

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form



1. Name of Property

Historic name: High and Gay Streets Historic District

Other names/site number: N/A

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: Multiple Addresses (see continuation sheet with list of addresses and owners)

City or town: Columbus State: OH County: Franklin

Not For Publication: N/A Vicinity: N/A

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this X nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide X local
Applicable National Register Criteria:

X A ___ B X C ___ D

Barbara Power DSHPO Inventory & Registration December 27, 2013
Signature of certifying official/Title: _____ Date
Ohio Historic Preservation Office, Ohio Historical Society
State or Federal agency/bureau or Tribal Government

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

Signature of commenting official: _____ Date

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

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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:)

Joe Edson H. Beall
Signature of the Keeper

3.4.14
Date of Action

5. Classification

Ownership of Property

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

Category of Property

- Building(s)
- District
- Site
- Structure
- Object

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Number of Resources within Property

Contributing	Noncontributing	
<u>15</u>	<u>3</u>	buildings
<u> </u>	<u> </u>	sites
<u> </u>	<u> </u>	structures
<u> </u>	<u> </u>	objects
<u>15</u>	<u>3</u>	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions

commerce/trade – business, financial institution,
professional, specialty store

Current Functions

commerce/trade – business, professional,
specialty store, restaurant

7. Description

Architectural Classification

Late Victorian - Italianate
Late 19th and 20th Century Revivals – Classical Revival
Late 19th and 20th Century Movements – Commercial Style
Modern Movement – Art Moderne

Materials:

Principal exterior materials of the property:
brick, stone, terra cotta, glass

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Narrative Description

Summary Paragraph

The High and Gay Streets Historic District consists of 18 commercial buildings, ranging from two to ten stories in height; including a variety of architectural styles that represents the period of significance, including Italianate, early 20th century commercial, Classical Revival, Art Moderne, mid-century modern and vernacular; with shared party walls and common setbacks along the sidewalk and the prevalent use of brick, stone and terra cotta for the exterior cladding. The district is centered on North High Street, the principal north-south commercial corridor for the city of Columbus and Gay Street, one block north of the 100% corner of Broad and High streets (where the city's street numbering system begins).

High Street is a continuous commercial corridor for at least four miles south and 14 miles north of the intersection of Broad and High Streets. The nominated district is in the heart of downtown Columbus and its history and development reflect the city's commercial evolution for nearly a century from 1870 to 1964, a period that includes the date of the earliest building in the district to 1964, when Ohio Federal Savings and Loan completed its new two story bank building at 90 North High Street at the northern edge of the district. This bank was the last major building constructed in the district during the period when High Street downtown was the primary retail and banking area for the city of Columbus. By the mid-1960s, banking began its shift to Capital Square with the construction of the City National Bank at the intersection of Broad and Third Streets in 1965, followed by the Ohio National Bank across the street and at the same intersection in 1976. Retailing also began its shift to new suburban malls that were constructed in the late 1960s and 1970s and downtown was competing in a different way with fewer independent and chain retailers opening new businesses downtown.

The district is bounded by Wall Street on the west, Elm Alley on the North, Lynn Street on the east and Pearl Street on the south. The northwest quadrant (Gay Street, Wall Street, Elm Alley and High Street) was excluded because it is currently a parking lot. The one building in this excluded quadrant, the Rankin Building, is individually listed in the National Register (3/12/1982, #82003570).

The district evolved over a period of nearly 100 years and as a result many of the buildings combine architectural characteristics of different time periods. Those that date from the late 19th century typically retain upper story windows openings (most of the window sash have been replaced), decorative detailing and cornices, but all of the storefronts have been updated over time. Examples include the following: 50 North High (building #10), 20-24 East Gay Street (building #17) and 15-19 East Gay Street (building #18). The early 20th century buildings retain original materials, upper story window openings, and some decorative detailing. They, too, have had alterations that reflect owner and merchant efforts to keep up with changing trends in retailing and commercial architecture. Examples include 30 North High (building #5), 40 North High (building #7) and 50-52 North High (building # 10). Although a number of the contributing buildings have been altered over time, they still retain elements of their original design and some of the alterations were undertaken during the period of significance and have been part of the

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physical fabric of these buildings for much of their history. These significant modifications will be included in the descriptions.

All but three of the buildings in the district contribute to the character of the district. The non-contributing buildings include 37-41 North High Street (building #2) which was built in 1975 for Central Savings & Loan; 43 North High (building #3), which has a significantly altered façade, with the latest changes occurring since 2000; and 78 North High Street (building #14), which was significantly altered in 1978 and again in 1986, after the end of the period of significance.

The overall character-defining features of the district include the configuration of commercial structures with storefronts on the first floor with upper floors that serve as offices, as they did historically, or more recently as apartments; the buildings range in height from two to ten stories and are located close to the street forming a continuous streetscape; and all of the buildings are constructed in masonry or are steel or concrete frame with masonry exteriors. As is typical in commercial districts, buildings change over time to meet the needs of tenants, as well as to compete in the marketplace. Thus, it is not surprising that changes were being made to buildings in the district within the period of significance up until the present time. However, the 1950s and early 1960s, marked a time of major investment in an area when it was still a thriving retail and banking center. The Art Moderne exterior on the building at 56 North High Street, completed in 1960; the three-story expansion of the Citizens Building at 49-53 North High Street, also in 1960; and the new construction of the Ohio Federal Savings and Loan at 90 North High Street in 1964 mark such a period of investment in the district.

During the late 20th century, downtown Columbus experienced both large scale demolition of historic buildings to create surface parking lots and replacement of late 19th and early-mid-20th century commercial buildings with high-rise office towers. This is the case immediately north and south of the district on the west side of High Street, where One Columbus is located on the site of the former Deshler Hotel (Broad and High) and the block north of Gay, where all of the buildings were demolished and it is now a surface parking lot. This district represents the last intact collection of historic commercial structures without gaps or open spaces in the streetscape to reflect the dynamic commercial activity along High Street from within the period of significance.

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Inventory of Resources

The commercial historic district will be described from south to north along High Street, with the west side of the street first, followed by the east side of the street. The two buildings that have East Gay Street addresses will be described last. All of the buildings were constructed for commercial uses. Two are currently vacant, while the others have a mix of commercial, office and some residential uses.

The building numbers correspond to the attached location map.

Block #1 High Street from Lynn Alley to Gay Street (west side) 4 buildings (2 contributing, 2 non-contributing)

1. 33 North High Street (contributing) – The First National Bank Building dates from 1905. Its design is attributed to McCollum & Dowler, of Pittsburgh, Pennsylvania. It is one of the largest and most intact buildings in the district. The building measures three by twenty-three bays, and is steel frame construction with a buff-colored brick exterior with terra cotta ornamentation. The principal elevation (east) faces High Street and features a two-story entrance with stone pilasters; a third floor composition of terra cotta ornamentation consisting of flat pilasters between the windows, semi-engaged columns flanking the window openings and a modest cornice above and below this floor; the tenth floor is highly decorative and features a cornice with consoles under the windows, terra cotta facing between the windows, and a substantial bracketed and modillion block cornice. All of the window sash on this elevation have been replaced, but the terra cotta window surrounds remain. According to building permit records, the first floor entrance area and lobby were altered in 1964 when Walker's Men's store moved into the building.

The decorative cornice and other detailing turn the corner on the Pearl Street (south) elevation for one bay. The remainder of the 22 bays on this elevation feature a regular pattern of rectangular windows (sash replaced), modest cornices above the second floor, third floor, ninth floor and at the top of the building and horizontal bands of brick on the third floor. The Wall Street (west) elevation is utilitarian without the cornice or other details and the north elevation shares a party wall with the building next door. The upper floors of this elevation are unornamented. (photos # 1-4)

This building was designed and built for multiple uses – bank on the first floor and office tenants above. The building has always housed professional offices in the upper floors, including mainly law and insurance offices. The first floor was a banking lobby originally, but was converted into retail use by the late 1930s. Today the building houses the Central Ohio Transit Authority offices.

2. 37-41 North High Street (non-contributing) is located on the site of an earlier building that was demolished for this construction in 1975. It is a three-story brick building with a façade that consists of a glass curtain wall at the street level with a recessed entrance to the building; and recessed ribbon windows on the second and third stories that extend the entire width of the façade. Stucco is utilized on wall surfaces between the first and third floors, while the remainder

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of the façade is covered in stone. This building is considered non-contributing because it was constructed well after the end of the period of significance. (photos #5 - 6)

3. 43 North High Street (non-contributing) is a three story brick building, with the entire façade altered after the end of the period of significance, in the early 2000s. The building features a duo-tone gray stone façade with a central bay, accented with a rounded stainless steel balcony and canopy on the third floor. This building is considered non-contributing. (photos # 5 – 6)

4. 49-53 North High Street (contributing) is the Citizens Building, constructed in 1917 and designed by Richards, McCarty & Bulford, a noted Columbus architectural firm. The six-story building was designed in the Neo-Classical Revival style. It was enlarged with a three-story addition to accommodate expanding banking functions in 1960, within the period of significance for the district.

The building has a steel skeleton frame with a stone curtain wall exterior on the Gay Street (north) and High Street (east) elevations. It measures three by nine bays. The east and north elevations have highly-detailed stone and terra cotta exterior ornamentation. The west elevation faces an alley and is strictly utilitarian in design with buff-colored brick walls, a loading dock and a very simple cornice detail. The building is ten stories at the rear due to the grade change and a mechanical penthouse/partial floor set back on the rooftop. The 10th floor is not visible from either the Gay or High Street elevations. The south wall is a shared party wall with the four-story building to the south. The upper floors of the nominated property are faced with brick, have an asymmetrical fenestration pattern, and have no cornice.

The exterior of the building exhibits hallmarks of the Classical Revival style, including the four-story high Corinthian engaged columns and pilasters; a symmetrical fenestration pattern with a central entrance on the main elevation along High Street, carved stone ornamentation between the windows on the fifth floor; a heavy cornice between the fifth and sixth floors; and a more modest cornice topping the sixth floor (the height of the original building). The name “Citizens Building” is carved in the stone between the fourth and fifth floors of the building. Decorative metal spandrels are located between the floors and are framed by the columns and pilasters. The main entrance is centered on the High Street façade. It is two stories in height and has a carved cartouche with the number “51” centered above it and surrounded by classically-inspired ornamentation. It is a recessed entrance with the original ceiling and light fixtures in this space. It also has a circular bronze “depository” and a bronze grille placed within a marble-surfaced side wall. The double doors that lead into the main lobby of the building are later additions. The building has two small storefronts flanking the main entrance. The window sash are painted metal and were probably installed at the time the addition was constructed in 1960. The tall windows on the north elevation indicate the location of the banking lobby at the rear of the building.

The building received a three-story rooftop addition in 1960, designed by Sims, Cornelius and Schooley, another noted Columbus architectural firm. Although reflecting a mid-century modern simplicity, it continues the design of the original top floor of the building. The fenestration

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pattern, exterior wall material, and restrained cornice are compatible with the original design. (photos # 5-9) The Citizens Building was designed to house a bank and commercial storefronts on the first floor and professional offices on the upper floors. By 1930, the Ohio National Bank had purchased the building and occupied some of the offices, in addition to the banking lobby. By the late 1950s, the bank occupied all of the building except for the two storefronts. The three-story addition was designed to accommodate the Ohio Company, the investment company associated with Ohio National Bank. The Ohio National Bank continued to occupy the entire building until it constructed its new headquarters on Capital Square in 1976.

**Block # 2 High Street from Lynn Alley to Gay Street (east side)
7 buildings (7 contributing)**

5. 30 North High Street (contributing) was constructed in 1918. It is a narrow and long four story building that measures three by twelve bays. The High Street (west) elevation is surfaced in stone. It features a recently modified storefront with glass infill that retains the stone arch from the original central entrance; and a stone cornice and parapet. Although the original windows were infilled with stone in 1964 (according to building permit), the original size is still visible and the building conveys the character of an early 20th century downtown commercial structure. The stone facing and cornice turn the corner along Lynn Street (south) for one bay. The south elevation has window openings and a round-arched entrance on the first floor and the window openings on the upper floors are infilled with stone. A staggered pattern of windows appears on the Pearl Street (east) elevation. There is no extraneous ornamentation on the sides and rear elevations. (photos # 10-11) The building was originally used as a retail furniture store according to city directories. By the late 1930s, it was a music store with a restaurant located in the rear portion of the building, facing Lynn Street. It continued to be used for commercial purposes, with Kahn's Jewelers occupying the storefront at the end of the period of significance. The use was changed to the Church of Scientology in 1993.

6. 32-34 North High Street (contributing) is a six-story steel frame building with brick and stone facing, which was built in 1922. The main elevation faces High Street (west) and was modernized in 1961 (according to a building permit that described a "complete remodel"). It features a two-story glass curtain wall at the storefront level, horizontal windows on the upper floors, and dark gray stone banding both above the windows and outlining the façade to provide a contrast to the lighter gray wall surface material. The façade alteration with its horizontal windows, minimalist surfaces, and use of two colored stone to provide visual interest demonstrate an intentional design effort to introduce a mid-century appearance on an older building. (photo #10) The side elevations are brick and share party walls with adjacent buildings, and provide visual evidence of the earlier building beneath the mid-century façade. The Pearl Street elevation (east) has a loading dock and three vertical window openings per floor (some infilled and some with altered window sash). (photo #11) The building was fully utilized by the Howald Furniture store until it was remodeled in 1961 and became the Tonti office building. Its tenants have been mainly real estate, insurance and state offices since that time.

