

United States Department of the Interior
National Park Service

For NPS use only

National Register of Historic Places
Inventory—Nomination Form

received FEB 22 1984

date entered MAR 6 1986

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

Substantive Review

1. Name

historic Imperial Granum-Joseph Parker Buildings

and or common Del Monico Building

2. Location

street & number 47 and 49-51 Elm Street not for publication

city, town New Haven N/A vicinity of

state Connecticut code 09 county New Haven code 009

3. Classification

| Category | Ownership | Status | Present Use | |
|---|---|---|--|--|
| <input type="checkbox"/> district | <input type="checkbox"/> public | <input checked="" type="checkbox"/> occupied | <input type="checkbox"/> agriculture | <input type="checkbox"/> museum |
| <input checked="" type="checkbox"/> building(s) | <input checked="" type="checkbox"/> private | <input type="checkbox"/> unoccupied | <input checked="" type="checkbox"/> commercial | <input type="checkbox"/> park |
| <input type="checkbox"/> structure | <input type="checkbox"/> both | <input type="checkbox"/> work in progress | <input type="checkbox"/> educational | <input type="checkbox"/> private residence |
| <input type="checkbox"/> site | Public Acquisition | Accessible | <input type="checkbox"/> entertainment | <input type="checkbox"/> religious |
| <input type="checkbox"/> object | <input type="checkbox"/> in process | <input checked="" type="checkbox"/> yes: restricted | <input type="checkbox"/> government | <input type="checkbox"/> scientific |
| | <input type="checkbox"/> being considered | <input type="checkbox"/> yes: unrestricted | <input type="checkbox"/> industrial | <input type="checkbox"/> transportation |
| | N/A | <input type="checkbox"/> no | <input type="checkbox"/> military | <input type="checkbox"/> other: |

4. Owner of Property

name Ernest R. DelMonico

street & number 25 Round Hill Road

city, town North Haven N/A vicinity of state Connecticut

5. Location of Legal Description

courthouse, registry of deeds, etc. Kennedy Mitchell Hall of Records

street & number 200 Orange Street

city, town New Haven state Connecticut

6. Representation in Existing Surveys

title State Register of Historic Places has this property been determined eligible? yes no

date 1983 federal state county local

depository for survey records Connecticut Historical Commission, 59 South Prospect Street

Hartford Connecticut

7. Description

Condition

excellent
 good
 fair

deteriorated
 ruins
 unexposed

Check one

unaltered
 altered

Check one

original site
 moved date _____

Describe the present and original (if known) physical appearance

The Imperial Granum-Joseph Parker Buildings are located in New Haven, Connecticut, on the north side of Elm Street, at the corner of Orange Street, one block east of the New Haven Green. The Imperial Granum Building (47 Elm Street) has a cast-iron facade and the Joseph Parker Building (49-51 Elm Street) is brick and polychromatic masonry. The late Victorian commercial structures are in a section of New Haven included in the original town plan of nine squares, which, though formerly residential, became commercial in the third quarter of the nineteenth century.

Imperial Granum Building

The Imperial Granum Building, built in an elaborate Renaissance Revival style, retains its original three-bay cast-iron facade. At the street level, the central bay contains a double wooden door, with plate-glass windows in the outer bays. These are separated by fluted Corinthian columns whose design appears shortened when it reappears on the upper floors. Pilasters that are found on each end of the street level of the facade are also repeated on the upper floors. On the base of the pilaster on the left is the casting of the name of the foundry: J. B. and J. Cornell, 181 Center Street, New York City. The entrance is two steps above the sidewalk. Below the sill of the second story is a denticulated string course and a frieze of curvilinear design. Each of the top three floors of this four-storied building has a segmented arched window with two-over-two sash in each bay. The windows are decorated with molded archivolt with keystone. The stories are separated from each other by a string course decorated with dentil and crown molding. The string course runs the length of the facade, terminating as symmetrical enlarged elements that serve as both the capital of the pilaster below and the base of the pilaster above. The string course and the curved Renaissance-style arches of the windows attenuate the vertical feeling imparted by the columns and pilasters. (See Photograph 1.) The facade is sound and in fine condition. An elaborate cornice surmounts the facade. The cornice is supported by brackets punctuated with floral rondels and is framed by a pair of consoles. The consoles are continued down the facade as the pilasters. The cornice is separated from the topmost story by a frieze whose three middle rondels are aligned with the center of the three bays.

