or Federal holiday, the property will be automatically listed the next business day. The nomination is technically adequate and meets the National Register criteria for evaluation, and thus, automatically listed in the National Register of Historic Places.

Edson Beall  
Historian  
National Register of Historic Places  
Phone: 202-354-2255  
E-mail: [Edson\\_Beall@nps.gov](mailto:Edson_Beall@nps.gov)  
Web: [www.nps.gov/history/nr](http://www.nps.gov/history/nr)





1. LAKE Village Commercial Historic District  
Chicot County Courthouse, Confederate monument, 100 block of MAIN ST.
2. Chicot County, AR
3. photo by Sandra Taylor Smith
4. 03-07-10
5. NEGATIVE AT AHPD
6. view looking south
7. photo #1



1. LAKE VILLAGE Commercial Historic District  
202-210 MAIN; 105-117 N. COURT STREET
2. Chicot County, AR
3. Photo by SANDRA Taylor Smith
4. 63-0710
5. NEGATIVE AT AHOQ
6. View Looking north west
7. photo # 2





1. LAKE VILLAGE Commercial Historic District  
MAIN STREET, from Intersection of LAKESHORE DRIVE

2. Chicot County, AR

3. photo by SANDRA Taylor Smith

4. 3-7-10

5. NEGATIVE AT APPD

6. view Looking west

7. photo # 3



1. LAKE Village Commercial Historic District  
102-112 S. Lakeshore Drive; 103-117 MAIN STREET.
2. Chicot County, AR
3. Photo by Sandra Taylor Smith
4. 03-07-10
5. NEGATIVE AT AHPP
6. S. Lakeshore Dr. & MAIN STREET, looking southwest
7. photo # 4







1. LAKE Village Commercial Historic District  
JOHN TUSHEK BLDG - 202-210 MAIN ST; 105-117 N. COURT STREET

2. Chicot Cty., AR

3. photo by Sandra Taylor Smith

4. 03-07-10

5. NEGATIVE AT AHPP

6. View looking northwest

7. photo # 5



1. LAKE Village Commercial Historic District  
100 Block N. Court St; 202 MAIN; 201 MAIN
2. Chicot County, AR
3. photo by Sandra Taylor Smith
4. 03-07-10
5. NEGATIVE AT AHPP
6. View Looking southwest
7. photo # 6







1. LAKE Village Commercial Historic District  
103-117 MAIN STREET
2. Chicot County, AR
3. photo by Sandra Taylor Smith
4. 3-7-10
5. NEGATIVE AT AHPP
6. view looking southeast
7. photo # 17



1. LAKE Village Commercial Historic District  
201 MAIN; 100 BLOCK MAIN St. - SOUTHSIDE
2. Chicot County, AR
3. photo by SANDRA Taylor Smith
4. 03-07-10.
5. NEGATIVE AT AAPP
6. view Looking SOUTHEAST
7. photo # 8







1. LAKE VILLAGE Commercial Historic District  
201 - 205 MAIN STREET

2. Chicot County, AR

3. photo by SANDRA Taylor Smith

4. 0307-10

5. NEGATIVE AT AHP

6. view looking southwest

7. photo # 9



1. LAKE Village Commercial Historic District  
202-210 MAIN (right), looking west on MAIN STREET

2. Chicot County, AR

3. Photo by SANDRA Taylor SMITH

4. 030710

5. NEGATIVE AT AHPP

6. View Looking WEST

7. photo # 10







1. Lake Village Commercial Historic District  
200 Block of MAIN STREET
2. Chicot County, AR
3. photo by Sandra Taylor Smith
4. 03-007-10
5. NEGATIVE AT AHPP
6. view looking west
7. photo # 11



1. LAKE Village Commercial Historic District  
200 Block MAIN STREET, Southside
2. Chicot Co., AR
3. photo by Sandra Taylor Smith
4. 03-00710
5. NEGATIVE AT AHP
6. view Looking south EAST from corner of MAIN St. -  $\frac{E}{1}$  S. Cokley St.
7. photo # 12







1. LAKE Village Commercial Historic District  
202 - 222 MAIN STREET
2. Chicot County, AR
3. photo by Sandra Taylor Smith
4. 03-07-10
5. NEGATIVE AT AHPP
6. view looking southeast
7. photo # 13



1. LAKE VILLAGE Commercial Historic District  
302-322 MAIN STREET
2. Chicot County, AR
3. photo by SANDRA Taylor SMITH
4. 03-11-10
5. NEGATIVE AT AARP
6. view looking northwest
7. photo # 14