7. 40 North High Street (contributing) is a three-story, three-bay brick building that dates from c. 1880. It retains some Italianate features including the tall vertical windows openings with

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decorative hoodmoulds on the upper two floors. The window openings were closed in 1956 (according to a building permit), during the period when buildings downtown were being updated. The storefront level has been remodeled with brick facing, a bulkhead and a recessed off-center entrance when the building became a Wendy's restaurant in the 1980s. The building probably had a wood or metal decorative cornice originally. (photo #12-far right) This building had a number of retail tenants during its history. One of the longest uses was the Stone Grill Restaurant, which was located here from the early 1940s through the end of the period of significance.

8. 44 North High Street (contributing) dates from 1918. It is a three-story commercial building that measures three bays wide. The building has a limestone façade with round-arched openings on the second floor and rectangular openings on the third floor. A shield with "A.D. 1918" and a swag design is located under the central window on the third floor. Three horizontal frieze windows and a decorative cornice complete the design. It still retains the character of an early 20th century commercial building with its fenestration pattern, cornice and decorative stone detailing. The storefront, window openings on the second floor, and the window sash on the third floor have been altered. (photos # 12-13) The building has had a number of uses throughout its history, including the Marshall Printing Co. in the 1930s, Herman's food store in the 1960s and offices above and a restaurant on the first floor today.

9. 46-48 North High Street (contributing) is a 1916 three-story red brick commercial building. It features a single bay outlined in white terra cotta on the third floor, and a shaped parapet with terra cotta trim. The first and second floor levels were "modernized" in 1948 with beige and dark maroon colored enameled metal with the darker color surrounding the window bay – interpreting the original design in a mid-century modern form. The storefront has a granite bulkhead, and a recessed off-center entrance. The window bay on the second floor was recently modified (c. 2000) to create a recessed balcony, which retains the same size opening as the original window. The neon Planters Peanut sign is a historic fixture in downtown Columbus. It was moved to this building from another location on High Street when the business moved to this location in the early 1980s. (photos 12, 14-15) The building has had a number of uses, including Herrich's Drug Store in the 1930s, Bun's Bakery and Restaurant in the 1940s, the Ohio Arcade and Billiard Hall in the 1950s; and a card shop in the 1960s. It has housed the Planters Peanut store since the early 1980s.

10. 50-52 North High Street (contributing) is a four story, four-bay High Victorian Italianate building with a highly decorative carved sandstone façade, built c. 1880. The building features pilasters between the bays; corner pilasters with carved panels and consoles between the floor levels; windows featuring shaped lintels with carved round floral medallions; and double-hung windows with replacement sash. The storefront has been altered recently with painted concrete wall surfaces, large expanses of glass and a recessed entrance. The cornice was removed in 1958, likely in an effort to give the building a more "modern" appearance. Although the building is modest in size, it is rich in detail and craftsmanship reflecting its late 19th century roots. The modifications represent the trend to update older buildings to make them more modern and to keep them competitive with newer suburban shopping areas. (photos #12, 14, 16) The building

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housed the Cotton Shop in the 1930s, Heaton Music Store in the 1950s, and became a state liquor store in the mid-1960s. A restaurant occupies the first floor today.

11. 56 North High Street (contributing) (also 1 East Gay Street) is a c. 1870s Italianate commercial building with the exterior completely modernized in the Art Moderne style between 1957-1960 at a cost of over \$250,000. The building is three stories high with a white marble exterior. It is located on a prominent corner and has similar detailing on the High Street (west) and Gay Street (north) elevations. Both feature recessed green marble foundations; two-story bays with stainless steel and glass windows; simple horizontal banding defining the different floor levels; symmetrical window fenestration with four bays on High Street and a one – ten – one pattern along Gay Street, fluted Art Moderne pilasters, stainless steel planters with Greek key designs along the Gay Street elevation; and two carved eagles standing on a Liberty dollar flanking the main entrance on High Street. The building appears in earlier photos as a High Victorian Italianate structure. It was modified at a cost of \$125,000 in 1925 when City National Bank moved from this location to Broad Street. (figs. # 13, 14, continuation sheet 9).

Dollar Savings moved its offices to this building in 1957 and started the remodeling of the exterior. It was completed in 1960. During its use as Dollar Federal, the building was known for the enlarged bronze dollar coins that were fastened to the exterior but have since been removed. Marble and stone were common materials for bank buildings and the materials were utilized on the exteriors of four major bank buildings in the district. Included are the early 20th century banks -- First National Bank (building #1) and Citizen's Bank (building #4), as well as the mid-20th century banks -- Ohio Federal Savings and Loan (building #16) and this building. (photos # 16-19) This building always had office uses on the upper floors that were accessible from an entrance on Gay Street. The City National Bank occupied the first floor from 1900 to 1925, when it moved to a Broad Street location. Liggett's Drugs became the storefront tenant in the 1930s and 1940s.

**Block # 3 High Street between Gay Street and Elm Alley (east side)
5 buildings (3 contributing, 2 non-contributing)**

12. 66-68 North High Street (contributing) is the former Dispatch Printing Company building, which dates from 1910. It was designed by architect H. A. Linthwaite in a Renaissance Revival style. It occupies a corner location, and the High Street (west) and Gay Street (south) elevations are faced with buff Bedford limestone and are highly decorative. The building is five stories in height, with a base that includes storefronts; a three-story shaft with smooth-faced Corinthian pilasters between the bays; intricately carved cartouches, swags, and other carvings including globes and books; and a full entablature topped by a penthouse. The penthouse level is surrounded by a decorative iron railing and has a modest cornice. Although modest in scale, this well-preserved building is an excellent example of early 20th century design and craftsmanship. The storefront was first modified in 1925 when the Dispatch moved to its new location on South Third Street and the building became Robert's Clothing Store. Robert's occupied the building for at least three decades. The building now houses offices above and a coffee shop on the first floor. (photos #20-23)

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13. 72-74 North High Street (contributing) is a six-story building with a brick exterior. The building was constructed in 1916 and features a four-bay façade with paired windows at either end in a two-one-one-two pattern. The window sash have been replaced with newer double-hung windows, but the openings are the original size. A beltcourse is located between the fifth and sixth floors. The cornice has been removed. The entrance is recessed and has a terrazzo floor with the name "Madison's" at the threshold. The floor appears to date from the 1940s, when the building was combined with the building to the north and a single entrance was created. The first three floors of the façade were modernized in 1986 when this building and the one to the north were updated in an effort by Madison's to stay competitive with suburban competition. Although the first three floors have been modified, the existence of the Madison's sign in the entrance, and the retention of historic exterior elements of the upper floors, including the buff-colored brick exterior on the upper three floors and the detailing around the windows led to the conclusion that this building contributes to the character of the district. The Madison's Store was a fixture in this block of North High Street for over 60 years. (photos # 20,24)

14. 78 North High Street (non-contributing) is a narrow four-story, three-bay brick commercial building. It appears to date from the early 20th century, but the storefront and first two floor levels have been modified to create a unified and "modernized" façade for the Madison's store. (photo # 20) Madison's purchased the building in 1944 and combined it with the larger building at 72-74 to create a single larger store with the only entrance centered in the building next door. The stucco wall surface on the lower three floors was added in 1986 (see description for building # 13). The company remained in business until the 1990s. The top floor windows are rectangular and the brick parapet has indications that the building originally had a cornice. The building is considered non-contributing because so little of the original building is still visible (unlike its neighbor to the south) and the alterations occurred after the end of the period of significance.

15. 80-84 North High Street (contributing) is known as the White-Haines Building. It was completed in 1914 and expanded in 1916 and 1920, with Richards, McCarty & Bulford, of Columbus credited with the design of all of this work. The building is a well-preserved six-story building with a brick exterior on the north, east and south elevations. The main elevation faces High Street (west). The steel frame construction allows for large expanses of glass on this elevation. It is highly ornamented, with terra cotta on the entire façade, including spandrels decorated with a trefoil design; an encrusted terra cotta cornice, and a terra cotta parapet. The windows are painted metal and feature three vertical panes (casement) with one horizontal pane above and below. The north storefront is unusual in downtown Columbus. It is bronze and has a recessed round-arched entrance with a decorative fanlight and sidelight windows. It features an ornate floral design in the bulkhead and on the edging of the frame supporting the glass display windows, as well as in the corners of the transom area. It is believed that this storefront was added when the space was occupied by Harrington Jewelry store in the 1930s. It was later occupied by Argo & Lehne Jewelers from the 1960s to the early 1980s. Another entrance, to the upper floors, is recessed and has a sign that reads "White Haines Building," and may date from the 1950s when other tenants began to occupy the upper floors of the building. Prior to that, the White-Haines Optical Company was the primary tenant. The southern storefront is more contemporary in design, having been modified after the period of significance. (photos # 25-31)

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16. 90 North High Street (contributing) is the newest building in the district. It was constructed to replace an earlier structure, rather than being simply a modification of an earlier building. The property was purchased by Ohio Federal Savings and Loan in 1963 and this building was constructed in 1963-1964 at a cost of over \$700,000. This is a two-story mid-century modern building with a black and white marble exterior on the High Street (west) elevation and glazed dark gray brick on the Elm Alley (north) and Pearl Street (east) elevations. The entrance is off-center and recessed within a covered porch that is two stories in height, supported by a large marble-clad square corner column. The recessed area and the first two bays on the north have large aluminum windows with glass spandrels between the floors. The remainder of the north façade is devoid of any openings. A band of white marble forms a parapet along the north side. The Pearl Street (east) elevation is brick with no openings. This building is not as deep as the other buildings in the block, which allowed room for a large open parking area with a flat roof at the rear of the building. This was likely a response to the demand for convenient parking for downtown businesses in the mid-1960s. With a new building, the owners were able to satisfy this demand on site. The construction date for the building marks the end of the period of significance, as it is the last major building constructed in the district and reflects the fact that the area still maintained economic vitality in the mid-20th century. (photos # 32-36)

**Block # 4 Gay Street between High Street and Pearl Alley
2 buildings (2 contributing)**

17. 20-24 East Gay Street (contributing) was known historically as the Ruggery building. It is an eight-story steel frame structure with a brick exterior. Built in 1895, it has a three-part composition, which is typical of late 19th and early 20th century "skyscrapers." The two-story base is three bays wide with rusticated stone pilasters separating the bays. A central entrance leads into the lobby of the building and is flanked by two storefronts. A simple entablature separates the second and third floors. Floors three through six feature double-hung windows, grouped in threes between brick pilasters. The seventh floor has a large single round-arched window in each bay. A simple stone beltcourse separates the seventh and eighth floor windows, with stone columns separating the three-part window on the eighth floor. A heavy cornice completes the composition. The main elevation faces Gay Street (south), while a secondary elevation faces Pearl Street (east). The side elevation has a single bay that repeats the design of the façade – complete with pilasters and round-arched windows. The remaining portion of this elevation consists of large rectangular windows and a pair of double doors on each floor for moving furniture in and out of the building. (photos # 37-40) The building was apparently called the Ruggery because it had a floor coverings store in it, along with professional offices. Several Columbus architects, including Richards, McCarty & Bulford; C.W. Bellows (artist George Bellows' father); and Hart Marriott & Allen had offices in this building. During the 1930s and 1940s the first floor was occupied by Jones Men's Clothing store. The Ohio Building & Loan Association was the owner and major tenant of the building from the 1930s through the 1960s. The building has had a number of small professional offices in it since the 1970s. The Ruggery underwent a substantial rehabilitation within the past 15 years.

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18. 15-19 East Gay Street (contributing) may be the earliest building in the district. A building in this location is shown on an atlas map dating back to the 1870s, and this building, with its modest Italianate features, could easily date from that period. The building is four stories tall and constructed in brick and has stone pilasters, with lambs-tongue detailing, separating the storefront bays. The Gay Street (north) elevation is the principal façade, which measures 10 bays wide. The storefronts were recently constructed (2005) with anodized aluminum and large expanses of glass, with glass transoms and a simple cornice above. The original stone pilasters have been exposed. The upper windows are double-hung, rectangular in shape and placed in a symmetrical pattern. The incised decorative stone lintels are typical of the Italianate period in Columbus. A stone beltcourse between the third and fourth floor, and a bracketed cornice complete the composition. The Pearl Street (east) elevation measures five bays and is much simpler in design with unadorned rectangular window openings and no cornice. A new storefront window was added to this elevation in the first bay from Gay Street during the recent renovation. (photos # 41-45)

Summary

The proposed historic district is a compact collection of late 19th and early-to-mid 20th century commercial buildings that form continuous and diverse streetscapes in each block. There are no vacant lots within the district and only three non-contributing buildings located at 37-41, 43, and 78 North High Street. All of the remaining buildings are considered contributing resources. Although many of the buildings have been altered, they maintain the scale, setback, feeling and association of a downtown cityscape along High and Gay Streets. These buildings have been modified over time, but these alterations reflect the history and development of the district, especially in the mid-20th century when downtown was undergoing significant changes. This was especially true in the post- World War II era, which was marked by suburban residential and commercial expansion. Downtown businesses were no longer the only destination for consumers. Almost all of the businesses in the district, but especially the financial institutions and larger retail stores were trying to “modernize” and retain their competitive edge. Alterations, such as the three-story addition in 1960 to the Citizens Building (building #4); the two-tone stone façade added in 1961 to 34 North High Street (building #6); the multi-colored enamel façade installed in 1948 on 46-48 North High Street (building #9); the entirely new white stone façade on the Dollar Savings & Loan at 56 North High (building #11) and the new two-tone marble Ohio Federal Savings & Loan building dating from 1964 are all examples of this trend. Significant investment in the district continued during this period, as evidenced by these examples, but that investment was made to alter the appearance of the buildings to make them fit a sleeker and more streamlined modern aesthetic. Today, the development history of this area of downtown Columbus is evident through the combination of architectural elements from multiple periods reflected in many of the district’s building.

