

United States Department of the Interior
National Park Service

JAN 27 1994

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name W. D. Martinez General Merchandise Store/Benson Museum
other names/site number Ivey Building

2. Location

street & number 180 San Pedro Street not for publication
city, town Benson vicinity
state Arizona code AZ county Cochise code 003 zip code 85602

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u> </u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u> </u>	<u> </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u> </u>	<u> </u> structures
	<input type="checkbox"/> object	<u> </u>	<u> </u> objects
		<u>1</u>	<u> </u> Total

Name of related multiple property listing:
Historic Architectural Properties in the Benson, Arizona Survey Area
Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

JAMES G. ... AZSHPD 1/6/94
Signature of certifying official Date
ARIZONA STATE PARKS
State or Federal agency and bureau

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

Signature of commenting or other official Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this 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:) _____

Paul R. ... 3/11/94
Signature of the Keeper Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)

Department Store

Current Functions (enter categories from instructions)

Museum

7. Description

Architectural Classification
(enter categories from instructions)

Other (Isolated Commercial)

Materials (enter categories from instructions)

foundation concrete

walls concrete

roof metal

other

Describe present and historic physical appearance.

Summary: The W. D. Martinez General Merchandise Store/Benson Museum, built in 1921, is an isolated commercial building related to one of Benson's residential neighborhoods at the time Benson was developing into a secondary transportation and trade center for western Cochise County. Today, it is the site of The San Pedro Valley Arts and Historical Society Museum with permanent and temporary displays relating to Benson's history and the arts.

Location and Site: Located on the northwest corner of the intersection of San Pedro and East 5th Streets, the building occupies its original south fifty feet of lots 13, 14, 15 and 16 of Block 18 in the Town of Benson. The adjacent lot to the north, currently serving as a yard, has been added to the property. The building is south of a row of historic, wood frame houses and opposite a largely Hispanic neighborhood east of San Pedro Street.

Construction: The building is a rectangular, one-story structure of approximately 1,688 sq. ft. with a 100 sq. ft. addition (also dating back to the 1920s) to the rear. The foundations are concrete with slab on grade and the walls are 8" thick, poured, reinforced concrete sheathed with stucco. The roof is wood, trussed rafter framing at 3'-0" on center, sheathed with corrugated metal.

Original Appearance: The building's San Pedro Street facade, the gabled end, had a stepped parapet (typical of the historic era), a chamfered corner entry at the southeast corner with 10' high double, carved wooden doors, large fixed-pane, four-light storefront windows on either side of the entry and two-over-two double hung windows. A corrugated metal roofed, wrap-around porch on 4 x 4 posts served both major facades. The rear addition, which functioned as an office, was also of poured concrete and had a corrugated metal shed roof. The interior had jointed concrete flooring, a built-in display platform by the east storefront window and corrugated metal ceilings with redwood crown molding.

Current Appearance: Although the wrap-around porch is a recent replica of the original, the rear addition has tilted due to differential settlement and the building's function has changed, the W. D. Martinez General Merchandise Store/Benson Museum has experienced few alterations over the years. A new double French door has been added to the rear, the electricity has been upgraded, display lighting has been added, ceiling-mounted gas furnaces have replaced the original floor furnaces, and steel shutters have been mounted to protect exterior openings.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations (Exceptions) A B C D E F G

Areas of Significance (enter categories from instructions)

Period of Significance

Significant Dates

Architecture

1921-1942

1921

Cultural Affiliation
NA

Significant Person
NA

Architect/Builder
unknown

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

Significance: The W. D. Martinez General Merchandise Store/Benson Museum, built in 1921, is significant under National Register Criterion C for its architectural contribution to Benson, Arizona, a town developing into a secondary transportation and trade center at the time. One of Benson's historic structures with an unusual structural system, the W. D. Martinez General Merchandise Store was an isolated commercial building serving the largely Hispanic neighborhood to the east. In spite of its atypical structural system, its stepped-parapeted facade was typical of small commercial structures in America during the historic era.