1. LAKE VILLAGE Commercial Historic District  
309-313, 315, 317, 321 MAIN STREET
2. Chicot Cty., AR
3. Photo by Sandra Taylor Smith
4. 03-07-10
5. NEGATIVE AT AHP
6. View Looking southwest
7. photo # 15



1. LAKEVILLE Commercial Historic District  
300 Block MAIN STREET (SOUTH SIDE)
2. Chicot County, AR
3. photo By Sandra Taylor Smith
4. 03-07-10
5. NEGATIVE AT AHPP
6. View Looking SOUTHEAST
7. photo # 16

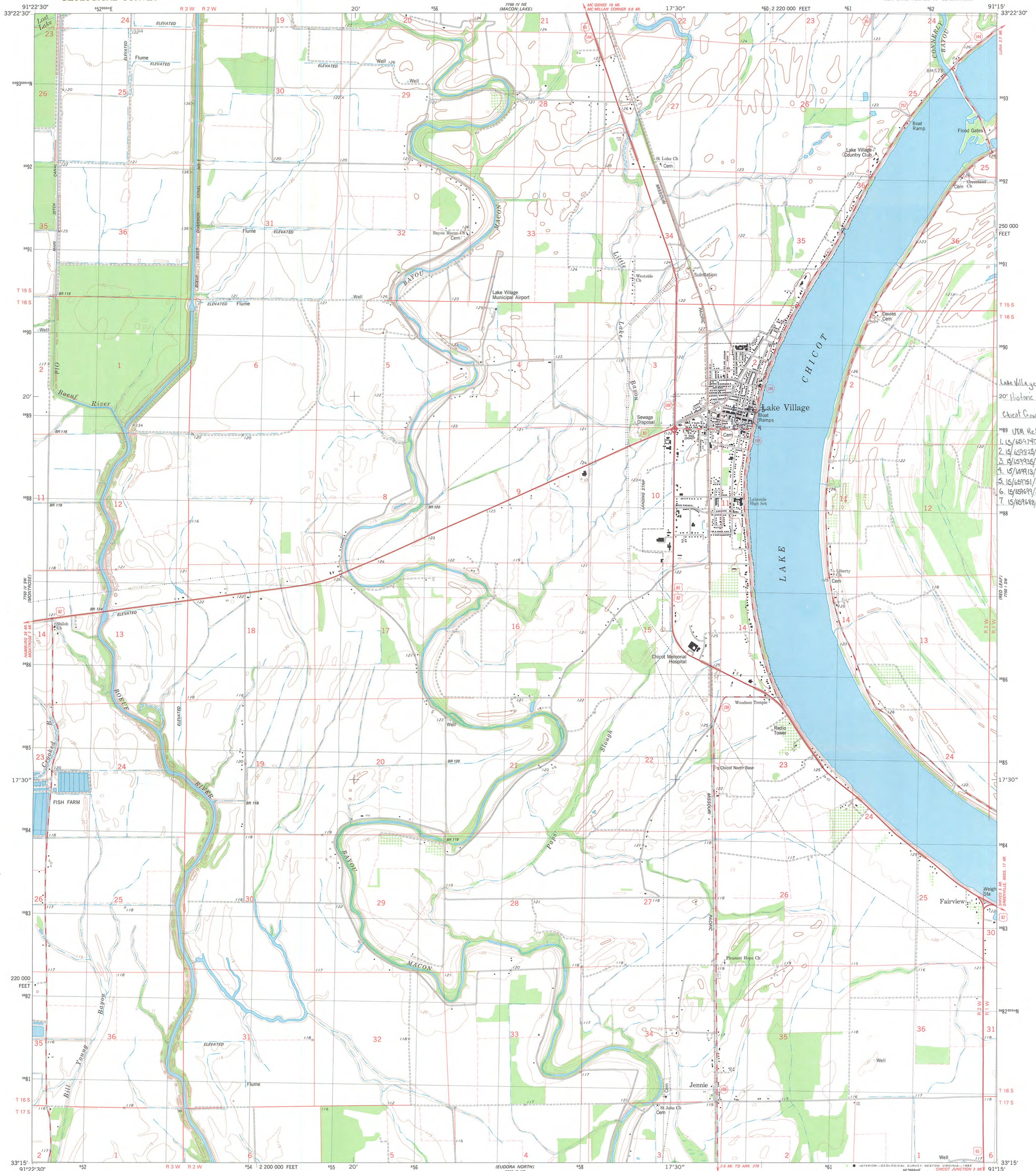






1. LAKE VILLAGE Commercial Historic District  
- US Post office - 206 S. Cokley; looking north along Cokley
2. Chicot County, AR
3. photo by SANDRA TAYLOR Smith
4. 03-8710
5. NEGATIVE AT AHPP
6. View looking north
7. photo # 17