The alley streetscapes are urban, gritty and functional. Lynn and Pearl streets (now called Lynn and Pearl Alleys) were turned into pedestrian areas east of High Street, between Broad and Gay streets in the mid-1970s. This change from rear alleys to a pedestrian zone has led to the creation of storefronts where there were formerly rear entrances or loading docks to buildings. A variety of small, locally-owned businesses operate in these spaces, reflecting another trend in economic

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activity downtown. These alley views offer glimpses of other historic buildings in Columbus, such as the Atlas Building, and the Wyandotte Building. (NR#77001060, 1977 and #72001013, 1972 respectively) (photos # 46-47). The tall building in the background of photo #20 is the Buckeye Building & Loan Building at 36-42 East Gay Street (NR#04001145, 2004) and a pedestrian walkway; all on the periphery and outside the district boundaries.

One block of East Gay Street between High Street and North Third Street was determined eligible for the National Register by the Keeper in 1990. It was not listed due to owner opposition. Four buildings included in this district, 15-19 East Gay (building # 18), 20-22 East Gay (building #17), 56 North High (building #11) and 66 North High (building #12) were included in the Gay Street Historic District which was determined eligible at that time. The owners of key properties in the district, who had opposed the designation in the past were approached to see if they were interested in having Gay Street included in this nomination. They decided not to pursue National Register listing at this time. This explains why the boundary for the district ends at Pearl on the east. The boundary on the south is where new infill development on the northeast corner of Broad and High streets occurred in the 1990s and 2000s. The northern boundary is defined by parking lots on the north side of Gay Street west of High Street and north of Elm Alley on the east side of High Street.

List of Contributing/Non-Contributing Buildings

Building #	Address	Contributing Resource	Non-Contributing Resource	Ohio Historic Inventory (OHI) Number
1	33 North High	X		FRA-1109-18
2	37-41 North High		X	
3	43 North High		X	FRA-7258-18
4	49-53 North High	X		FRA-1110-18
5	30 North High	X		FRA-2742-18
6	32-34 North High	X		FRA-7257-18
7	40 North High	X		FRA-2743-18
8	44 North High	X		FRA-383-18
9	46-48 North High	X		FRA-2745-18
10	50-52 North High	X		FRA-384-18
11	56 North High	X		FRA-385-15*
12	66-68 North High	X		FRA-386-18
13	72-74 North High	X		FRA-2746-18
14	78 North High		X	FRA-2746-18
15	80-84 North High	X		FRA-387-18
16	90 North High	X		
17	20-24 East Gay	X		FRA-368-18
18	15-19 East Gay	X		FRA-367-18

* This OHI form uses the address 54 North High Street, but the current address is 56 North High Street.

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8. Statement of Significance

Applicable National Register Criteria

- 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

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

Areas of Significance

commerce _____
architecture _____

Period of Significance

1870-1964 _____

Significant Dates

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Significant Person

N/A

Cultural Affiliation

Architect/Builder

Richards, McCarty & Bulford

H. A. Linthwaite

McCollum & Dowler

Sims Cornelius & Schooley

Statement of Significance Summary Paragraph

The High and Gay Streets Historic District is eligible for the National Register under Criterion A for its association with the late-19th and early-mid 20th century development of a key business corridor in the heart of downtown Columbus from the 1870s to the 1960s; and under Criterion C for its representation of work by several noted Columbus architects, especially Richards, McCarty & Bulford, who designed the Citizens Building (47-53 North High Street) and the White Haines Building (80-82 North High Street); and for quality of design and craftsmanship exhibited by resources within the district; most notably, the Ruggery (20-22 Gay Street), New First National Bank (33 North High Street), The Dispatch Printing Company (66 North High Street), and the building at 15-19 East Gay Street. The evolution of the buildings, represented by alterations made to them within the period of significance also physically characterize the continuing dynamic commercial activity during the 1950s and 1960s as business owners sought to modernize and continue to attract customers.

These changes ranged from changes to windows or cornices, such as the cornice removal in 1958 at 50 North High Street (building #10), to more ambitious efforts to change the entire façade of a building to present a mid-century aesthetic. Examples of the latter approach include the two-tone gray stone façade with horizontal windows at 34 North High Street (building #6), completed in 1961; the modification of 56 North High from a commercial building with a combination of late 19th century and early 20th century details to a unified Art Moderne façade with white and green marble and stainless steel exterior materials (building #11) in 1960; and the addition of three stories on the Citizens Building at 49-53 North High Street to accommodate the growing functions of the Ohio National Bank investment services business (building #4) in 1960.

The district's buildings date from the time when downtown Columbus was the primary business and retail center in the city. The district housed several banks, including Citizens Savings and Loan, which became Banc Ohio (#4); the New First National Bank (#1); Dollar Federal Savings & Loan (#11); and Ohio Federal Savings & Loan (#16) and several prominent local retailers, including Argo & Lehne Jewelers (#15), Madison's Women's Clothing Store (#13, 14), Robert's Clothing Store (#12), Walker's Men's Store (#1) and Bond's Clothing Store (#3). The three

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blocks included in the district are centered on High Street, with two buildings facing East Gay Street. The "100% corner" in Columbus is Broad and High Streets (the corner from which all Columbus streets are numbered) is one-half block south of the district.

Taken as a whole, the district exemplifies the archetype of urban streetscapes with multi-story mixed use buildings; continuous facades along the sidewalk; storefronts with large expanses of glass; and upper floors exhibiting a wide variety of architectural styles and details. Continuous historic streetscapes are becoming increasingly rare in downtown Columbus, where demolition of historic buildings and replacement of earlier buildings with large-scale high-rise buildings has been going on for decades. Even the non-contributing buildings in the district maintain the scale, form, setbacks and functions of the commercial district.

Narrative Statement of Significance

Downtown Columbus in the 19th Century

The Ohio General Assembly designated the high ground on the east bank of the Scioto River as the permanent state capital in 1812. At the time, the settlement of Franklinton was located across the river on the west bank. A 10-acre tract of land on the east side of the Scioto River was set aside for the construction of a statehouse and state buildings. This tract today, Capitol Square, has the Ohio Statehouse (NHL) at its center and remains the heart of downtown Columbus. At the northwest corner of this tract is the intersection of Broad Street (east-west) and High Street (north-south), – the "100% corner" of the city. All city street numbers still begin at this intersection. (figure 1, continuation sheet #1)

Development of the city progressed slowly, since it was inland, away from well-traveled water routes on the Ohio River and Lake Erie. Although there were early roads and turnpikes that connected the city to other parts of Ohio, these transportation routes were not particularly efficient as a means of travel. This changed significantly with the construction of the National Road, which connected Cumberland, Maryland to Vandalia, Illinois. The portion through Columbus was completed in 1833 and the entire road was completed in the late 1830s. In 1835, the city was connected to the cross-state Ohio & Erie Canal by means of the Columbus Feeder Canal at the south end of the downtown area along the Scioto River. The National Road, which was much more an all-weather route than other roads because of its paved surface, stimulated development by providing a connection to the east and a route to the west. The canal had a lesser impact, since the Columbus Feeder was only a branch of the main canal south of the city in Fairfield and Pickaway Counties. Even so, the canal's ability to transport heavy cargoes spurred additional economic and commercial development in Columbus.

The city's population grew slowly but steadily, from 1,450 residents in 1820 to just over 6,000 in 1840. The greatest period of growth occurred in the next decade, when the population increased to nearly 18,000, an increase of 195%.

As the city grew, it expanded outward from Capitol Square with High Street becoming the city's main commercial corridor and Broad Street being chosen as the location of churches and fine

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residential buildings. The city of Columbus is laid out on a grid with High and Broad as major roads extending well beyond the limits of the Franklin County. An early 1850s view of High Street across from Capitol Square shows the type and scale of development on the street, with brick buildings two to three stories in height forming a continuous streetscape. This is a pattern that would persist with the rebuilding of the city even into the late 20th century. (figure 2, continuation sheet #2)

The railroad became the most significant driver of growth and development of the city in the second half of the 19th century. The first rail route connected Columbus and Cincinnati in 1851; by the next year one could also travel by train from the capital city to Cleveland. A line that eventually reached Chicago opened in 1853, and other routes followed in rapid succession. By the 1870s the city's railroad map was nearly complete, boasting routes to Cleveland, Sandusky, Toledo, Chicago, Indianapolis, Cincinnati, various places in Kentucky and West Virginia and Pittsburgh. Major eastern trunk-line railroads controlled nearly all these routes, linking Columbus into the thriving national rail network. One of the most important rail routes was entirely within Ohio: the Hocking Valley Railway, which tapped the rich coal measures in Ohio's Appalachian region southeast of Columbus.

All of these rail lines intersected in downtown Columbus along High Street, five blocks north of Broad Street. The first Union Station was constructed in 1850, followed by a second larger station in 1872 and finally by a Daniel Burnham-design station in 1893. (figures 3-5 , continuation sheet #3)

"The increase in population experienced in the last three decades of the nineteenth century reflected, in large measure, the growing importance of railroad activity in Central Ohio. Columbus was provided with accessibility to the resources of southeastern Ohio and of other parts of the nation; the greatly expanded railroad network provided wider markets; and new opportunities were opened for investment by Columbus interests. The combination of these factors proved attractive to new manufacturing organizations as well as to new settlers who sought employment. . . . With 15 rail lines entering the city in 1890, the Board of Trade believed 'the business man and manufacturer find the success of their enterprises unexcelled' in Columbus."¹ With the combination of a good transportation system; the fact that Columbus was the state capital of an increasingly important and growing state; and excellent conditions for business and industrial development, the city's population exploded from 31,000 residents in 1870 to 125,000 just three decades later.

In 1870, Ohio established its land-grant college about four miles north of Capitol Square. Streetcar lines extended along High Street and Neil Avenue (west of High Street) to connect the new Ohio State University with downtown. As the university grew, the streetcar lines extended north on High Street, and commercial and residential development followed. By 1900, the city's boundaries had extended along the north-south axis of High Street and the east-west axis of Broad Street.

¹ Hunker, Henry. *Industrial Evolution of Columbus, Ohio*. 1958, p. 42

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This period of growth from 1870 to 1900 marks the era when the earliest buildings in the High and Gay Streets Historic District were constructed. Given their location less than a block north of Broad and High streets, district buildings from the late 19th century would have replaced earlier buildings on the same sites. Typical characteristics of the late 19th century structures included a multi-story design; masonry construction; narrow, long city lots; shared party walls; storefronts on the first floor and offices or other uses above. The city's plat had secondary streets and alleys built into the grid pattern of the streets, so all of the buildings in the district had rear entrances for service and mid-block east west-alleys intersected with High Street. Wall Street is located west of High Street, Pearl Street is located east of High Street, Lynn Alley is between Broad and Gay streets and Elm Alley is between Gay and Long streets.

The buildings located at 15-19 East Gay Street (building #18, c. 1875), 40 North High Street (building #7, c. 1880), 46-48 North High Street (building #9, c. 1880), and the Ruggery at 20-24 East Gay Street (#17, 1895) are representative of this time period. The buildings from the 1870s and 1880s are constructed with brick bearing walls and are of modest scale. They also exhibit a variety of characteristics typical of the Italianate style, including decorative lintels or hoodmoulds, bracketed cornices and tall rectangular windows (buildings #7, 10, 18). The building located at 50 North High Street (building #10) also has a carved sandstone façade with corner pilasters and carved window lintels. The Ruggery (building #17) is a steel frame building with a brick exterior and has some elements that are more typical of high-rise buildings at the turn of the century, including a tripartite composition with storefront base, a multi-story shaft and a decorative top floor and a cornice.

These buildings housed a variety of small-scale retail stores and professional offices (doctors, lawyers, architects, insurance) throughout their histories, with none being in continuous use by the same firms. Rather, they provided small spaces for a wide variety of activities that took place in this area of downtown. The first floors spaces have been in continuous use as retail shops or restaurants and the upper floors were used as offices until the late 20th century when many became vacant. Today, some the upper floors are being converted to residential uses, which was not common in this area historically.

Downtown Columbus in the Early 20th Century – 1900-1940

Columbus continued to grow during the early to mid-20th century. The city's internal transportation system had much to do with how the city grew during this time period. By 1905, the city's streetcar system had expanded to the point where nearly the entire population of 125,000 was within just a few blocks of a car line. A map from the period shows the north-south and east-west trajectory of growth as it followed streetcar lines. (figure 6, continuation sheet # 4) The streetcar lines intersected with High Street in downtown Columbus, which spurred the growth of commercial activity along this corridor. In the 1910s and 1920s, first-ring suburban development was pushing beyond the ends of the streetcar lines. New suburban communities included Bexley (four miles east of Capitol Square), established in 1908; Grandview Heights (four miles northwest of Capitol Square) established in 1906; and Upper Arlington (just north of Grandview Heights), established in 1913. These neighborhoods were automobile-dependent and consisted of mainly single-family homes, a small number of apartments and a few small

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neighborhood commercial areas. They were not planned for industrial or other manufacturing land uses. Even with the growth of these newer residential areas, however, downtown Columbus continued to be the primary government, business and social center of the county. These areas were connected to downtown Columbus by city streets – Bexley by Broad and Main Streets and Livingston Avenue; Grandview Heights and Arlington by Fifth and King Avenues -- all of which intersected with High Street.