The rest of the Imperial Granum Building is a masonry structure with load-bearing brick walls and a shed roof. The west elevation is a party wall, twice as thick as any other, indicating that the Imperial Granum and Joseph Parker Buildings were constructed separately. However, there is a shared staircase within the wall for use by both buildings. In 1945, however, the two buildings came under single ownership, and in 1946 they were altered to create one building with a common interior staircase. Each side of the upper levels were joined by breaking through the brick party walls (New Haven Building Department, 1945, Permit #32444).

The east elevation sidewall is of unarticulated brick with eleven irregular window openings. Some windows are boarded from the inside. The wall was used for advertising by the Imperial Granum Company as late as 1916. The company had its traditional advertisement painted directly upon the brick. (See Photograph 2.) The north elevation is also unarticulated brick. The first floor has a small ell. The second floor has three six-over-six windows. The third and fourth floors have two six-over-six windows and a fire door. The attic has two windows and a fire door below a simple cornice of three bands of brick topped by painted wood trim.

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New Haven, Connecticut Item number 6

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Title: New Haven Historic Resources Inventory Volume Number III Phase I

Date: 1981 state/local

Depository for
Survey Records: City Plan Department Library
157 Church Street
New Haven, Connecticut

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The interior of the Imperial Granum Building has open floors typical of wareroom storage facilities of the late nineteenth century. The rooms were mostly of exposed brick, but some painted wainscoting was added in the 1940s on the fourth floor. There is little trim, and few moldings or decorations. Some ceilings are sheathed in painted vertical boards. (See Photograph 3.)

Joseph Parker Building

The Joseph Parker Building is a four-and-one-half-story polychromatic masonry structure (south and west elevations). There is a square tower at the northwest corner and a party wall to the east which connects it to the Imperial Granum Building. The decorated south side and west elevation are in their original condition on all but the ground floor. The ground floor of the south elevation has a twentieth-century storefront with an aluminum fascia and large glass bays. The non-historic storefront extends about four feet forward of the upper stories. (See Photograph 1.) There are two doors in the storefront. The righthand door provides entry to the stairs in the party wall. The ground floor of the west elevation has masonry altered with red brick, two small display windows, and an aluminum frieze. The original second, third, and fourth floors have trabeated windows above which are pentagonal lintels with deeply carved rosettes and incised floral motifs. The windows on each floor are unified by horizontal bands of black and light grey stone sills and courses. The lintel of the uppermost story of the south facade and west elevation has a design that is different from that already described. Its rosette and floral tracery is not so deeply incised. The cornice has a deep overhang and elaborately carved brackets. On the south elevation the brackets alternate in size: one ends at the course and the other ends below it at the level of the brick. (See Photograph 1.) Between the brackets are denticulated molding and a semicircular fan. The cornice is approximately the same depth and height as the cornice of the Imperial Granum Building. The cornice on the west elevation is similar in design to that of the facade, but the pattern of large and small brackets differs. Instead of simple alternation, there are sets of two or three small brackets separated by one or two of the larger ones. (See Photograph 4.) At the northern end of the west elevation is a slightly recessed elevator tower that extends the building by one bay, to nine. The tower, one-story taller than the rest of the structure, has a cornice of similar design to that on the facade and west elevation. The arrangement of the brackets, however, is different and there are no fans. Each side has two central large brackets separated from a pair of large brackets at the corners by three small ones. (See Photograph 5.) The window design on the tower continues the grey and black stone banding, but the lintels are uncarved rectangles. The north elevation reveals two undecorated sides to the tower, six one-over-one windows with plain grey lintels, a firestairs, and an ell extension.

The interior of the Joseph Parker Building is very similar to that of the Imperial Granum Building. Warerooms have wood sheathing of vertical tongue and groove board. Some rooms have wainscoting. Some ceilings are wood. There are few moldings and virtually no decorations. (See Photograph 6.) The first and second floors have been the most extensively altered. The first is a retail shop, occupied by New Haven's only hatter, a business established in 1908. The second floor has had a few sheetrock walls framed

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in to create some divided office space. There are interior support columns. Those in the basement and on the first floor are fluted cast-iron with beaded capitals, and those in the upper stories are of plain wood.

