

United States Department of the Interior  
National Park Service

# National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.



### 1. Name of Property

Historic name: Columbia Historic District II (Boundary Increase II and Boundary Decrease)

Other names/site number: Heinitsh House

Name of related multiple property listing:  
N/A

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

### 2. Location

Street & number: 1328 Blanding Street

City or town: Columbia State: SC County: Richland

Not For Publication:  Vicinity:

### 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:

\_\_\_ A \_\_\_ B x C \_\_\_ D

<u>Elizabeth M. Johnson</u>	<u>8/22/2018</u>
Signature of certifying official/Title:	Date
Elizabeth M. Johnson, Deputy State Historic Preservation Officer	
_____ State or Federal agency/bureau or Tribal Government	

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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): boundary changes accepted



Signature of the Keeper

10/2/18

Date of Action

#### 5. Classification

##### Ownership of Property

(Check as many boxes as apply.)

- Private:
- Public – Local
- Public – State
- Public – Federal

##### Category of Property

(Check only one box.)

- Building(s)
- District
-

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Site

Structure

Object

**Number of Resources within Property**

(Do not include previously listed resources in the count)

Contributing

Noncontributing

1

buildings

sites

structures

objects

Total

Number of contributing resources previously listed in the National Register 113

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

DOMESTIC/single dwelling

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Current Functions**

(Enter categories from instructions.)

COMMERCE/TRADE/professional

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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## 7. Description

### Architectural Classification

(Enter categories from instructions.)

LATE VICTORIAN/Italianate

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**Materials:** (enter categories from instructions.)

Principal exterior materials of the property:

Foundation: Stucco/Brick

Walls: Metal (Aluminum)

Roof: Metal (Tin)

Other: Chimneys: Brick, Porch: Wood, Stucco/Brick

### Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

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### Summary Paragraph

Columbia Historic District II, listed in the National Register of Historic Places in May 1971 and expanded in June 1982, includes 113 properties. The district is primarily residential in character and includes residences from 1818 through c.1935. The buildings within the district represent a number of different architectural styles and forms, with most of the houses dating from the early 20<sup>th</sup> century, among a smaller number of late 19<sup>th</sup> century houses. A handful of landmark buildings date from the antebellum period. The purpose of this amendment is to enlarge the boundaries of the district to include the Heinitsh House at 1328 Blanding Street, which contributes to the architectural significance of the existing district. This amendment also includes a boundary decrease, to account for the relocation of the house at 1316 Blanding Street, which was moved to a new location outside the district in 1984.

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## Narrative Description

### **1328 Blanding Street – Heinitsh House (c.1872, c.1904)**

The Heinitsh House, located at 1328 Blanding Street, is a towered-style Italianate house built c.1872, with major alterations and an addition constructed c. 1904. The house sits on a slightly raised stuccoed brick foundation. The roof is covered with pressed metal shingles. Two brick interior chimneys, topped with corbels, protrude from the roof. A central tower projects slightly from the near-symmetrical front façade. The tower and the west half of the façade are original to the c.1872 house. The eastern section was added c.1904 to fill the space between the front façade and the rear ell, thus accounting for the slightly smaller size of this portion of the façade. The full-width front porch features chamfered posts atop small piers. The large, arched front entry is centered and recessed within the projecting tower. The front entry is flanked on either side by two full-length four-over-six windows. The second level features standard-sized two-over-two windows that correspond to the first-floor window placement and a set of paired arch windows, which are one-over-one. The third-floor tower face features four louvered vents and is topped by a hipped roof. The west elevation (fronting Marion Street) is largely unchanged from its original c.1872 appearance, with the exception of the rear second-floor addition. This elevation features two bay windows on the first floor, with a set of three arched windows on the second floor above the central bay window. There is a small side-entry porch on the north end, with porch supports matching the front porch and a single-entry door featuring sidelights and a transom. The east elevation also features a bay window on the first floor, with a pair of arched windows on the second floor.

### **Integrity**

The first documentation of the house is an 1872 bird's eye map. The view of the map is to the northeast, so the rear (south) and west elevations are visible. The map shows a two-story asymmetrical house with a cross-gabled roof and a three-story tower projecting from the center of the front elevation. The Heinitsh House largely retained this appearance through at least 1898, as the Sanborn Map from that year also shows a two-story asymmetrical house with a three-story tower, and a wrap-around front porch extending from the east side of the front elevation and curling around the projecting tower.