The High Street commercial corridor had expanded by mid-century to link downtown Columbus with Worthington (a separate early 19th century community), located some 12 miles north of Broad and High streets; and the developed area continued south of Broad and High for at least four miles to the city's southern boundary. This continuous corridor was lined with commercial buildings and neighborhood commercial centers. Unfortunately, much of this historic landscape has been disrupted by new development and demolition. It was against this backdrop of early-to-mid-century development that the proposed historic district continued to develop and evolve.

Several of the most architecturally distinctive buildings in the district were constructed in the first two decades of the 20th century. The new First National Bank built its headquarters at 33 North High Street in 1903 (building #1). The building design was attributed to McCollum & Dowler, of Pittsburgh, Pennsylvania. Research did not turn up any information about the firm, nor does it appear to have designed any other Columbus buildings. The directors of the new bank included a number of the city's leading businessmen, including Nicholas Schlee (President, Schlee Brewing Company), W. H. Jones (President, Jones Witter Company); and James Kilbourne (President, Kilbourne & Jacobs Manufacturing). The bank building had an early 20th century commercial design, with a three-part composition, classically-inspired detailing, and a decorative cornice. The storefront level originally had a pedimented entrance. An illustration in a 1919 publication mentions that the building housed the Ohio State Life Insurance Co.'s home offices in addition to the bank. (figure 7, continuation sheet #5) As early as the 1930s, a retail business (Kibler Men's Clothing) was located on the first floor. Walker's Men's Store was located here from the early 1950s until it closed in the mid-1980s to concentrate its business in suburban shopping centers. The upper floors had a variety of small professional offices throughout the period of significance. In the late 20th century it was taken over entirely by URS (an international architecture/engineering firm) and is currently the headquarters of the Central Ohio Transit Authority.

The Neo-Classical Revival style building at 49-53 North High Street (building #4), was open for business on January 21, 1918. (figure 8, continuation sheet # 6, figure 9, continuation sheet #7) The building housed the Citizens Savings & Trust Company, which was established by John Beatty in 1873. Beatty began his banking career in 1852, and was a Civil War general who organized a black military unit at Camp Delaware. Following the war he served in the U.S. House of Representatives from 1868 to 1873. In 1873, he came to Columbus to organize the Citizens Savings Bank. In the late 19th century, the bank was located in the Hinman-Beatty Block (demolished in the late 1970s) on the east side of North High Street at Elm Street (immediately north of the northern boundary of the district). The bank commissioned Richards McCarty & Bulford, a prominent Columbus architectural firm, to design its new bank building at the southwest corner of Gay and High streets. The bank had a number of the city's prominent

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businessmen as directors, including J.A. Jeffrey (President, Jeffrey Manufacturing Company), Carl Hoster (President, Hoster-Columbus Brewery); O.A. Miller (President, Central Ohio Paper Co.); J.F. Stone (President, The Seagrave Co.) and S. G. McMeen (President, Columbus Railway, Power & Light Co.). In 1928, Citizens Trust & Savings and First National Bank approved a merger that created the First Citizens Trust Company which, with its "fourteen banking houses strategically located throughout Columbus, becomes the largest banking institution in Central Ohio."² While it may have been the largest at the time, just a few years later, the bank and the Citizens Building were sold to Ohio National Bank. It is possible that this was just a merger, but since it was the beginning of the Great Depression, it is also possible that Citizens had failed in the banking crisis associated with the period. Ohio National Bank, which was founded in 1888, had another banking location downtown at the time it made this acquisition, the building at the corner of Town and High streets, which was completed in 1930. It was also designed by Richards, McCarty & Bulford (NR). Ohio National Bank continued to operate from the Citizens Building for another 70 years. A historic photo refers to it as the "Citizens Office of Ohio National Bank." (figure 10, continuation sheet #7)

City National Bank (now JP Morgan Chase Bank) is one of the oldest banks in the city. Founded in 1866, it was located into the existing late 19th century building at 56 North High Street (building #11) in the early 20th century and updated its appearance. It moved to East Broad Street in 1925. (figures 13, 14, continuation sheet #9)

During this time period, the city's banks were located downtown, most along High Street within a few blocks of the Ohio Statehouse. Banking was of vital importance in a growing community and Columbus as a state capitol was such a community. The banks were locally owned and managed, unlike the mega-national banks today. The directors of the New First National Bank and the Citizens Savings and Trust Company mentioned here, represented many of the city's major industrial and business entities. The banks chose locations on High Street, the city's most important commercial corridor, within a block of the Ohio Statehouse, the city's most important intersection. Their locations illustrate the importance of being in the center of the city's commercial, industrial and political activity. In addition to the banks located within the district, Huntington National Bank, founded in 1866 was (and continues to be) located on South High Street across from Capitol Square.

The Columbus Dispatch newspaper was established on July 1, 1871 in a now-demolished building at the corner of High and Lynn streets (building #5 was later built on this site). The newspaper began with 1,000 subscribers. A 1951 article about the company's 80th anniversary stated, "On June 30, 1882, there was printed of the issue of The Dispatch 15,456 copies. We had orders for additional papers but were unable to fill them."³ By 1895, the company had outgrown its building and purchased a building at the northeast corner of High and Gay streets for \$75,000. New presses and equipment were installed for a "state of the art" facility. (figure 11, continuation sheet # 8) This building was a handsome late 19th century commercial building, with round-arched openings and a corner turret. Its design complemented the Ruggery Building

² *Columbus Dispatch*. "\$40,000,000 Involved in Bank Merger," April 11, 1928.

³ *Columbus Dispatch* "Columbus Dispatch is Celebrating 80th Anniversary Today," 7/1/1951.

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immediately to its east. The newspaper was purchased by the Wolfe family, which still owns it today. However, it was not long before disaster struck. "During the early morning hours of April 9, 1907, the old building at the northeast corner of Gay and High Sts. burned. The salvaged equipment was moved to a large storehouse at 34-38 North High Street. . . Plans were made immediately for a new structure. It was completed and occupied in September, 1910."⁴ (figure 12, continuation sheet #8) The new building (building #12) was designed by H. A. Linthwaite. Although it was smaller than the previous building, its classical detailing and ornamentation provided a handsome addition to the North High streetscape. The company remained in the building until it moved in 1925 to its current location at 34 South Third Street, on the east side of Capitol Square. The former Dispatch Building underwent a major renovation in 1925 to convert the building into Robert's Clothing Store, and this business occupied the building until c. 1960. It became Summers & Sons Music store in the 1960s. Today it has a coffee shop on the first floor and offices on the upper floors.

The Columbus *Dispatch* published a series of articles entitled, "Made in Columbus." One article in the series, published in 1914, described the work of White Haines Optical Company, makers of eyeglass lenses. "With nearly a million lenses of all sizes and descriptions in stock, White Haines Optical of 9 West Long Street – is one of the firms in Columbus that can fill an order in a moment's notice."⁵ The article continued to describe the finishing process. Glass was imported mainly from Germany because it was considered far superior to domestic glass. Each blank was a two-inch square, 1/8" thick. "It is the work of the optical manufacturer to grind the glass and form it until it magnifies or retracts the objects before it."⁶ At the time this article was published, the company was in the process of building its new headquarters building at 80-82 North High Street (building # 15). This terra-cotta clad building was designed by Columbus architects Richards, McCarty & Bulford. The company had its manufacturing business on the upper floors and two storefronts at street level. The building was expanded in 1916 and 1920. White Haines Optical was the primary tenant of the building until the 1950s. Harrington Jewelers was located in one of the storefronts, beginning in the late 1930s and continuing until the space was used by Argo & Lehne Jewelers in the 1960s.

High Street, both north and south of Broad Street, had the greatest concentration of retail establishments in this time period. It was well-serviced by public transportation, streetcars and later the city's public bus line. All of the streetcars and bus lines converged on High Street, which made this corridor downtown accessible from every area of the city. The combination of businesses – banks, retail, restaurants and offices – contributed to a lively and busy streetscape. Many of the retail businesses in this corridor, including the ones located in the district were locally owned and operated. Among them was the Madison's Women's Store, which opened at in the building at 72-74 North High Street (building # 13) in 1927. A newspaper advertisement announcing the store called it, "Columbus' newest apparel store for women and misses. . . come see how artistically we have remodeled our building."⁷ This article illustrates that the idea of remodeling the buildings for new uses began well before mid-century period. Prior to Madison's

⁴ Ibid.

⁵ *Columbus Dispatch*. "Made in Columbus - Making Eyeglass Lenses" 4/26/1914.

⁶ Ibid.

⁷ *Columbus Citizen*. 11/4/1927, p.5

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locating in this building, it was typical of other buildings on the street with a small storefront business and offices above. This locally-owned store would continue to occupy this downtown location for almost 70 years.

Other retail stores in the district that were listed on a 1937 commercial map included, Kibler Men's Clothing at 33 North High Street (building #1), Bond Men's Clothing at 43 North High Street (building #3), F.G. & A. Howald Furniture at 34-38 North High Street (building #6); Harrington Jewelry in the White Haines Building (building #15), and Robert's Clothing Store in the former Dispatch Building (building #12). Immediately north of the proposed district were an S.S. Kresge, F. W. Woolworth, Dunn-Taft Department Store, and The Union Company department store.

The city's largest retail store, F. & R. Lazarus & Company was located on South High at the corner of Town Street, in its new building completed in 1909 (also designed by Richards, McCarty & Bulford). By the 1930s, Moorehouse Martins Department Store and The Fashion (women's clothing store) were located across the street, also on South High Street.

Downtown Columbus in Mid-Century – 1941-1965

Downtown Columbus continued to thrive as the city grew in the early and mid-20th century. The city's population reached 237,031 in 1920, 306,087 in 1940 and 471,316 in 1960. Prior to the completion of Interstate 70 (east-west) and Interstate 71 (north-south) through the city in the mid-late 1960s, most of the city's physical growth extended along well-established city corridors, including High Street and Broad Street. People traveled by car on city streets or used public transportation to enter the downtown area. (figure 15, continuation sheet #10)

State government was and continues to be a major employer downtown. In addition to offices in the Ohio Statehouse and the Wyandotte Building at 21 West Broad Street (1897, NR#72001013), the state built the Ohio Departments Building at 65 South Front Street along the Columbus riverfront in the early 1930s to house state offices. These offices, along with other professional services and banking continued to locate in the core of downtown within a few blocks of the Ohio Statehouse. The downtown area was also home to the offices of the city's insurance companies, including Nationwide Insurance, formed in 1955, with roots dating back to the Ohio Farm Bureau Mutual Insurance Company in 1925; State Auto Insurance Company established in 1921; and Motorists Insurance in 1928. While none were located within the district, their presence downtown illustrates the importance of the city's downtown to the health and vitality of the region's economy. Those who worked downtown in these and other offices provided a daily customer base for the downtown retail and commercial businesses.

The Columbus Chamber of Commerce began advocating in the late 1940s for improved roads, railroads and airport as a means to grow the business and industrial base of the city. This push continued throughout the 1950s and 1960s as the city planned and executed projects that included construction of Interstates 70 and 71 through the center of the city; an ambitious urban renewal program that resulted in the demolition and partial rebuilding of the southeast quadrant of downtown; and construction of Interstate-670 (innerbelt) and Interstate-270 (outerbelt).

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Through a combination of bond issues and federal and state funding, the city was budgeting between \$10 and 19 million each year from 1957 to 1960 for construction of the early stages of the local interstate highway.

Postwar highway construction and urban renewal downtown were taking place at the same time Columbus and the nation as a whole were undergoing suburbanization. Pent-up demand for housing and automobiles after nearly 15 years of the Great Depression followed by World War II, combined with GI Bill financing for home ownership for returning war veterans, led to significant regional growth. Columbus, however, was not content to allow suburban communities to gain all of this growth. City leaders instituted an aggressive annexation policy tied to provision of sewer and water services. This allowed the city to expand substantially in land area as many other cities were becoming land-locked by the growth of suburban ring communities. The city of Columbus encompassed 33 square miles in 1927. As a result of post-war annexation, the city's size grew to 41.7 square miles in 1954, 91 square miles in 1960, and 144 square miles in 1970. Today, Columbus covers over 223 square miles and has a population of over 800,000 (the metropolitan area is well over 1.5 million). (figure 16, continuation sheet #11)

Town & Country, the city's first large regional strip shopping center was developed in 1949 by the Columbus-based Casto Company. Located on East Broad Street in Whitehall (a new Columbus suburb about six miles from downtown Columbus), Don Casto secured the J.C. Penney and Kresge stores as anchor tenants. He was also able "to convince the Columbus Railway Power & Light Co., which controlled public transportation at the time, to extend bus service to the suburban shopping center."⁸ The success of this first regional center, led to the development of Graceland Shopping Center (north), Great Western Shopping Center (west) and Great Southern Shopping Center (south) by the same company in the 1950s. These shopping centers were characterized by large expanses of parking, several major chain store anchor tenants and a number of smaller retail tenants and branch banks, including some that were locally-owned. Although these centers were popular with consumers, they did not have a significant impact on retail activity downtown which continued to be the primary shopping area for residents, with these centers providing convenience when needed. For example the Union, a locally-owned specialty clothing store had branch stores in Town and Country and Graceland Shopping Centers during the 1950s and into the 1970s, but the flagship store was located downtown. There, one could find a much greater selection of merchandise and all of the management and administrative offices. The store was located on North High Street (north of the district) and moved to South High Street (across the street from Lazarus Department Store) in the 1960s.