Chain of Occupancy: William D. Martinez (1867-1932), born in Magdalena, Sonora, built the store in 1921 and leased it in June of that year to S. B. Moss. In January of 1922, Martinez sold the property to Albert Steinfeld & Co., a corporation of Tucson, Arizona. Albert Steinfeld was an immigrant from Germany who became one of the most successful merchants of the west. The property has also been owned by Joseph A. E. Ivey, Jr., who sold it to the San Pedro Historical Society Inc., the present owner, in March of 1983.

Integrity: Other than minor modifications to the building and its change of use, the W. D. Martinez General Merchandise Store/Benson Museum has a high degree of architectural integrity and remains an excellent example of the isolated commercial buildings which related to Benson's residential neighborhoods.

See continuation sheet

9. Major Bibliographical References

Pioneer Abstract Corp., Bisbee, Arizona. Abstract of Title and Supplemental Abstracts of Title to the South 50 Ft. of Lots... 13, 14, 15 & 16 in Block...18 of the Town of Benson in Cochise County...Arizona.

Tucson Citizen, November 8, 1932, obituary notice.

See continuation sheet

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

Specify repository:

San Pedro Arts and Historical Society Museum, Benson

10. Geographical Data

Acreage of property .114 acres

UTM References

A

1	2
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5	6	6	4	1	0
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3	5	3	6	8	4	0
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 Zone Easting Northing

C

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B

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 Zone Easting Northing

D

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See continuation sheet

Verbal Boundary Description

Boundaries for the building-occupied portion of the property are the same as those of tax parcel number 123-23-133 further described as the south 50' of lots 13, 14, 15 & 16 of Blk. 18, Benson. See accompanying Historic Resource Map.

See continuation sheet

Boundary Justification

See accompanying Historic Resource Map.

See continuation sheet

11. Form Prepared By

name/title Janet H. Strittmatter (Partner) date August 16, 1993
 organization Johns & Strittmatter Inc. telephone (602) 325-2591
 street & number 2960 N. Swan, #217 state Arizona zip code 85712
 city or town Tucson

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number Photos Page 1

THE FOLLOWING INFORMATION IS THE SAME FOR ALL PHOTOGRAPHS
ACCOMPANYING THIS NOMINATION:

- 1). W.D. Martinez General Merchandise Store/Benson Museum
- 2). Benson, Arizona
- 3). Janet Gibson
- 4). February 11, 1992
- 5). Johns & Strittmatter Inc.

INFORMATION FOR INDIVIDUAL PHOTOGRAPHS:

- 6). 3/4 view, facing northeast, of south facade
- 7). #1

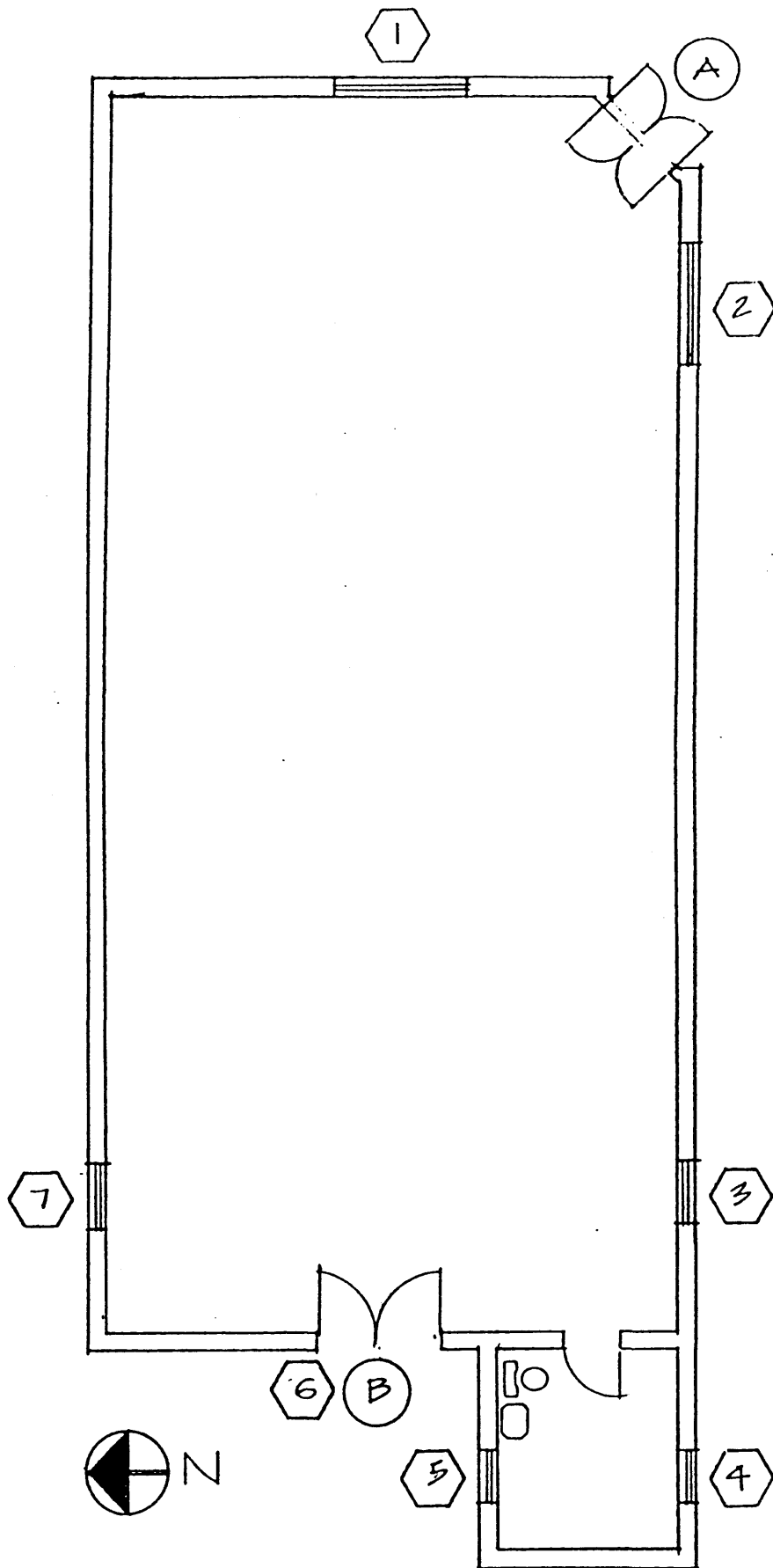
- 6). 3/4 view, facing northwest, of entry
- 7). #2

- 6). View facing east, of west facade
- 7). #3

- 6). View facing south, of addition
- 7). #4

- 6). View facing northeast, of porch
- 7). #5

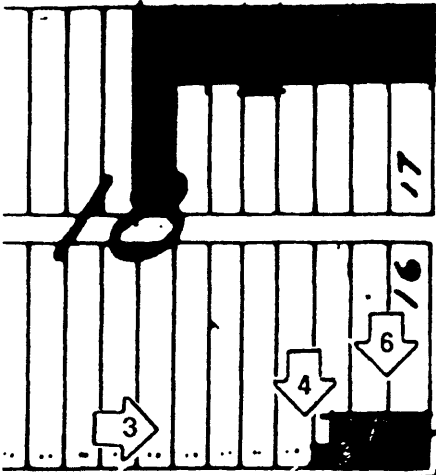
- 6). View facing south, of north facade
- 7). #6