Between 1898 and 1904, the Heinitsh House underwent substantial changes. The wrap-around porch became a full-width front porch as an addition to the northwest corner was constructed, creating a near-symmetrical façade. A bay window was also added on the first floor of the west elevation. The roof was also changed from a cross-gabled roof to a hipped roof, subsuming the rear portion of the tower. The form of the house was essentially converted to an American four-square form, but the building retained its Italianate style through its bay windows, chamfered porch posts, and the arched windows and front door. The rear section of the building was originally one story, but a second story was eventually added. The date of this rear addition is unclear, as it does not appear on any Sanborn Maps. Though this would suggest it is a post-

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1950 addition, the design of the windows and the continuity of the metal roof shingles suggests it is an earlier addition and its absence on the 1950 Sanborn is in error. Regardless, the addition is at the rear and does not substantially change the character or massing of the house. The building remains largely unchanged from its early 20<sup>th</sup> century appearance, except for the addition of aluminum siding over the original wood clapboard. Despite the aluminum siding, the character-defining architectural features of the building are still apparent. The building retains integrity from c.1904, within the period of significance for the district.

**1316 Blanding Street (c.1880) – Relocated to 1921-A Pickens Street (1984)**

A one-story Folk Victorian residence on a raised foundation, built c.1880. This house was included in the inventory of contributing buildings for the 1982 Boundary Increase for Columbia Historic District II as #94. The house was relocated in 1984 to 1921-A Pickens Street, outside the boundary of the existing district. The property at 1316 Blanding Street is now occupied by a parking garage and no longer contributes to the district. Therefore, the district boundary is being amended to exclude the former site of this house.

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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.)

- 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

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**Areas of Significance**

(Enter categories from instructions.)

ARCHITECTURE  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Period of Significance**

1818-c.1935  
\_\_\_\_\_  
\_\_\_\_\_

**Significant Dates**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Significant Person**

(Complete only if Criterion B is marked above.)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Cultural Affiliation**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Architect/Builder**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



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**Statement of Significance Summary Paragraph** (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

Columbia Historic District II was listed in the National Register of Historic Places in 1971 and was expanded to a total of 113 properties in 1982. Both the original nomination and the 1982 boundary increase cite the architectural importance of the buildings in this district. Specific buildings within the district are significant under Criterion A for political, military, and religious history, but the majority of district contributors are significant under Criterion C for architecture. The district's architecture reflects over a century of development in Columbia, with the majority of houses dating from the early 20<sup>th</sup> century. The period of significance for the district is 1818 to c.1935, representing the oldest (Hampton-Preston House) and newest (1401 Calhoun Street) contributing buildings within the district. The purpose of this amendment is to enlarge the boundaries of the district to include the Heinitsh House at 1328 Blanding Street, an Italianate residence built c.1872, with significant additions c.1904. The Heinitsh House contributes to the architectural significance of the existing historic district as an example of Italianate architecture. Changes to the building c.1904 reflect shifts in architectural tastes at the turn-of-the-century, but retained the Italianate style of the building. The late 19<sup>th</sup> and early 20<sup>th</sup> century Italianate architecture of the Heinitsh House is consistent with the other buildings listed in the historic district. This amendment also includes a boundary decrease, to account for the relocation of the house at 1316 Blanding Street, which was moved to a new location outside the district in 1984.

**Narrative Statement of Significance** (Provide at least **one** paragraph for each area of significance.)

**Criterion C: Architecture (Italianate)**

The Heinitsh House, located at 1328 Blanding Street, is an example of Italianate architecture, a style that is relatively rare within the state of South Carolina. The house represents the evolving architectural tastes of the upper-middle class from the late nineteenth century and into the early twentieth. Although the house was changed significantly in the early 1900s, it retains its Italianate character and continues to represent this architectural style. In a historic district dominated by residences built between 1880 and 1930, the early 20<sup>th</sup> century alterations of the house reflect an architectural shift away from the asymmetry and ornate detailing of the Victorian period, bridging the gap between the 19<sup>th</sup> and 20<sup>th</sup> centuries.