The event that would sow the seeds of change in the downtown Columbus commercial and retail center began in the mid-1960s. With the completion of the interstate highway system through Columbus, new enclosed suburban malls entered the scene. Columbus saw three built within a short period of time – Eastland, Westland and Northland. All were located near the newly-built freeways and had acres of free parking. All three had a Sears & Roebuck, J.C. Penney and a Lazarus (the city's major department store) as anchor tenants. The remaining tenants were

⁸ www.castoinfo.com

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mainly chain stores that sold clothing, shoes and accessories and a variety of restaurants and a movie theater were also included in each. These centers were more than convenience shopping areas; they were destinations.

Even with these suburban advantages, it was another twenty years before downtown retailing began to lose its edge. In fact, the downtown Lazarus store operated into the early 2000s and the city undertook an ambitious plan to increase downtown retailing with City Center Mall, which was attached to Lazarus and opened in 1988. It introduced Marshall Fields (Chicago) and Jacobson's (Michigan-based) to the downtown retailing scene. This mall was put out of business from another wave of three new regional shopping centers. Tuttle Mall and Easton were built along the city's outerbelt (I-270) and Polaris was built in another county – all built between 1990 and 2005.

Despite of the growth of suburban retail locations, commercial activity continued in the district until the 1980s and early 1990s. Among the retailers that continued to operate even after the end of the period of significance were Argo & Lehne Jewelers in the White Haines Building (building #15), Walker's Men's Store at 33 North High (building #1), and Madison's womens' clothing store (building #13), which also incorporated the building at 78 North High (building #14). Madison's underwent a major renovation in 1986 to continue its competitive edge, even as it had suburban branches in several of the shopping centers mentioned above. The store was sold and ultimately closed in the 1990s.

Throughout the period of significance for this district, downtown continued to be the primary retail and business district in the city. This dominance was reflected in continued expansion, improvements and economic investments in buildings in the district, including the modernization of buildings to compete with new business development in the suburbs.

Ohio National Bank (later BancOhio and now PNC Bank), located in the Citizens Building (#4) remained one of the big three local banks in Columbus (the others were Huntington National Bank and City National Bank). Ohio National planned a major expansion of the Citizens Trust Building in 1959. Sims, Cornelius & Schooley, a recently organized Columbus architectural firm received the commission. The addition, completed in 1960, added three floors (and a partial penthouse) to the 1917 building. Designed in a restrained mid-century modern form, the addition respected the original design in its stone exterior, the symmetrical fenestration pattern, and its simple cornice. It complements and does not overwhelm the original design. The addition was built to house the Ohio Company, the growing investment services company associated with the bank. The Ohio National Bank and the Ohio Company continued to occupy this building until it completed its new headquarters on East Broad Street in 1974. The banking lobby remained opened until about 2000.

Directly across the street, at the southeast corner of Broad and Gay Street was another historic banking location. The High Victorian Italianate building was known as the Jones Building, dating from the 1870s (#11). It was updated in the early 20th century when it became the home for City National Bank (which had its roots in several predecessor banks dating back to the 1860s) in 1900. City National Bank occupied this location from 1900 until 1925, when it moved into the

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old Hayden Bank Building (NR) at 20 East Broad Street. In 1957, Dollar Savings Bank (established in 1907) moved to this former City National location from its previous location a few doors east at 51 East Gay Street. The bank began the second and final modernization of the exterior. It took three years for the transformation into a mid-century Art Moderne building. (figs. 14-16) The quality of the materials and design reflect Dollar Savings & Loan's intention to have a substantial and modern image. Marble, stainless steel, and restrained geometric detailing were hallmarks of the style. The building retains the character of the mid-20th century today. Dollar Savings & Loan was located in this building until the bank ceased operation over a decade ago.

The newest building constructed within the period of significance was built by Ohio Federal Savings & Loan. This bank replaced an earlier building. The new bank was a contemporary two-story building with a black and white marble façade, large expanses of aluminum-and-glass windows, and a recessed entrance. The lack of a cornice or other ornamentation placed it squarely in the mid-century design era.

At the end of the period of significance, the district was populated with financial institutions, Ohio National Bank (building #4), Dollar Federal Savings and Loan (building #11) and Ohio Federal Savings and Loan (building #16); clothing stores, Madison's (buildings #13, #14), Walker's Men's Store (building #1), Bond's Men's Store (building #3); and other retail stores, Marshall's Cards (building #9), an Ohio Liquor Store (building #10), H.Cole Art Supplies (building #15), Argo and Lehne Jewelers (building #15), and Summers & Sons Music (building #12). The J.C. Penney Department Store and the Union Store were both located north of the district. Photos from this period show streets filled with cars, sidewalks crowded with people, and a continuous streetscape of buildings, commercial signage and vibrant retail activity. (fig. 14, continuation sheet #) The district today reflects the long evolution of the city's retail and business corridor on North High Street from the late 19th to the early 20th centuries.

Architectural Significance

The district is an assemblage of continuous streetscapes that exemplify the characteristics of historic urban commercial areas with a mix of uses (commercial, office, retail), multi-story buildings with common setbacks along the sidewalk, storefronts on the first floor and other uses above, and a mix of architectural styles and elements reflecting development over a period of time. Even the later additions to historic buildings and non-contributing buildings contribute to the scale, form and commercial character of the district.

With a backdrop of continuous streetscapes, there are several notable examples of architecture – these buildings are associated with the work of local architectural firms and exhibit a fine sense of design, craftsmanship and use of quality materials.

Two of the buildings in the district were designed by one of the city's most important and prolific early-to-mid 20th century firms, Richards, McCarty & Bulford. The firm, which was located for a time in The Ruggery at 20-22 East Gay Street, (building #17) was responsible for the design of a number of the city's distinctive public, institutional, and commercial buildings.

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Clarence Richards and J.E. McCarty formed an architectural firm in 1898, and in 1899 they were joined by George H. Bulford. The firm remained in business until 1943 and designed buildings in Columbus and throughout Ohio. Among their surviving buildings in Columbus are the following: Ohio Institution for the Education of the Deaf and Dumb (400 East Town Street, NR); alterations to St. Joseph's Cathedral; the Athletic Club of Columbus (140 East Broad Street, NR); the Salesian Center (80 South Sixth Street); the Columbus Museum of Art (480 East Broad Street, NR); the U.S. Post Office and Courthouse (85 Marconi Boulevard, NR); the Ohio National Bank (167 South High Street, NR); and the Lazarus Building (High and Town streets). The firm also designed the Hardin County Courthouse and the Kenton Public Library, both in Kenton, Ohio among other significant buildings outside of their home city.

Richards, McCarty & Bulford's body of work was in a variety of styles, as evidenced by its two buildings within the proposed district. The White Haines Building was built in 1913, with additions in 1916 and 1920 (82-84 North High Street, building #15). The firm designed both the original building and the additions. It is clearly early 20th century in design, with its steel frame and large expanses of glass, but it is distinguished by the highly-detailed terra cotta surface treatment. The north storefront is made of bronze with a floral motif in the bulkhead, in the frames around the storefront windows, and in the corner detailing on the transom glass. This is one of the best preserved buildings in the district. The other building designed by the firm is the Citizens Building of 1917 (47-53 North High Street, building # 4). The Citizens Building is a stone-clad bank that exhibits hallmarks of the Neo-Classical Revival style, including the massive four-story columns and pilasters, carved stone and decorative terra cotta exterior treatment, and decorative cornice. This building is representative of Richards, McCarty & Bulford's work with classically-inspired design motifs, which were popular for bank and institutional buildings. The building's size, corner location, scale of columns, pilasters, and banking lobby contributed to the sense of permanence and stability that was important for banks to convey to customers and the public.

The Citizens building was expanded with a three-story rooftop addition in 1960, designed by another noted Columbus architectural firm. Sims, Cornelius & Schooley was formed in 1946. Ray Sims had a thriving residential architectural practice at the time, Bert Cornelius was an electrical engineer and John Schooley had just finished his term as the State Architect of Ohio. During John Schooley's tenure as State Architect, the Ohio Departments Building (now the Ohio Judicial Center, NR) at 65 South Front Street was completed. He also oversaw the design and construction of buildings on the state's college campuses and at state institutions. Ray Sims passed away unexpectedly while on a business trip in 1961. Schooley's son, John P. Schooley, joined the firm in 1964 and the firm name was changed to Schooley, Cornelius and Schooley. Today the successor firm is Schooley Caldwell Associates. This firm continues to have an impact on the city's urban fabric. Examples of the firm's work at mid-century were the Wagnalls Memorial Building in Lithopolis, the Urbana Public Library, the Bowling Green Fine Arts Building, the Upper Arlington City Hall, and Lincoln and Morrill Towers at The Ohio State University. The firm's addition to the Citizens building is sensitively designed to respect the Neo-Classical formality of the original design, but it has a simplified mid-century aesthetic to it. It respects but does not compete with the original.

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The Columbus Dispatch Printing Company building was attributed to architect H. A. Linthwaite. Linthwaite designed homes and buildings for some of the city's most prominent business leaders, but few examples of his work survive. One is the Franklin Park Conservatory Palm House (1893, NR) in Franklin Park on the city's near east side. Other buildings credited to Linthwaite but no longer standing are the following: the Schumacher Mansion at 750 East Broad Street (the Schumacher collection formed the core collection of the Columbus Museum of Art); the Fred Lazarus Sr. House at 1080 Bryden Road (one of the partners of F. & R. Lazarus Co, the city's premier department store for over 150 years); the Peruna Building at 115 East Rich Street, the Hartman House at 513 East Town Street, and the Hartman Stock Farm on U.S. Route 23 in southern Franklin County (the last two were part of the Samuel Hartman Peruna Medicine empire). The Dispatch Building is one of the most finely-detailed and well-preserved early 20th century small-scale commercial buildings surviving in downtown Columbus. It was completed in 1910; the newspaper celebrated its new home with a lengthy article in the Sunday edition of the *Columbus Dispatch* on October 2, 1910. It read, in part, "The new home of The Columbus Dispatch is a five-story building of buff Bedford limestone, 23 feet on High Street and 119 feet in length on Gay Street. It is semi-classic in design, extremely simple in some points, extremely elaborate in others. The building is a striking one, and would attract attention no matter among what sort of structures it should be placed. It is not mammoth nor imposing, in the commonly accepted sense of those words; it does not seek to attract attention by its height. But, it will always be noticed for its artistic simplicity and its dignity. . . . It took four men four months to do the elaborate carving which adorns the exterior of The Dispatch building. They worked under the direction of Frederick Cheers, a famous New York sculptor." ⁹

The New First National Bank Building's design was attributed to McCollum and Dowler of Pittsburgh, Pennsylvania. Research did not turn up any information about the firm, although a Press C. Dowler did design at least a few schools in Pittsburgh in the 1910s and 1920s. The building was following the trend of tall steel frame structures that were beginning to appear throughout the downtown area. These buildings had commercial space, or in some cases, banks on the first floor and rental offices above. This ten-story building is the tallest in the district. Its finely-detailed cornice and top floor are visible from several blocks away.

The Ruggery building was completed in 1895 (20-22 East Gay Street, building # 17). Although the architect is not known, the building is one of the largest and most well-preserved in the district. It features a tripartite design of a base, shaft and cornice. The pilasters accentuate the height and the round arched windows and cornice details balance the stone detailing on the first two floors of the building. It is not known who designed the building, but it was clearly someone with an understanding of design, craftsmanship, detailing and proportion.

Another well-preserved building in the district is the c. 1870 commercial building located at 15-19 East Gay Street (building # 18) which is simple in design with its ordered symmetrical façade, but it has detailing typical of the Italianate style with the incised stone lintels, bracketed cornice, and stone storefront posts with carved lambs tongue design.

⁹ *Columbus Dispatch*, October 2, 1910.

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Integrity

The district clearly represents the historical development of the city's downtown business district from the 1870s to the 1960s. There are 18 buildings in the district and all but three are considering contributing resources. The district maintains integrity of **location** -- the properties are all in their original locations with shared party walls, common setbacks and continuous storefronts along North High Street and East Gay Street. They retain integrity of **setting**, with all of the buildings remaining in commercial use with storefronts on the first floor and offices and in some cases, residential above. Integrity of **design** is reflected in the wide range of architectural periods and styles represented. Even with alterations, buildings exhibit characteristics of the following styles: Italianate (buildings # 7, 10 and 18), late 19th century commercial (building # 17), Neo-Classical Revival (buildings # 1, 4), Renaissance Revival (building #12), Art Moderne (building # 11), early 20th century commercial (buildings # 8, 9, 15) and mid-century modern (building # 16), which represent the entire period of significance from the 1870s to the 1960s. The alterations made to the buildings during the period of significance, specifically new exterior wall surface materials (buildings # 6, 9 and 11), the addition to the Citizens Building (building #4) and the complete exterior makeover of Dollar Federal Savings & Loan (building #11) are responses to mid-century changing architectural styles and a concerted effort on the part of owners to update the look of their buildings to remain competitive. The two-tone smooth stone exterior combined with the horizontal window emphasis on building #6; the enameled metal panels on the first two floors of building # 9; the green and white marble, aluminum and glass Art Moderne exterior of building #11; and the restrained three-story addition on building # 4 are examples of the significant investment being made in updating older buildings during the mid-century period. The district maintains integrity of **materials**, including both original building materials as well as those materials used to update some of the buildings in the mid-20th century. Materials in the district include brick, terra cotta, stone, marble, enameled metal, bronze, aluminum and glass. The district maintains integrity of **feeling**, as a densely developed commercial district; and **association**, as the buildings in the district are linked with the business history and development of downtown Columbus, Ohio. The district

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9. Major Bibliographical References

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

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Operation Buildup. Annual Report of the Columbus Chamber of Commerce, 1950-51.