8. Significance

| Period | Areas of Significance—Check and justify below | | | |
|---|--|---|---|--|
| prehistoric | <input type="checkbox"/> archeology-prehistoric | <input type="checkbox"/> community planning | <input type="checkbox"/> landscape architecture | <input type="checkbox"/> religion |
| 1400-1499 | <input type="checkbox"/> archeology-historic | <input type="checkbox"/> conservation | <input type="checkbox"/> law | <input type="checkbox"/> science |
| 1500-1599 | <input type="checkbox"/> agriculture | <input type="checkbox"/> economics | <input type="checkbox"/> literature | <input type="checkbox"/> sculpture |
| 1600-1699 | <input checked="" type="checkbox"/> architecture | <input type="checkbox"/> education | <input type="checkbox"/> military | <input type="checkbox"/> social/ |
| 1700-1799 | <input type="checkbox"/> art | <input type="checkbox"/> engineering | <input type="checkbox"/> music | <input type="checkbox"/> humanitarian |
| <input checked="" type="checkbox"/> 1800-1899 | <input checked="" type="checkbox"/> commerce | <input type="checkbox"/> exploration/settlement | <input type="checkbox"/> philosophy | <input type="checkbox"/> theater |
| <input checked="" type="checkbox"/> 1900- | <input type="checkbox"/> communications | <input type="checkbox"/> industry | <input type="checkbox"/> politics/government | <input type="checkbox"/> transportation |
| | | <input type="checkbox"/> invention | | <input type="checkbox"/> other (specify) |

Criteria A & C

Specific dates 1875, 1877 **Builder/Architect** attributed to:
 David R. Brown-Joseph Parker Building
 Rufus G. Russel-Imperial Granum Building

Statement of Significance (in one paragraph)

The Imperial Granum-Joseph Parker Buildings are excellent examples of two very different architectural styles in late nineteenth-century Victorian commercial structures. One of the few late Victorian Renaissance structures in New Haven, the Imperial Granum Building, so named for a patent medicine, has the city's only cast-iron facade. The Joseph Parker Building is the best surviving example of Victorian Gothic commercial architecture in New Haven (Criteria A and C).

Architecture

The Joseph Parker Building was constructed in 1875 and the Imperial Granum Building was built in 1877. There is evidence to believe that both were designed in the architectural office of Henry Austin, the most influential New Haven architect of his day. The Parker Building was perhaps the work of David R. Brown and the Imperial Granum Building is attributed to Rufus G. Russel.¹ Two early images of the building reveal that they shared some design elements. In an 1882 lithograph in the New Haven City Directory and in a circa 1900 photograph, the south elevations are identical in design at the street level. The relationship is strengthened by the existence of the party wall between the two, by the uniform height, and by the similarities in size and general shape of the cornice. The earlier image, the lithograph, shows a west elevation with eleven bays and no tower. (See Exhibits 2&3). There are no building permits on record to document that so major a change had been undertaken. Photographs from the late 1880s show the tower. It is used today as an elevator shaft. The photograph provides undeniable proof that the buildings shared common features.

The immediate area in downtown New Haven is rich in historic structures that span nearly two hundred years of history and urban design. In the late nineteenth century, when these structures were built, this area was dense with commercial properties, but none with such uniqueness of style remain. Polychromatic masonry was generally reserved for more public structures like Trinity Lutheran Church, one block north on Orange Street, designed in 1868 by David Hoadley, or the New Haven City Hall, designed in the same year by Henry Austin. The strength of the design of the Joseph Parker Building lies in the horizontal polychromed masonry banding on the west (Orange Street) and south (Elm Street) elevations. The masonry work is intact on all but the first floor. The design is enhanced by the carving in the pedimented lintels above the windows. The dominant design is of rosette and floral tracery. The building ranks as the most handsome Victorian Gothic commercial building in the city.

There were few structures erected in New Haven that used cast-iron, and 1877 is rather late for the style relative to New York or Chicago. Although first used in 1848, cast-iron became popular in the post-bellum years for it provided elaborately sculpted designs

1.

Attribution by Elizabeth Mills Brown in New Haven: A Guide to Architecture and Urban Design.