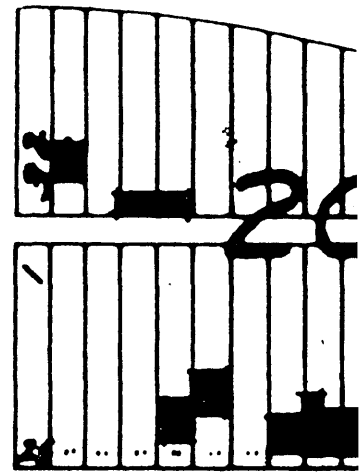
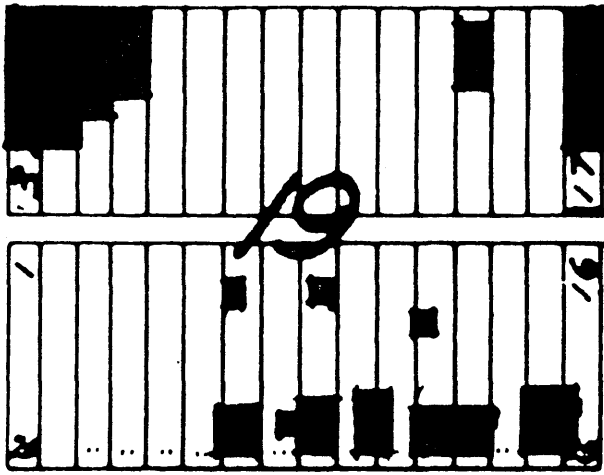
AS-BUILT FLOOR PLAN
 BENSON MUSEUM

1/8" = 1'-0"

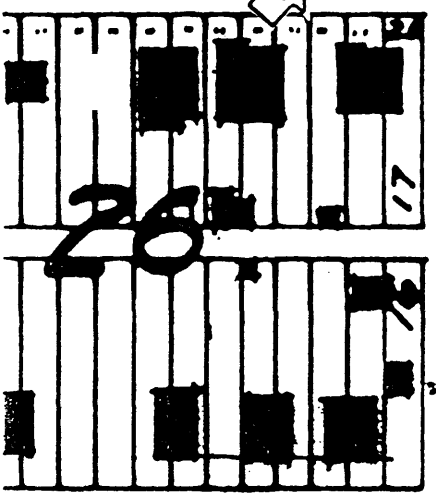
FOURTH ST.



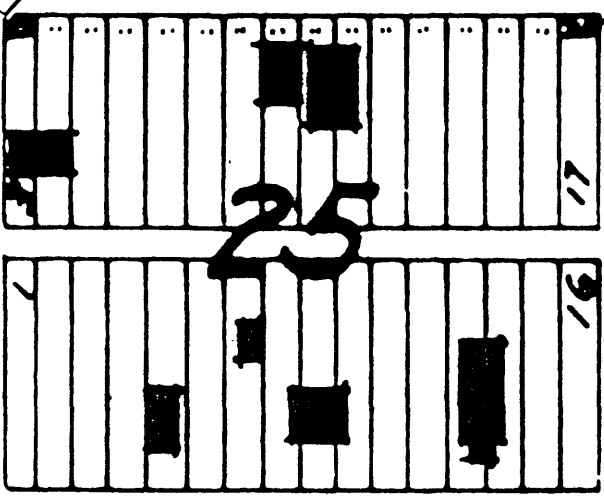
150' 20' 150' 50'



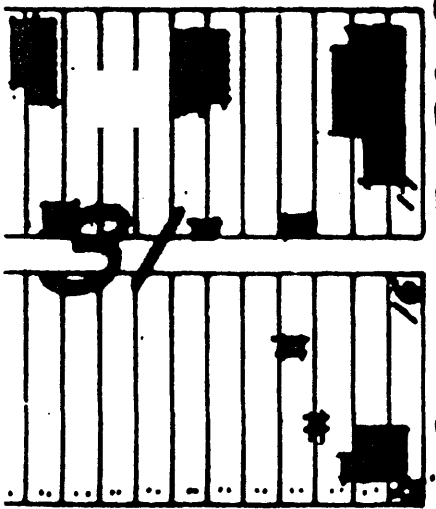
FIFTH



150' 20' 150' 0'