Richards, McCarty & Bulford – drawings for the Citizens Building, 1916.

Sherwood, R. C. *Map of Central Business District of Columbus, Ohio.* Columbus, Ohio: 1937

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Sims, Cornelius & Schooley – drawings for an addition for Ohio National Bank, 1959.

Selection of Work Designed in the Office of Sims, Cornelius & Schooley, 1948.

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 (Ohio Historic Inventory Forms)
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository: Ohio Historic Inventory

Historic Resources Survey Number (if assigned): see list below
see list of Contributing/Non-Contributing resources for individual OHI number

10. Geographical Data

Acreeage of Property approximately 4 acres

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____
(enter coordinates to 6 decimal places)

- | | |
|--------------|------------|
| 1. Latitude: | Longitude: |
| 2. Latitude: | Longitude: |
| 3. Latitude: | Longitude: |

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4. Latitude: Longitude:

Or

UTM References

Datum (indicated on USGS map): to be added with final draft.

NAD 1927 or NAD 1983

- 1. Zone: 17 Easting: 3921112 Northing: 4425416
- 2. Zone: Easting: Northing:
- 3. Zone: Easting: Northing:
- 4. Zone: Easting : Northing:

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

Beginning at the intersection of Lynn Alley and Wall Street, go north along the east curbline of Wall Street to the intersection of Gay Street; go east on Gay Street along the south curbline to the curbline on the east side of High Street at Gay Street; go north along the east curbline of High Street to the intersection of Elm Alley; go east along the south curbline of Elm Alley to the intersection with Pearl Alley; go south along the west curbline of Pearl Alley to the intersection with Lynn Alley; go west along the north curbline of Lynn Alley to the point of beginning.

Boundary Justification (Explain why the boundaries were selected.)

The district boundaries comprise a compact collection of late 19th to mid-20th century commercial buildings. The district is bounded by new development south of the district and a large surface parking lot north of the district on the west side of High Street; and a surface parking lot north of the district on the east side of High Street. The block between Broad Street and Lynn Alley on the east side of High Street has a substantial amount of new construction and was not included. One block of East Gay Street, east of Pearl Alley, is already included in the Gay Street Historic District, which was determined eligible for the National Register in 1990 but was not listed due to owner objections. The nominated district does not include that district. The nominated district contains no vacant lots.

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11. Form Prepared By

name/title: Nancy Recchie/Jeffrey Darbee/ Historic Preservation Consultants
organization: Benjamin D. Rickey & Co.
street & number: 393 Library Park South
city or town: Columbus state: OH zip 43215
e-mail nrecchie@columbus.rr.com
telephone: 614-221-0358
date: July, 2013

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.)

List of Illustrations on Continuation Sheets

1. 1872 Map of Columbus, Ohio
2. View of High Street at Capitol Square in 1852.
3. Image of first Union Station, built in 1850
4. View of second Union Station, built in 1875.
5. View of third Union Station, built in 1893.
6. Streetcar map of Columbus, c. 1906.
7. Rendering of New First National Bank, built in 1905.
8. Advertisement for Citizens Trust & Savings, 1918.
9. Postcard view of Citizens Building, c. 1920s.
10. View of Citizens branch of Ohio National Bank, nd.
11. View of Dispatch Building at northeast corner of High and Gay, c. 1900
12. View of new Dispatch Building at northeast corner of High and Gay, c. 1910.
13. View of building at southeast corner of High and Gay, c. 1870s.
14. View of building at southeast corner of High and Gay, c. 1920s.
15. Photo of corner of Broad and High, c. late 1940s.
16. Illustration of extent of Columbus boundaries 1934-present.

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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: High and Gay Streets Historic District

City or Vicinity: Columbus

County: Franklin State: OH

Photographer: Jeffrey Darbee

Date Photographed: June, 2013

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

- 1 of 47 View of First National Bank Building at 33 North High Street, looking northwest.
- 2 of 47 View of detail of third floor of High Street elevation of 33 North High Street.
- 3 of 47 View of detail of cornice of 33 North High Street.
- 4 of 47 View of south and west elevations (along alleys) of 33 North High Street.
- 5 of 47 Streetscape view of west side of High Street, between Lynn Alley and Gay Street, looking northwest from Lynn Alley.
- 6 of 47 Streetscape view of west side of High Street, looking southwest from Gay Street.
- 7 of 47 View of façade Citizens Building at 49-53 North High Street.
- 8 of 47 Detail view of Citizens Building (49-53 North High Street) at southwest corner of High and Gay streets.
- 9 of 47 Gay Street (north) and alley (west) elevations of Citizens Building at 49-53 North High Street.
- 10 of 47 View of 30 and 32-34 North High Street, looking northeast from Lynn Alley.
- 11 of 47 View of south and east elevations (along Lynn and Pearl Alleys) of 30 North High Street.
- 12 of 47 Streetscape view of 40-56 North High Street, looking northeast.
- 13 of 47 Detail of 44 North High Street.
- 14 of 47 Detail of 46-48 and 50 North High Street.
- 15 of 47 Historic sign at 46-48 North High Street.
- 16 of 47 Streetscape view of east side of High Street, looking southeast from Gay Street.
- 17 of 40 Streetscape view of south side of East Gay Street looking east from High Street.
- 18 of 47 Detail view of carved eagle on High Street elevation of 56 North High Street.

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- 19 of 47 Detail of Gay Street elevation of 56 North High Street.
- 20 of 47 View of streetscape on the east side of High Street looking northeast from Gay Street.
- 21 of 47 Detail of Dispatch Building at 66 North High Street.
- 22 of 47 Detail of top floor and cornice of Dispatch Building at 66 North High Street.
- 23 of 47 Detail of stone carving of Dispatch Building at 66 North High Street.
- 24 of 47 Detail of floor material in entrance of Madison's at 72-74 North High Street.
- 25 of 47 View of main elevation of the White-Haines Building at 80-84 North High Street.
- 26 of 47 Detail of cornice of White-Haines Building at 80-84 North High Street.
- 27 of 47 Detail of north storefront of White-Haines Building at 80-84 North High Street.
- 28 of 47 Detail of bulkhead of north storefront of White-Haines Building at 80-84 North High Street.
- 29 of 47 Detail of entrance to north storefront of White-Haines Building at 80-84 North High Street.
- 30 of 47 Detail of transom of north storefront of White-Haines Building at 80-84 North High Street.
- 31 of 47 Detail of sign at the entrance to the upper floors of the White-Haines Building at 80-84 North High Street.
- 32 of 47 View of High Street elevation of 90 North High Street, looking northeast.
- 33 of 47 View of north (Elm Alley) elevation of 90 North High Street looking southeast.
- 34 of 47 View of High Street elevation of 90 North High Street, looking south.
- 35 of 47 Detail of entrance to 90 North High Street.
- 36 of 47 View of north (Elm Alley) and east (Pearl Alley) elevations of 90 North High Street.
- 37 of 47 Streetscape view of north side of Gay Street, looking northeast from High Street.
- 38 of 47 View of Gay Street and Pearl Alley elevations of the Ruggery Building at 20-24 East Gay Street, looking northwest.
- 39 of 47 Detail of upper floor details of the Ruggery Building at 20-24 East Gay Street.
- 40 of 47 View of east (Pearl Alley) elevation of the Ruggery Building at 20-24 East Gay Street.
- 41 of 47 Streetscape view of south side of Gay Street, looking southwest from Pearl Alley. The brick building in the foreground is 15-19 East Gay Street.
- 42 of 47 Detail of entrance and pilasters on 15-19 East Gay Street.
- 43 of 47 Detail of storefronts and stone pilasters on 15-19 East Gay Street.
- 44 of 47 Detail of cornice on 15-19 East Gay Street.
- 45 of 47 Streetscape view of Pearl Alley between Gay Street and Lynn Alley showing the rear elevations of the buildings on the east side of High Street.
- 46 of 47 View of alley behind the Citizens Building on the west side of High Street, with Wyandotte Building (NR) in the background. The overhead walkway is outside the district.
- 47 of 47 View of Pearl Alley looking north toward the Ruggery on East Gay Street. The cornice of the Atlas Building (NR) is in the background.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

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Name of multiple listing (if applicable)

Section number Additional Information

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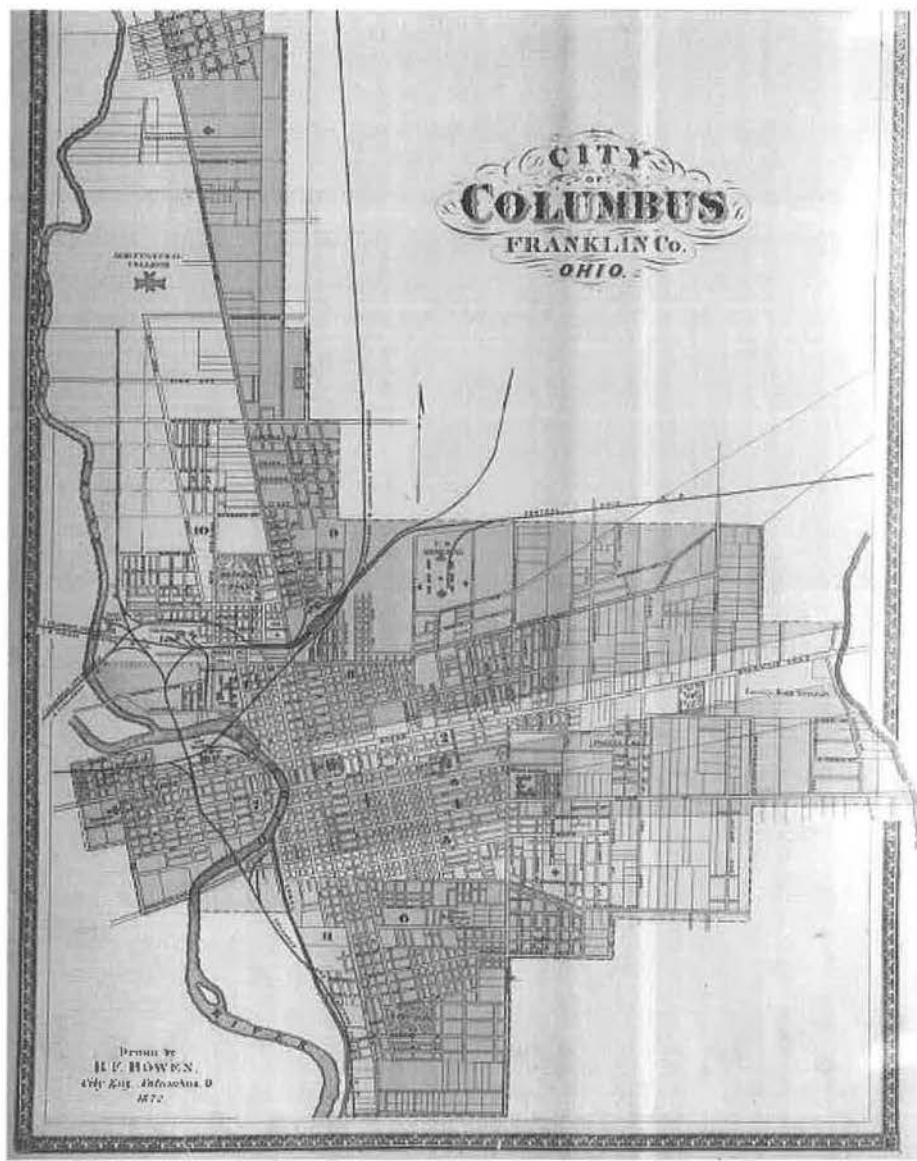


Figure 1. 1872 map of Columbus, Ohio. It illustrates the grid pattern of streets.