The Italianate style was very common in American residential architecture in the mid- and late-19<sup>th</sup> century. The stylistic informality of Italianate architecture was part of the push-back against the long reign of Classicism. Italianate houses are typically two or three stories tall with low-pitched roofs and wide eaves with decorative brackets. Windows in these houses tend to be tall and narrow, and are often arched and topped by hood molds. Towers or cupolas are also common

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to Italianate design.<sup>1</sup> Several contributing houses within the existing district (including 1430 Richland Street and 1315, 1327, 1532, 1534, and 1315 Blanding Street) exhibit Italianate influence in the design of their porch supports and the use of bracketed eaves. The 1982 boundary increase for the district discusses the houses from this period, stating: “The surviving buildings of the later nineteenth century demonstrate the architectural modes of the era with heavy dependence on sawn ornament, picturesque eclecticism, and asymmetry.”<sup>2</sup> The Queen Anne and Italianate architectural styles exemplify the type of house described above, and the Heinitsh House clearly fit this mold when it was constructed c.1872. Although changes in the early 20<sup>th</sup> century de-emphasized the tower and attempted to make the façade symmetrical, many of the building’s Italianate details continue to shine through. The arched windows and front entry, chamfered porch posts, and bay windows are all typical elements of the Italianate style. Furthermore, the c. 1904 alterations to the building are indicative of changing architectural tastes from 1900 to 1930. The informal and asymmetrical massing of the Heinitsh House was reworked into a residence that strongly resembles an American four-square house. This house form was extremely popular in urban America during the first three decades of the 20<sup>th</sup> century. American four-squares are two-story houses with four rooms on each floor, a full-width front porch, and a pyramidal roof, typically with a centered dormer. It was common for elements from the popular architectural styles of the period to be applied to the four-square form.<sup>3</sup> Rather than fully remaking the Heinitsh House, the owners opted to retain many of the Italianate features while updating the exterior form of the house to more closely resemble the popular and modern form of the American four-square. Ultimately the Heinitsh House, like the historic district itself, is a product of both the late 19<sup>th</sup> century and the early 20<sup>th</sup> century, representing the continuing evolution of the Columbia Historic II from one century to the next.

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**Developmental history/additional historic context information** (if appropriate)

**Heinitsh Family**

1328 Blanding was home to three generations of prominent pharmacists. Built by Dr. Heber Heinitsh, the home passed to his son, Dr. Edward Heinitsh, and eventually Dr. William Heinitsh, who opened a drug store on the 1900 block of Main Street in Columbia.<sup>4</sup> Dr. William Heinitsh was responsible for establishing multiple drugstores and pharmacies throughout Columbia, including Heinitsh’s Drugstore, Elmwood Pharmacy, and Palmetto Pharmacy, among others. The building was the home of the Heinitsh family for over sixty-five years until Dr. William Heinitsh’s death in 1937.

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<sup>1</sup> Virginia Savage McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 2014), 282-302.

<sup>2</sup> John Wells, Mary Watson, Suzanne Pickens Wylie, Elizabeth Mallin, Jill Kemmerlin, and Martha Walker Fullington, “Columbia Historic District II (Boundary Increase),” National Register of Historic Places Inventory/Nomination Form, South Carolina Department of Archives and History, Columbia, August, 28 1982.

<sup>3</sup> McAlester, *A Field Guide to American Houses*, 146.

<sup>4</sup> “Dr. William Heinitsh Dies in Florida,” *The State*, July 29, 1937.

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## 9. Major Bibliographical References

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

Drie, C. N. Bird's eye view of the city of Columbia, South Carolina. Baltimore, 1872. Map.  
<https://www.loc.gov/item/75696568/>.

“Dr. William Heinitsh Dies in Florida.” *The State*, July 29, 1937.

McAlester, Virginia Savage. *A Field Guide to American Houses*. New York: Alfred A. Knopf, 2014.

McGrath, Dollie. “Columbia Historic District II.” National Register of Historic Places Inventory/Nomination Form. South Carolina Department of Archives and History, Columbia, May 6, 1971.

Wells, John, Mary Watson, Suzanne Pickens Wylie, Elizabeth Mallin, Jill Kemmerlin, and Martha Walker Fullington. “Columbia Historic District II (Boundary Increase).” National Register of Historic Places Inventory/Nomination Form. South Carolina Department of Archives and History, Columbia, August 28, 1982.