9. Major Bibliographical References

Atwater, Edward E., History of New Haven to the Present Time, 1638-1887,
New York, W.W. Russel and Company, 1887
Brown, Elizabeth Mills, New Haven: A Guide to Architecture and Urban Design,
New Haven, Yale University Press, 1976

10. Geographical Data

Acreage of nominated property less than one acre

Quadrangle name New Haven

Quadrangle scale 1:24000

UTM References

| | | | | | | | |
|---|-----------|---------------|----------------|---|------|---------|----------|
| A | <u>18</u> | <u>673880</u> | <u>4574760</u> | B | | | |
| | Zone | Easting | Northing | | Zone | Easting | Northing |
| C | | | | D | | | |
| E | | | | F | | | |
| G | | | | H | | | |

Verbal boundary description and justification

See continuation sheet

List all states and counties for properties overlapping state or county boundaries

state N/A code county code

state code county code

11. Form Prepared By

name/title Noel S. Heimer, Consultant - edited by John Herzan, National Register Coordinator

organization for owner: Ernest R. DelMonico

date December, 1983

street & number 56 Cold Spring Street

telephone 203-562-5718

city or town New Haven

state Connecticut

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature

title Director, Connecticut Historical Commission

date February 14, 1984

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Determined Eligible

DOE/OWNER OBJECTION

I hereby certify that this property is ~~included~~ in the National Register

Keeper of the National Register

date 4/6/84

Attest:

Entered in the
National Register

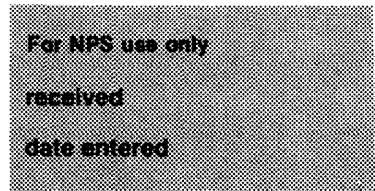
date 3/6/86

Chief of Registration

owner objection withdrawn JMM

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without the expense of masonry carving. However, in the essentially conservative climate of Congregationalist New Haven, the modern and decorative cast-iron never became popular. Hence, there is only one such building in town: Imperial Granum. Although New Haven had numerous foundries as part of its thriving carriage trade, it is not likely that any were manufacturing cast-iron building facades.¹ It is therefore not surprising that the manufacturer is a New York firm, J. B. and J. Cornell. The buildings occupy a corner parcel in a short commercial block one block east of the New Haven Green. A few commercial structures were erected between Church and State Streets after the Civil War. Also in the block are two- and three-story residences from earlier in the nineteenth century, and the Kellogg Building (1878), a red brick building at the State Street corner which acts to balance the blockface. While the Kellogg Building has both polychromatic and cast-iron elements, it lacks the unity found with each of the two facades at the corner near Orange Street. The facades of both the Imperial Granum and Joseph Parker Buildings are in good condition. The first floor of the Imperial Granum has its original cast-iron facade. The first floor of the Parker Building was altered in the 1940s and in the 1960s. An aluminum panelled frieze was attached between the first and second stories. A modern storefront with display windows was built on the first floor, and the walls and windows of the west elevation were altered using closely matching brick. (See Photograph 2.)

Commerce

The Joseph Parker Building was originally assigned numbers 25 and 27 Elm Street. The latter was the street level entrance, which was occupied by H. P. Hubbard International Newspaper Agency, a very heavy advertiser in the city directory between 1875 and the mid 1880s. Thanks to an advertisement, there is an early but possibly inaccurate lithograph of the Joseph Parker Building. (See Exhibit 2.) The upper stories were warerooms entered from number 25 and were originally occupied by Joseph Parker and Sons, a blotting paper manufacturer who had a mill on a stream in Westville, the western section of New Haven. Apparently, the firm needed the storage space in town. By 1889, Hubbard had moved to the Hoadley Building on Church Street, and by 1902, Parker and Sons had moved out of the upper floors.

The building known as Imperial Granum was not originally used by that firm, makers of a mail order remedial agent "in all diseases of the stomach and intestine." But, the structure had been built for Edward Heaton, who later was president of the company which produced this curious "registered medicinal food invented by an eminent chemist." It was one of many patent medicines that had become an obsession in America. Imperial Granum claimed a national distribution. The advertisement in Exhibit 4 was painted on the brick east elevation of the Imperial Granum Building for many years. The building, like its neighbor, contained both warehouse and office space.

1. According to the New Haven Directories of the period between 1875 and 1890, there were no companies listed that manufactured cast-iron facades in New Haven. The New York firm of J. B. and J. Cornell did advertise locally, and they did case a small storefront for the Kellogg Building, which is located on the east end of the same block as the Imperial Granum Building.

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Despite alterations on the first story of the Joseph Parker Building and a few substantial changes in the interior, the two structures retain their original scale, design, and artistic feeling. The contemporaneous exteriors, one with its unusual masonry design, and the other, with its unique well-preserved cast-iron facade, are a rich addition to the architecture of downtown New Haven.