(Source: Columbus Metropolitan Library)

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

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Name of multiple listing (if applicable)

Section number Additional Information

Page 2

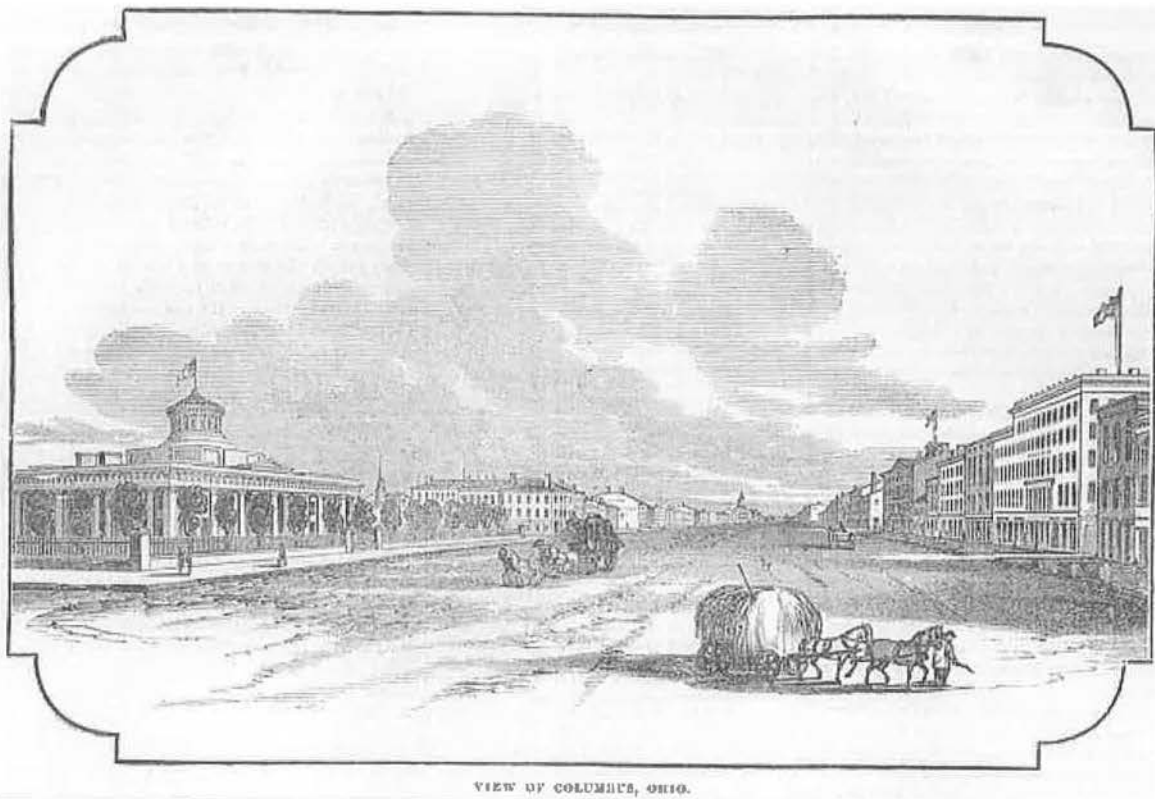


Figure 2. 1852 View of High Street, looking south from Broad Street, from *Gleason's Pictorial Drawing Room Companion*. The new Ohio Statehouse is on the left.

(Source: Columbus Metropolitan Library Circulating Visuals Collection)

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

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Name of multiple listing (if applicable)

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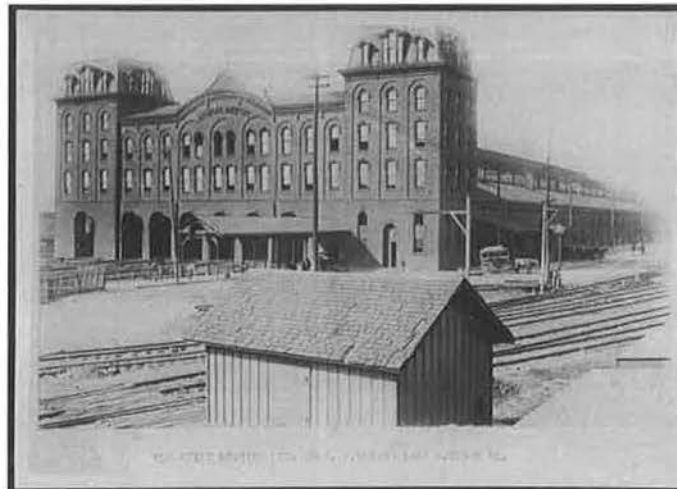


Figure 3-5. Views of three Union Stations – all located on the same site on North High Street. The first was built in 1850 (top), the second in 1875 (middle), and the third in 1893 (bottom).

(Source: Columbus Metropolitan Library Circulating Visuals Collection)

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

High and Gay Streets Historic District

Name of Property
Franklin County, Ohio
County and State

Name of multiple listing (if applicable)

Section number Additional Information

Page 4

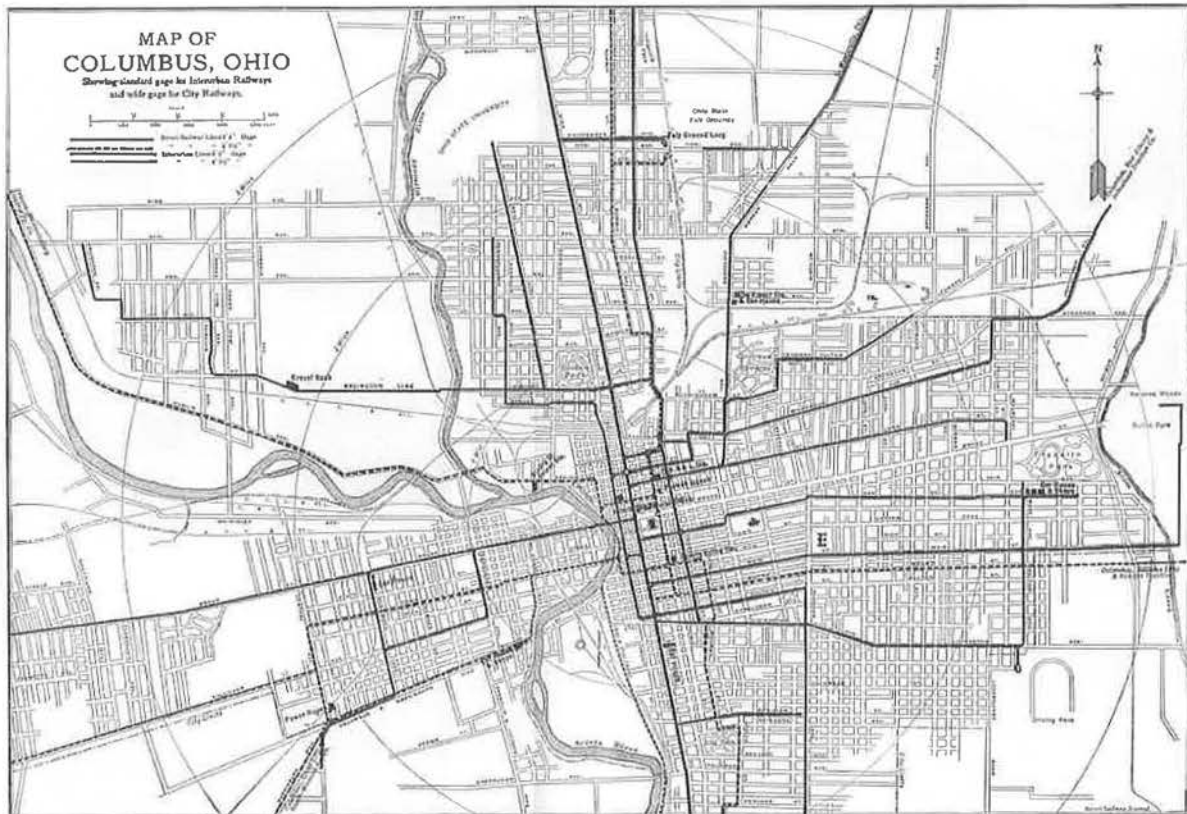


Figure 6. Streetcar map of Columbus, Ohio, c. 1906. All of the streetcar lines converge on High Street in downtown Columbus, which made the High Street commercial area accessible by public transit to virtually all of the city's residents.

(Source: Columbus Metropolitan Library Circulating Visuals Collection)

United States Department of the Interior
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Figure 7. View of New First National Bank from *Columbus, Ohio – Gateway Continental Commerce*, 1919.

(Source: Columbus Metropolitan Library)

United States Department of the Interior
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Continuation Sheet

High and Gay Streets Historic District
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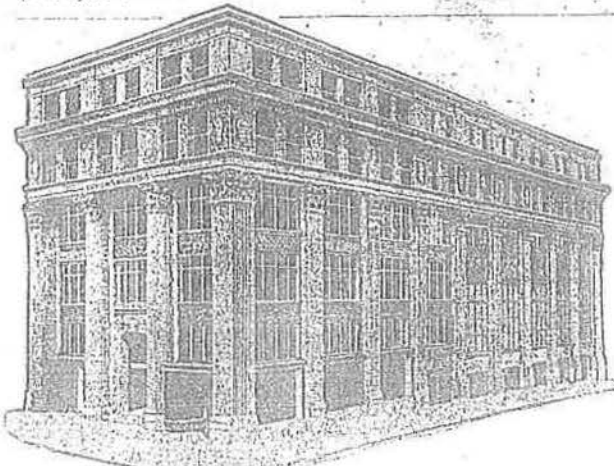
Page 6

The Citizens Trust and Savings Bank
MEMBER FEDERAL RESERVE SYSTEM

Capital - - - - \$700,000.00 Surplus - - - - \$150,000.00

DIRECTORS

GEORGE W. BRIGHT, Chairman
WALTER ENGLISH, Cashier
JAMES W. FAULKNER, Cincinnati Engineer
MYRON T. HERRICK, President Society for Savings, Cleveland, O.
CHARLES C. HIGGINS, President Charles C. Higgins Co.
CARL J. HOSTER, President Hoster-Columbus Co.
J. M. HOWARD, Attorney-at-Law
J. A. JEFFREY, President Jeffrey Mfg. Co.
S. G. MADDEN, Pres. Colo. Railway, Paper & Light Co.



SOUTHWEST CORNER HIGH AND GAY STREETS
21 N. High

DIRECTORS

O. A. MILLER, President Central Ohio Paper Co.
E. A. REED, Gen. Manager Central Union Telephone Co.
W. P. SHARER, Pres. First National Bank, Zanesville, Ohio
FREDERICK SHELDON, Treasurer The E. E. Shefel Mercantile Co.
J. F. STONE, President The Seagrave Co.
GEORGE C. URIN, Capitalist
JOHN L. VANCE, Jr., Pres. The Citizens Trust & Savings Bank
K. D. WOOD, Secretary Central Ohio Paper Co.

THIS BANK, FORMERLY LOCATED AT 16-18 EAST BROAD STREET, HAS MOVED TO ITS OWN BUILDING AT THE SOUTHWEST CORNER OF HIGH AND GAY STREETS, AND WILL OPEN FOR BUSINESS IN ITS NEW QUARTERS ON MONDAY MORNING, JANUARY 21, 1913. A CORDIAL INVITATION IS EXTENDED TO THE GENERAL PUBLIC TO INSPECT THE EQUIPMENT OF THE BANKING ROOM, INCLUDING SAFE DEPOSIT VAULTS, STORAGE VAULTS, AND OTHER MODERN FACILITIES FOR THE TRANSACTION OF ALL BRANCHES OF BANKING, TRUST COMPANY AND SAFE DEPOSIT BUSINESS.

Figure 8. Newspaper advertisement for the Citizens Trust and Savings Bank announcing its new building.

(Source: Columbus Metropolitan Library)

United States Department of the Interior
National Park Service

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Figure 9. Postcard of Citizens Trust & Savings c. 1922.



Figure 10. Image of "Citizens Office of Ohio National Bank." no date.

(Source for both: Columbus Metropolitan Library)

United States Department of the Interior
National Park Service

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Continuation Sheet

High and Gay Streets Historic District

Name of Property
Franklin County, Ohio
County and State

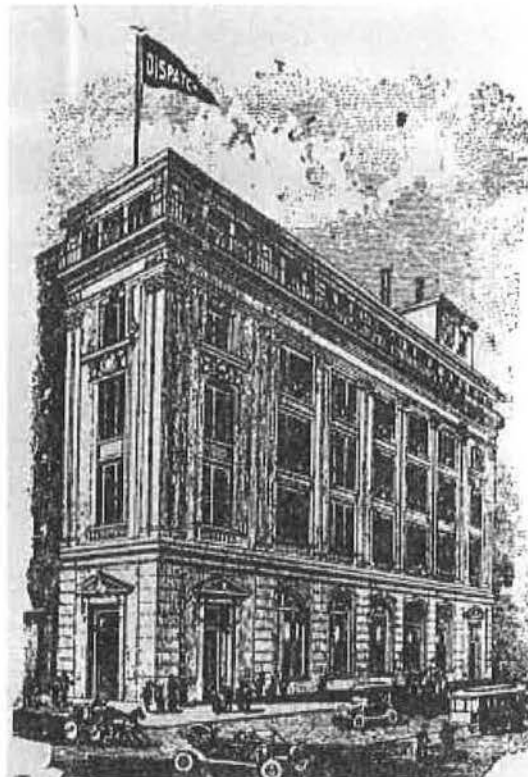
Name of multiple listing (if applicable)

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Page 8



THE DISPATCH BUILDING, COLUMBUS



Figures 11 and 12. View of the Dispatch Building in 1900 at the northeast corner of Gay and High streets (left). It burned and was replaced in 1910 with a new building, which is still standing (right).

(Source: Columbus Metropolitan Library)

United States Department of the Interior
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High and Gay Streets Historic District

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Figures 13 and 14. Two historic views of the Jones Building, located at the southeast corner of Gay and High streets. This original building dates from c. 1870 (top). It was updated in the early 20th century (bottom) for City National Bank, and completely updated again in the Art Moderne style by Dollar Federal Savings and Loan in 1960, the design it retains today.

(Source: Columbus Metropolitan Library Circulating Visuals Collection)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Continuation Sheet**

High and Gay Streets Historic District

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Figure 15. Photo of the Broad and High Streets, looking north, c. mid-1940s.
Downtown Columbus sidewalks were busy with shoppers.