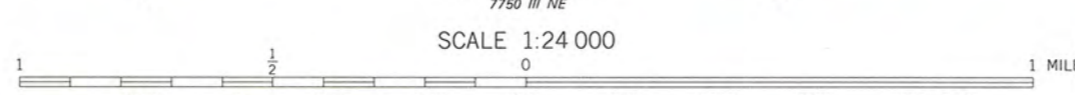
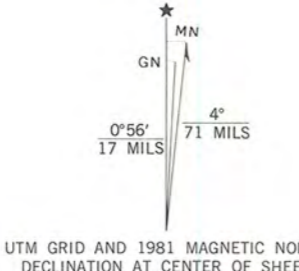
Lake Village Commercial  
20' Historic District  
Chicot County, Arkansas

UTM References:  
1. 15/659740/3689382  
2. 15/659825/3689398  
3. 15/659910/3689414  
4. 15/659995/3689430  
5. 15/660080/3689446  
6. 15/660165/3689462  
7. 15/660250/3689478

Mapped, edited, and published by the Geological Survey  
Control by USGS and NOS/NOAA

Topography by photogrammetric methods from aerial photographs taken 1975-76. Field checked 1978. Map edited 1981  
Projection and 10,000-foot grid ticks: Arkansas coordinate system, south zone (Lambert conformal conic)  
1000-meter Universal Transverse Mercator grid, zone 15  
1927 North American Datum  
To place on the predicted North American Datum 1983 move the projection lines 11 meters south and 11 meters east as shown by dashed corner ticks

Fine red dashed lines indicate selected fence and field lines where generally visible on aerial photographs. This information is unchecked



CONTOUR INTERVAL 5 FEET  
NATIONAL GEODETIC VERTICAL DATUM OF 1929

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS  
FOR SALE BY U. S. GEOLOGICAL SURVEY, DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092  
AND ARKANSAS GEOLOGICAL COMMISSION, LITTLE ROCK, ARKANSAS 72204  
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST



ROAD CLASSIFICATION

Primary highway, hard surface	Light-duty road, hard or improved surface
Secondary highway, hard surface	Unimproved road
Interstate Route	U. S. Route
	State Route