History of the Site

The land upon which the buildings sit is a portion of the parcel of land owned by Theophilus Eaton (1591-1657), the first governor of the Connecticut colony (1639-1657), one of the original thirty eight grantees of the colony, and, with John Davenport, its co-founder. The site was located within the original town plan of New Haven, within the nine squares. (See Exhibit 1.) Eaton built for himself an E-shaped mansion, a crude drawing of which appeared in Lambert's History of the New Haven Colony of 1838. The house is also mentioned in Ezra Stiles' History of the Three Judges of King Charles I, and received more careful study in Isham and Brown's Early Connecticut Houses. The house had nineteen fireplaces and the furniture listed in Eaton's estate at the time of his death was valued at £1515. Tradition holds that two of the judges who sentenced King Charles to death and who had fled England after the Restoration were hidden in the Earon Home until led to a safer location in the hills west of New Haven by Eaton's son-in-law. After ownership by the Earons, the house was owned by several families, and no record of it appears after 1730. By 1784, Orange Street was put through the center of what had been the Earon parcel. In 1935, on the three-hundredth anniversary of the New Haven Colony, the site was commemorated by the placing of a plaque, which has since disappeared.

An account in the New Haven Colony Historical Society papers of 1907-08 cites the following reference to the Eaton House:

(Eaton) built on the north side of Elm about where the warehouse of Parker and Son now stands almost opposite John Davenport. In digging the cellar of the warehouse, traces of an ancient cellar were discovered.

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City of New Haven Land Records, 200 Orange Street, New Haven, Connecticut.

Journal Publishing Co., Meriden, Connecticut, 1902, map of New Haven, 1641.

Lee, Sandra, Cast Iron Building, Dept. of Art History, Yale University,
New Haven, Connecticut, a student paper.

New Haven Colony Historical Society Papers, 1907-1908, Tuttle, Morehouse,
and Taylor, New Haven, 1908.

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Please refer to Exhibit 5.

Boundary

This is the parcel of land at the northeast corner of the intersection of Orange and Elm Streets known as 47 and 49-51 Elm Street as described in Volume 336 page 245 and Volume 396 page 513, in the Land Records of the City of New Haven. It is bounded:

Southerly by Elm Street 51 feet, more or less;

Westerly by Orange Street 110 feet, more or less;

Northerly by land formerly of Charles Thompson, 57 feet, more or less;

and,

Easterly by land formerly of F.A. Curtiss, 107 feet, more or less.

Justification

This boundary describes the parcel occupied by the structures which are the subject of this nomination. There are city streets to the south and west, and other structures to the north and east.

SUPERIOR NUTRITION
THE LIFE

RELIABLE REMEDY
 AGAINST ALL DISEASES OF
 THE STOMACH AND INTESTINES.

IMPERIAL GRANUMA

REGISTERED JUNE 5 '77
 AS A MEDICINAL FOOD HAS ATTAINED THE REPUTATION OF BEING THE
 SAFEST AND BEST KNOWN IN THE WORLD

The preparation ever offered
 for sale has been more
 carefully prepared and thoroughly tested,
 and has met with a more welcome recep-
 tion and universal approval, or afforded
 more relief to invalids or to young and
 suffering children and aged persons.
 This has been confirmed by thousands of
 testimonials from chemists, physicians,
 heads of families and the
 press.

SOLD BY
DRUGGISTS

JOHN CARLE & SONS NEW YORK

1885

Exhibit 4
Imperial Granum Building
47 Elm St., New Haven, CT
Advertisement for Imperial
Granum from the New Haven
City Directory of 1885

Exhibit 1
Imperial Granum and Joseph
Parker Buildings
47 and 49-51 Elm Street, New
Haven, Connecticut
Map of New Haven in 1641,
showing the site of Eaton's
house.
From History of the Colony
of New Haven to its Absorp-
tion into Connecticut,
Edward E. Atwater, Journal
Publishing Co., 1902,
Meridan, CT