Sanborn Fire Insurance Maps. Columbia, Richland County, South Carolina, 1898, 1904, 1910, 1918, 1919, 1950.

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**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):** \_\_\_\_\_

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## 10. Geographical Data

**Acreeage of Property** .19

Use either the UTM system or latitude/longitude coordinates

### Latitude/Longitude Coordinates (decimal degrees)

Datum if other than WGS84: \_\_\_\_\_

(enter coordinates to 6 decimal places)

- |                            |                          |
|----------------------------|--------------------------|
| 1. Latitude: 34° 0'31.57"N | Longitude: 81° 2'0.25"W  |
| 2. Latitude: 34° 0'30.88"N | Longitude: 81° 1'59.94"W |
| 3. Latitude: 34° 0'30.60"N | Longitude: 81° 2'1.21"W  |
| 4. Latitude: 34° 0'31.26"N | Longitude: 81° 2'1.43"W  |

**Or**

### UTM References

Datum (indicated on USGS map):

NAD 1927 or  NAD 1983

- |          |           |           |
|----------|-----------|-----------|
| 1. Zone: | Easting:  | Northing: |
| 2. Zone: | Easting:  | Northing: |
| 3. Zone: | Easting:  | Northing: |
| 4. Zone: | Easting : | Northing: |

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

The boundary increase to the district is bounded by S. Main Street to the east and W. Market Street to the north. The boundary increase encompasses tax parcel R09014-05-12. The boundary of the proposed area being added to Columbia Historic District II corresponds to the blue line and shaded area on the existing National Register map for Columbia Historic District II. The boundary decrease corresponds to the red shaded area on the same.

**Boundary Justification** (Explain why the boundaries were selected.)

The boundary increase encompasses the Heinitsh House located at 1328 Blanding Street, which has historical significance within the areas and period of significance for the existing Columbia Historic District II. The boundary increase is immediately adjacent to the existing boundary of Columbia Historic District II, bordering the current boundary along Blanding Street to the north. The boundary decrease is the former lot at 1316 Blanding Street, which was the site of a contributing building until 1984. The contributing building was relocated outside the district in 1984 and a parking garage was built on the lot and adjacent properties. Therefore, 1316 Blanding Street is being removed from the boundary of the historic district.

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### 11. Form Prepared By

name/title: Jane Campbell w/SHPO assistance  
organization: \_\_\_\_\_  
street & number: 401 Laurel Hill Lane  
city or town: Columbia state: SC zip code: 29201  
e-mail janecampbell615@gmail.com  
telephone: (540) 226-5911  
date: June 1, 2018

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### Additional Documentation

Submit the following items with the completed form:

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

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### Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