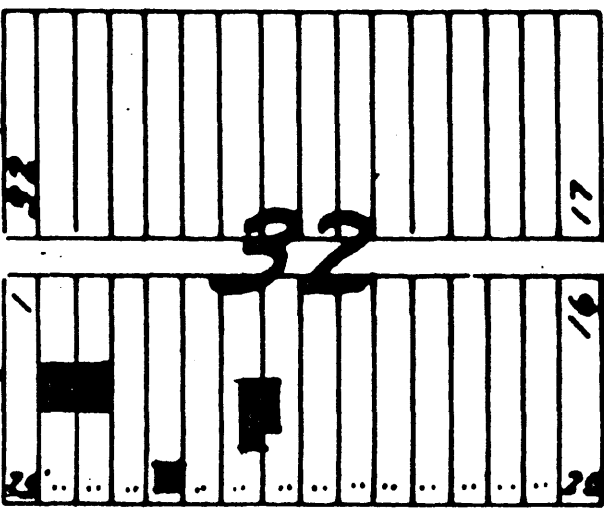


SIXTH ST.

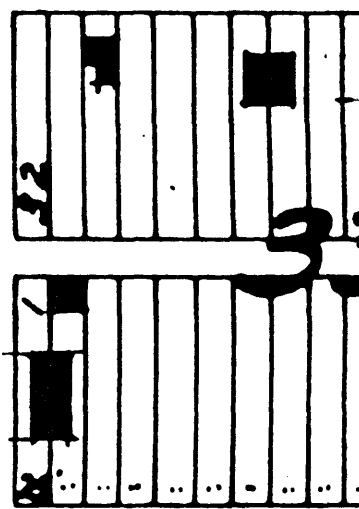


SAN PEDRO ST.

150' 20' 150' 60'



GILA ST.



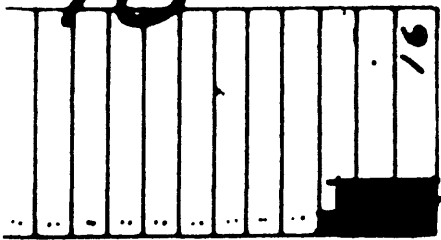
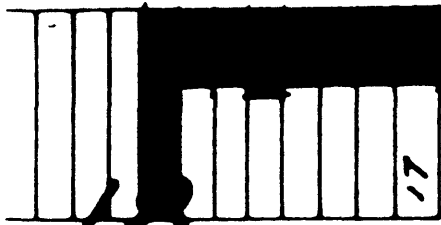
W. D. Martinez General Merchandise Store
180 San Pedro Benson Museum
Benson, Arizona



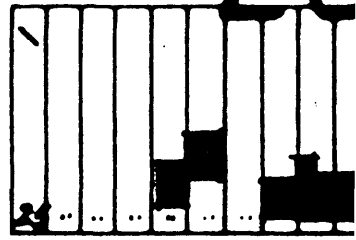
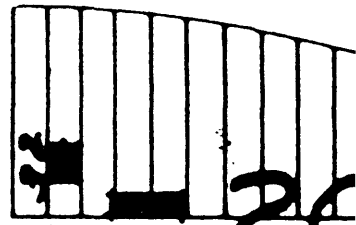
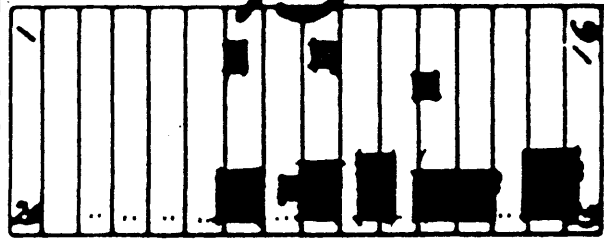
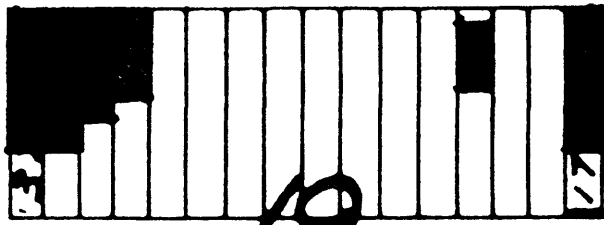
Photographic Views