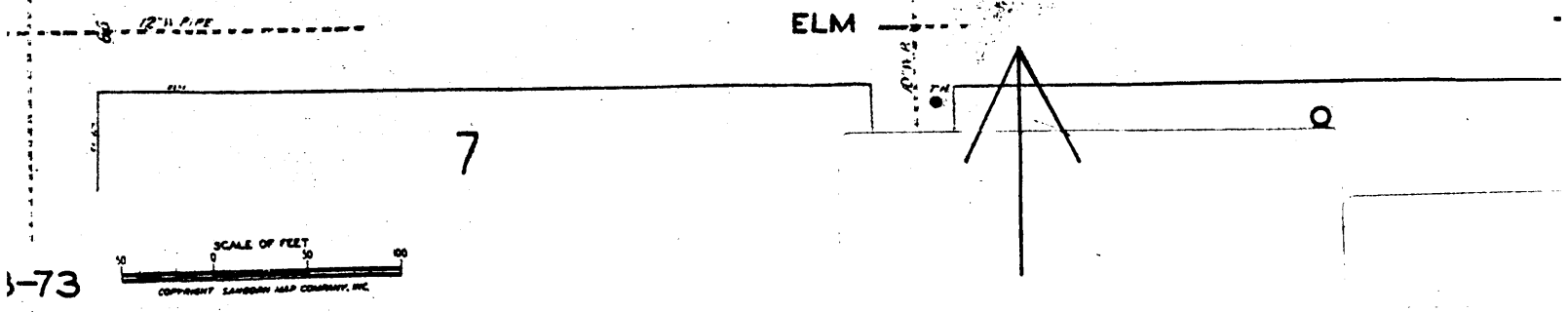
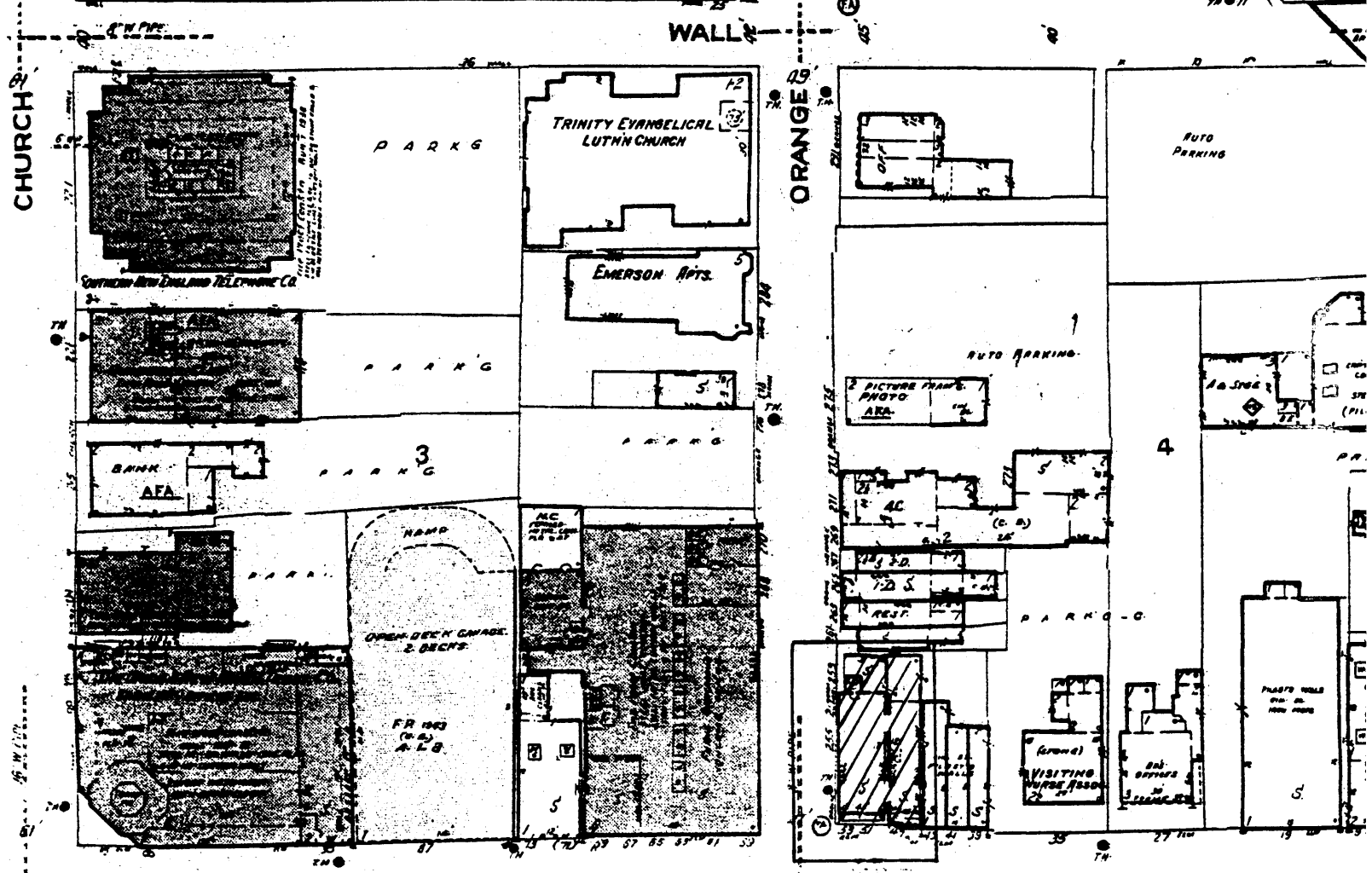
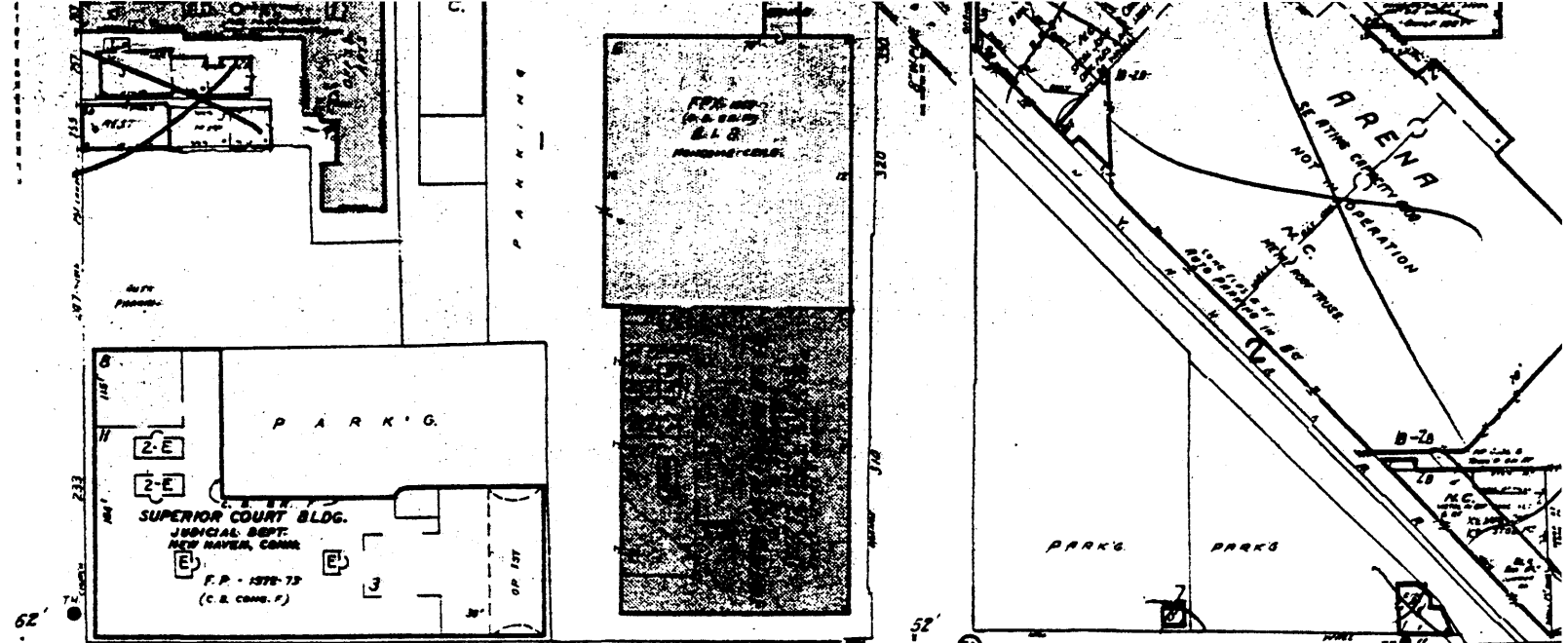


Exhibit 5

Imperial Granum and Joseph
Parker Buildings

47 and 49-51 Elm St., New
Haven, CT

Sanborn site map, showing
parcel size and location