### Photo Log

Name of Property: Heinitsh House

City or Vicinity: Columbia

County: Richland State: SC

Photographer: Janie Campbell

Date Photographed: 8/19/2017

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

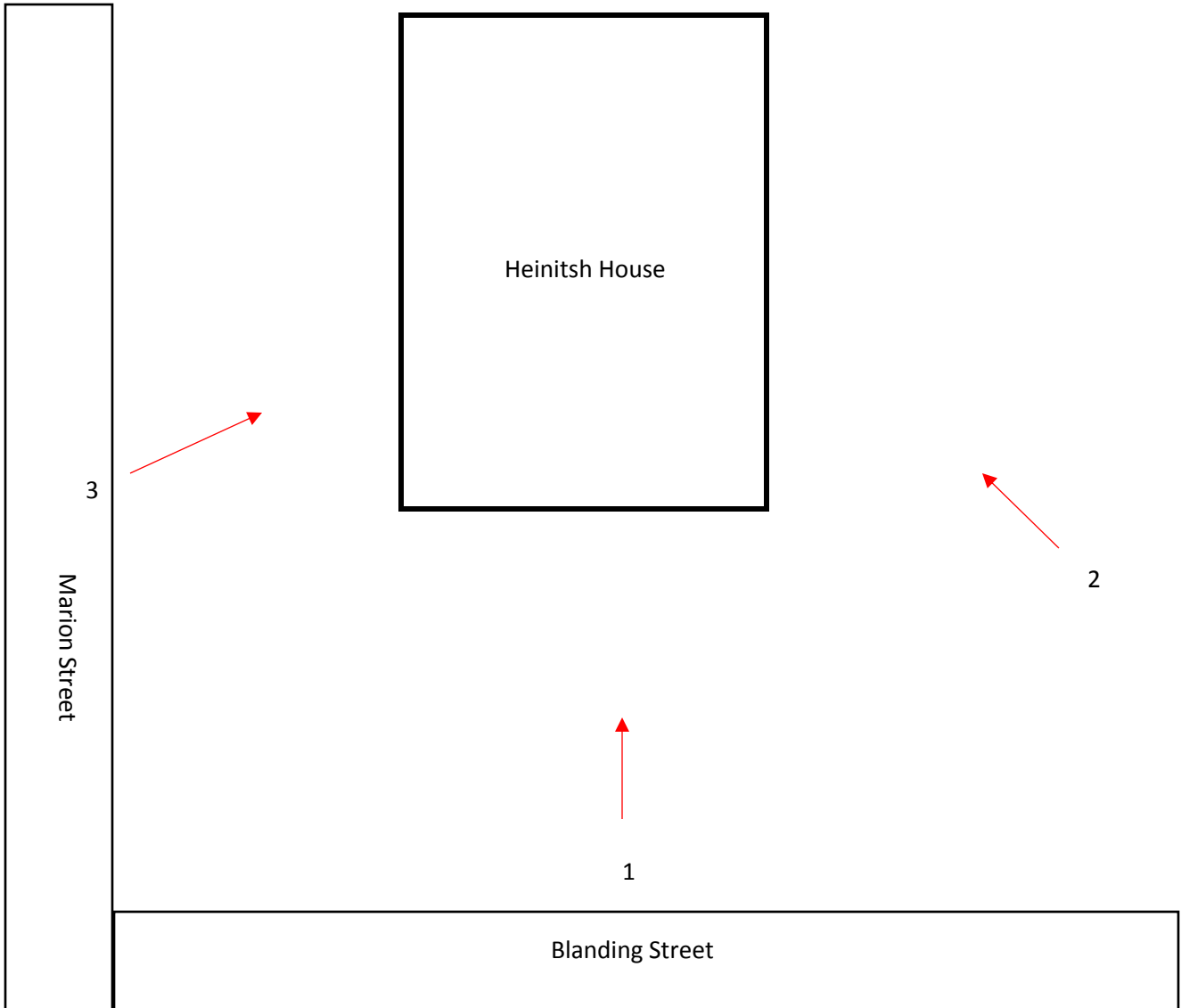
1 of 3	North façade
2 of 3	West elevation
3 of 3	East elevation