LAKE VILLAGE, ARK.  
SE/4 LAKE VILLAGE 15' QUADRANGLE  
N3315-W9115/7.5

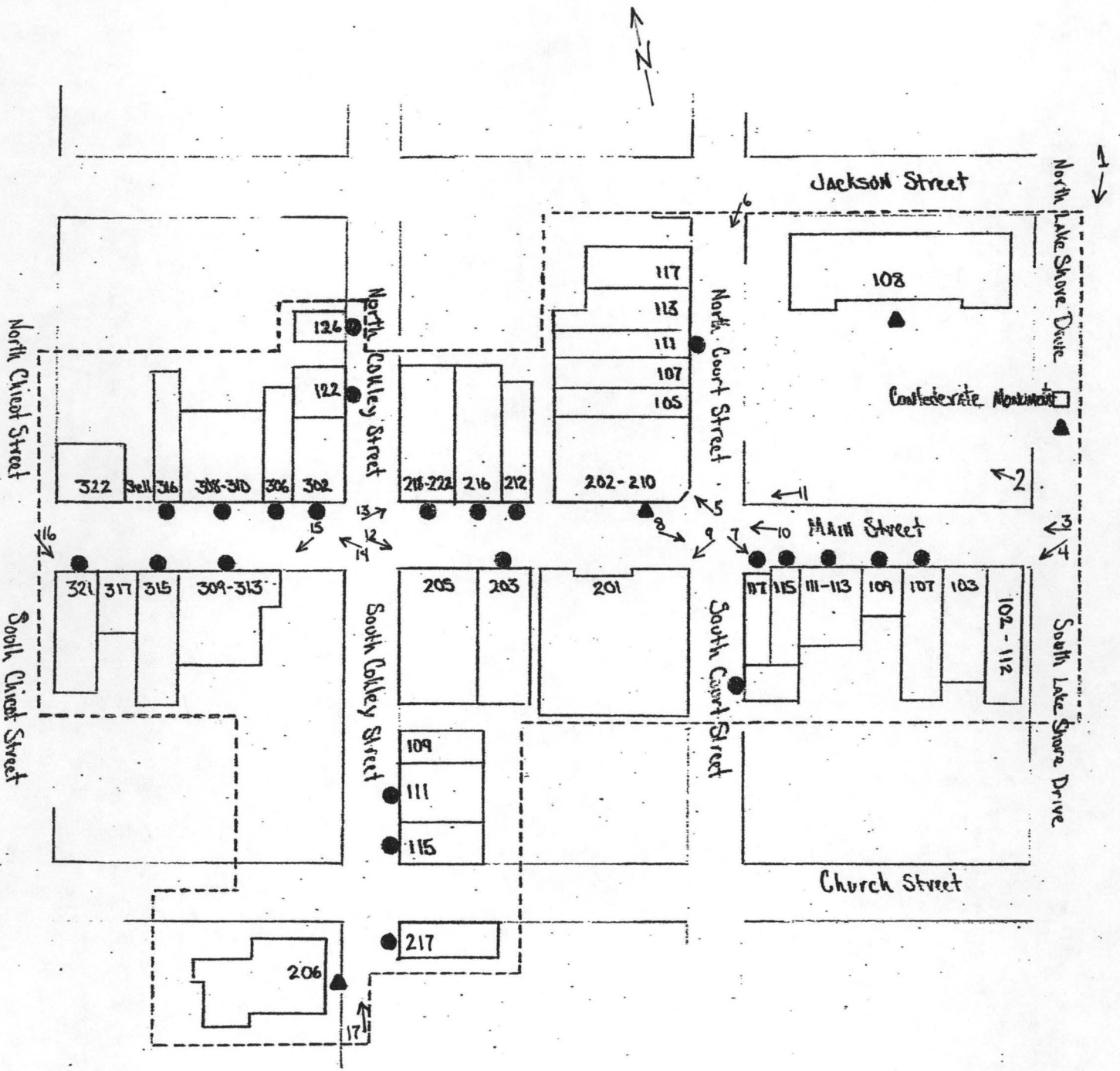
1981

DMA 7750 IV SE—SERIES V884



# LAKE VILLAGE COMMERCIAL HISTORIC DISTRICT

## Chicot County, Arkansas



- National Register of Historic Places Boundary
- ▲ Individually Listed in the National Register
- Contributing



# The Department of Arkansas Heritage

Mike Beebe  
Governor

Cathie Matthews  
Director

Arkansas Arts Council

\*

Arkansas Natural Heritage  
Commission

\*

Delta Cultural Center

\*

Historic Arkansas Museum

\*

Mosaic Templars  
Cultural Center

\*

Old State House Museum



## Arkansas Historic Preservation Program

1500 Tower Building  
323 Center Street  
Little Rock, AR 72201  
(501) 324-9880  
fax: (501) 324-9184  
tdd: (501) 324-9811  
e-mail:

[info@arkansaspreservation.org](mailto:info@arkansaspreservation.org)

website:

[www.arkansaspreservation.com](http://www.arkansaspreservation.com)

An Equal Opportunity Employer



August 4, 2010

Ms. Carol Shull  
Chief of Registration  
United States Department of the Interior  
National Register of Historic Places  
National Park Service  
8th Floor  
1201 Eye Street, NW  
Washington, DC 20005

RE: Lake Village Commercial Historic District – Lake Village,  
Chicot County, Arkansas

Dear Carol:

We are enclosing for your review the above-referenced nomination. The Arkansas Historic Preservation Program has complied with all applicable nominating procedures and notification requirements in the nomination process.

If you need further information, please call Ralph S. Wilcox of my staff at (501) 324-9787. Thank you for your cooperation in this matter.

Sincerely,

Cathie Matthews  
State Historic Preservation Officer

CM:rsw

Enclosure





# The Department of Arkansas Heritage

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Director

Arkansas Arts Council

\*

Arkansas Natural Heritage  
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## Arkansas Historic Preservation Program

1500 Tower Building  
323 Center Street  
Little Rock, AR 72201  
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fax: (501) 324-9184  
tdd: (501) 324-9811

e-mail:

[info@arkansaspreservation.org](mailto:info@arkansaspreservation.org)

website:

[www.arkansaspreservation.org](http://www.arkansaspreservation.org)

An Equal Opportunity Employer



December 28, 2010

Mr. Dallan C. Wordekemper  
Federal Preservation Officer  
CPM, Real Estate Specialist  
Facilities  
United States Postal Service  
4301 Wilson Boulevard  
Suite 300  
Arlington, VA 22203-1861

Dear Mr. Wordekemper:

I am enclosing a copy for your files of the National Register of Historic Places nomination for the Lake Village Commercial Historic District in Lake Village, Chicot County, Arkansas. The historic district includes the Lake Village Post Office.

If you have any questions or need any other information, feel free to give me a call at (501) 324-9787 or E-mail me at [Ralph@arkansasheritage.org](mailto:Ralph@arkansasheritage.org).

Sincerely,

Ralph S. Wilcox  
National Register and Survey Coordinator  
Arkansas Historic Preservation Program

RSW:rsw

Enclosure

cc: Ms. Carol Shull, Chief of Registration, National Park Service