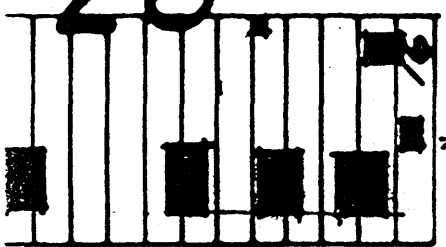
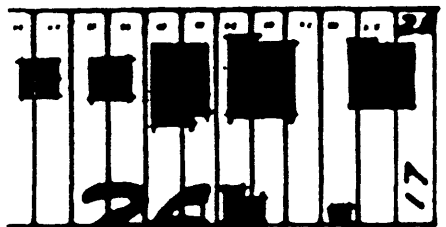
FOURTH ST.



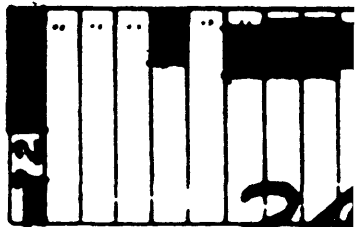
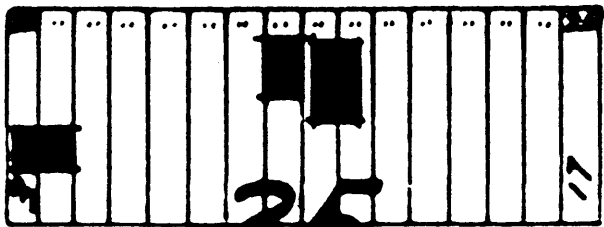
SAN PEDRO ST. 66' 150' 20' 150' 50'



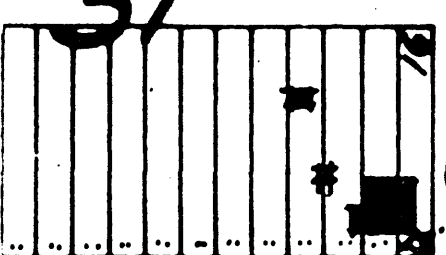
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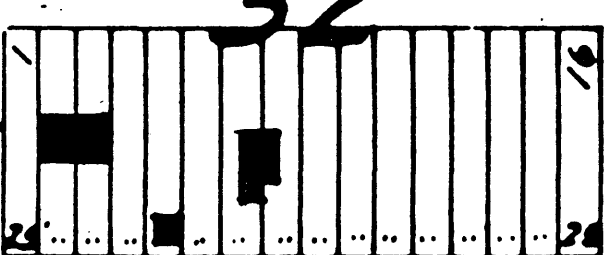
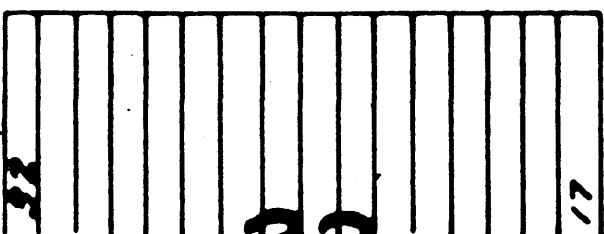
SAN PEDRO ST. 66' 150' 20' 150' 50'



SIXTH ST.



SAN PEDRO ST. 66' 150' 20' 150' 50'



GILA ST.



W. D. Martinez General Merchandise Store Benson Museum
180 San Pedro
Benson, Arizona