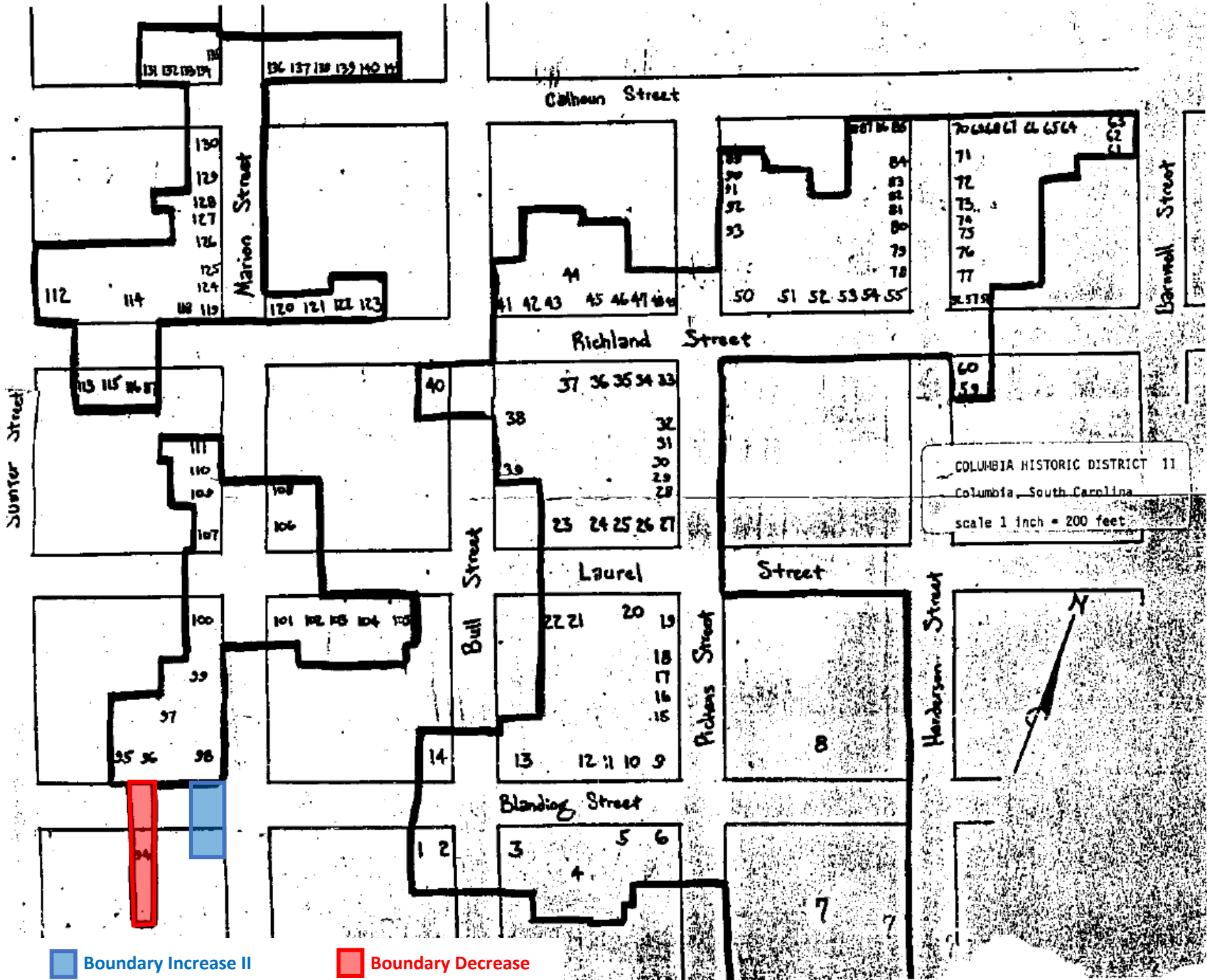
**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.



\*Not drawn to scale









1328

1328

ACU









UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

Requested Action: Boundary Update

Property Name: Columbia Historic District II (Boundary Increase II and Boundary Decrease)

Multiple Name: \_\_\_\_\_

State & County: SOUTH CAROLINA, Richland

Date Received: 8/24/2018      Date of Pending List: 9/14/2018      Date of 16th Day: 10/1/2018      Date of 45th Day: 10/9/2018      Date of Weekly List: \_\_\_\_\_

Reference number: BC100003002

Nominator: State

Reason For Review:

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

Accept       Return       Reject      10/2/2018 Date

Abstract/Summary Comments: The boundary increase now includes the property located at 1328 Blanding Street and revises the boundary to exclude the property at 1316 Blanding Street, which has since been moved out of the historic district.

Recommendation/ Criteria: NR Criterion C.

Reviewer: Lisa Deline      Discipline: Historian

Telephone: (202)354-2239      Date: 10/2/18

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.





August 22, 2018

Dr. Julie Ernstein  
Deputy Keeper of the National Register of Historic Places  
National Register of Historic Places  
1849 C Street NW, Mail Stop 7228  
Washington, DC 20240

Dear Dr. Ernstein:

Enclosed is the National Register nomination for the Columbia Historic District II (Boundary Increase II and Boundary Decrease) in Columbia, Richland County, South Carolina. The nomination was approved by the South Carolina State Board of Review as eligible for the National Register of Historic Places under Criterion C at the local level of significance. We are now submitting this nomination for formal review by the National Register staff. The enclosed disk contains the true and correct copy of the nomination for the Columbia Historic District II (Boundary Increase II and Boundary Decrease) to the National Register of Historic Places.

If I may be of further assistance, please do not hesitate to contact me at the address below, call me at (803) 896-6182, fax me at (803) 896-6167, or e-mail me at [efoley@scdah.sc.gov](mailto:efoley@scdah.sc.gov).

Sincerely,

A handwritten signature in blue ink, appearing to read "Ehren Foley", is written over a faint, larger blue signature graphic.

Ehren Foley  
Historian and National Register Coordinator  
State Historic Preservation Office  
8301 Parklane Rd.  
Columbia, S.C. 29223