(Source: Columbus Metropolitan Library Circulating Visuals Collection)

United States Department of the Interior
National Park Service

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County and State

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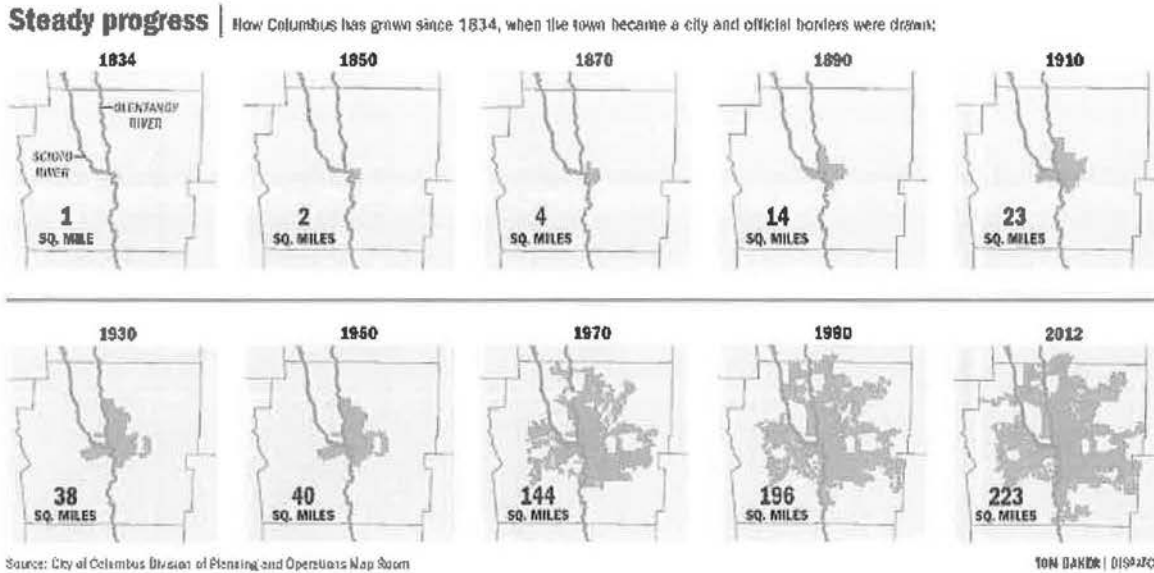
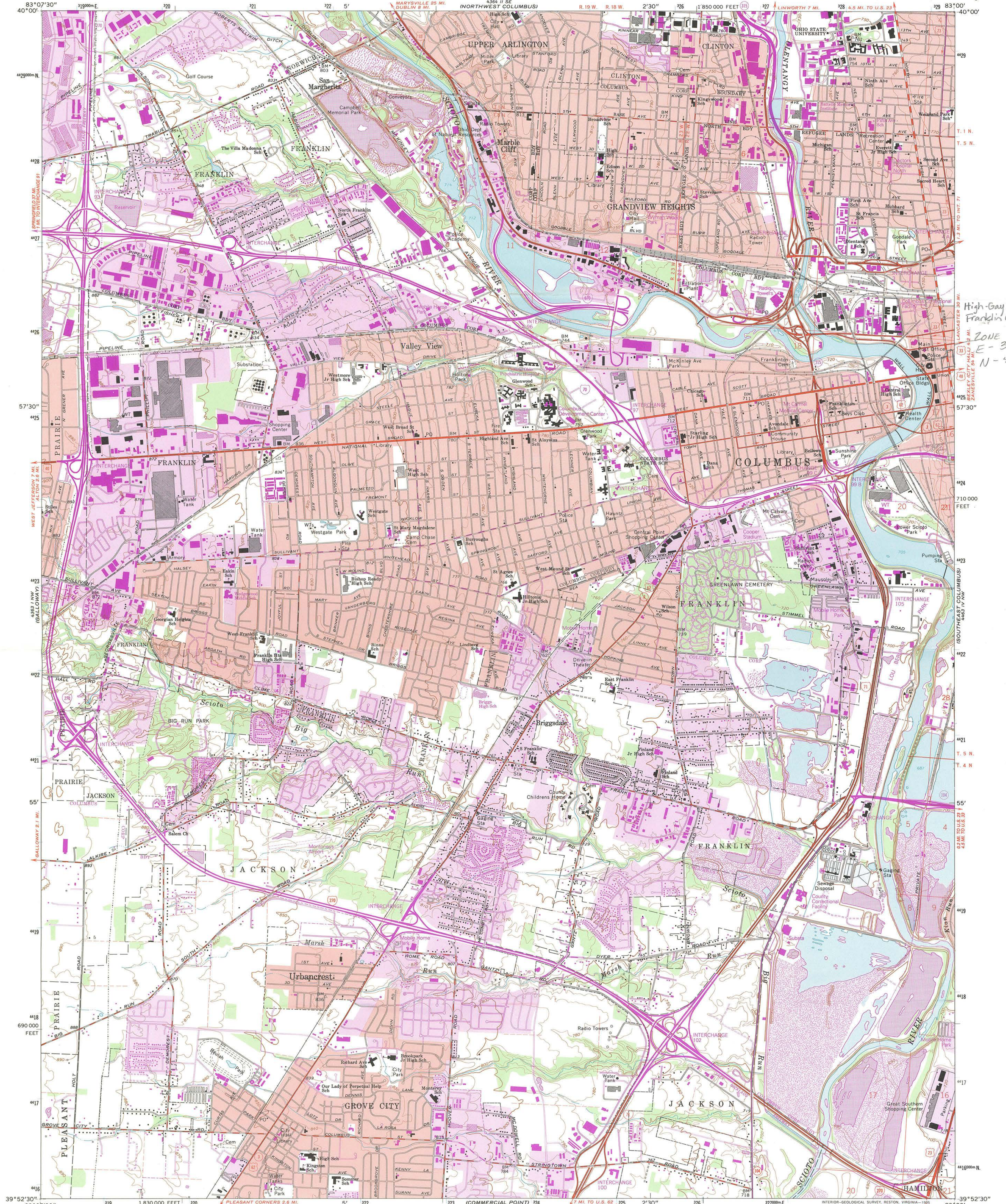


Figure 16. Illustrations showing the extent of Columbus' corporate boundaries from the early 19th century to the present. During the district's period of significance from 1870 to 1964, the city retained a relatively compact footprint. After construction of the interstate highway system in the 1960s, the city expanded significantly, as evidenced in the difference between the 1950 and 1970 maps.

Source: Columbus Dispatch, February 12, 2012



High-Gay Sts H.D.
Franklin Co, OH
ZONE 17
E - 392112
N - 4425416

Produced by the United States Geological Survey
Control by USGS and NOS/NOAA
Compiled from aerial photographs taken 1953 and 1954. Revisions shown in purple and woodland compiled from aerial photographs taken 1991 and 1992 and other sources. Map edited 1995. Conflicts may exist between some updated features and previously mapped contours
North American Datum of 1927 (NAD 27). Projection and 10000-foot ticks: Ohio Coordinate System, south zone (Lambert Conformal Conic)
Blue 1000-meter Universal Transverse Mercator ticks, zone 17
North American Datum of 1983 (NAD 83) is shown by dashed corner ticks. The values of the shift between NAD 27 and NAD 83 for 7.5-minute intersections are obtainable from National Geodetic Survey NADCON software
Area west of the Scioto River lies within the Virginia Military District
Area north of Base Line lies within the United States Military District
Land lines based on the Base Line of the United States Military District
Area South of Base Line lies within Congress Lands east of the Scioto River
Land lines based on the Scioto River Base

SCALE 1:24 000
CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC DATUM OF 1929

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

UTM GRID AND 1985 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET

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

QUADRANGLE LOCATION

SOUTHWEST COLUMBUS, OH
39083-H1-TF-024
1985
REVISED 1995
DMA 4363 1 NE-SERIES V852



33

TRUMP HOTEL



UNIVERSITY OF MICHIGAN







COTA

33





The image shows the upper portion of a classical building facade. Two large, fluted columns with Corinthian capitals support a decorative entablature. The frieze above the columns contains the text 'CITIZENS BUILDING' in large, serif capital letters. Above the frieze is a row of windows, each flanked by a decorative stone panel featuring a stylized, shell-like or floral motif. The building's architecture is highly detailed and ornate.

CITIZENS BUILDING





HERBERT
AND THE
HERBERTS
HERBERTS

HERBERTS

HERBERTS

HERBERTS

HERBERTS

HERBERTS



IN

Green sign with white text, possibly a business or community notice.

A series of colorful posters or signs hanging from the side of the building, featuring various images and text.

NO
OUTLET

Small white sign with black text, possibly a street name or address.

White sign with a black circle and a diagonal line, possibly a 'No Left Turn' or 'No Right Turn' sign.

Green sign with a white arrow pointing right, indicating a one-way street.

Blue sign with white text, possibly a business or community notice.



A.D.
1918



A vintage neon sign for Planters Peanuts is mounted on the exterior of a brick building. The sign features a character in a top hat and a sign with the text "PLANTERS PEANUTS". The building has a brick upper section and a lower section with large, light-colored panels. A balcony with a metal railing is visible below the sign.

PLANTERS
PEANUTS









Superdodds
superdodds.com

Superdodds
superdodds.com

Today • Always Sold Fresh!

Today • Always Sold Fresh!

Superdodds
superdodds.com



madison's

W 14th St
W GAY

WALK

77

W 14th St





OUR OLD WRECKS

WRECKS





WINDSOR



WHITE HANGING BUILDING

82



WHITE HAIN
BUILDING

58







84

North High





WHITE HAINES
BUILDING



OFFICE RELOCATION
Mid Ohio Equities
614-224-2400

90

Mid Ohio Equities
614-224-2400

Mid Ohio Equities
614-224-2400

Mid Ohio Equities
614-224-2400



EEEEEE
EEEEEE
EEEEEE

OFFICE
RE...

Ohio Equities
4-2-...
ohioequities.com

09

LEWIS
EQUITIES



90

Mid Ohio Equities
FOR LEASE
419-224-2400

Mid Ohio Equities
FOR LEASE
419-224-2400

Mid Ohio Equities
FOR LEASE
419-224-2400

sub gov

80







TURNING TRAFFIC
YIELD
TO PEDESTRIANS

Chet's
Structura

GS



ENT

Pharmacy
33 East Gay Street

NO PARKING
EXCEPT AS SHOWN







LEASING

HUB

Huntington

LEASING

zerUa

V2

COOL.

15





NO STOPPING ANY TIME

RAY ST

BISHOP
OFFICE
4-221
www.ty.com

J. Gunn

ZENCHA TEA SALON

19







Universal
Parking, Inc.

NO LEFT TURN

LYNN

STOP



National Register of Historic Places
Memo to File

Correspondence

The Correspondence consists of communications from (and possibly to) the nominating authority, notes from the staff of the National Register of Historic Places, and/or other material the National Register of Historic Places received associated with the property.

Correspondence may also include information from other sources, drafts of the nomination, letters of support or objection, memorandums, and ephemera which document the efforts to recognize the property.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

□&a22CNATIONAL REGISTER OF HISTORIC PLACES
□&a29CEVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY High and Gay Streets Historic District
NAME:

MULTIPLE
NAME:

STATE & COUNTY: OHIO, Franklin

DATE RECEIVED: 1/16/14 DATE OF PENDING LIST: 2/10/14
DATE OF 16TH DAY: 2/25/14 DATE OF 45TH DAY: 3/04/14
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 14000041

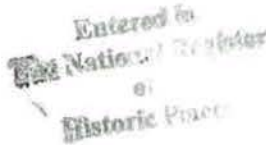
REASONS FOR REVIEW:

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

COMMENT WAIVER: N

ACCEPT RETURN REJECT 3.4.14 DATE

ABSTRACT/SUMMARY COMMENTS:



RECOM./CRITERIA _____

REVIEWER _____ 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.

State Historic Preservation Officer
C/O National Register Staff
Ohio Historic Preservation Office
800 E. 17th Avenue
Columbus, Ohio 43211-2474

12/3/13


Dear Sir/Madam,

Enclosed please find the notarized statement from 72-84 N. High Corp the owner of the property located at 80-84 N. High St Columbus Ohio also known as tax parcel # (010-54935) in the records kept by the Franklin County Ohio Auditor.

Please note that the ownership of the property has changed.

Please acknowledge receipt by signing a copy of this letter and returning it to us.

Very Truly Yours,
72-84 N. High St Corp.


By: Thomas A. Tonti

I acknowledge receiving a cover letter and notarized statement from 72-84 N. High Corp regarding the High – Gay Historic District.

Jira'Harsh

Date: 12/4/13

State of Ohio, Franklin County,ss.

Thomas A. Tonti being first duly sworn, says that,

1. He is the President of 72-84 N. High St Corp.
2. That he is authorized to make this statement, on behalf of the Corporation, as an Officer of the Corporation.
3. The property at 80-84 N. High St Columbus Ohio, Franklin County Auditor's parcel number (010-54935) is solely owned by 72-84 N. High St Corp.
4. That the Corporation has been made aware that someone is trying to list this property as a Historic property and/or as part of a Historic District or as some other type of Historic designation.
5. That the owner objects to having the property being listed as a Historic property, being included in any proposed Historic District or having any type of Historic label associated with the property.
6. That the owner requests that the property not be listed as a historic property and that it be removed from said proposed Historic district or any other type of Historic designation.

And further affiant saith not.


Thomas A. Tonti

Sworn to before me and subscribed in my presence this 2nd day of Dec, A.D. 2013.





State Historic Preservation Officer
C/O National Register Staff
Ohio Historic Preservation Office
800 E. 17th Avenue
Columbus, Ohio 43211-2474

12/3/13

Dear Sir/Madam,

Enclosed please find the notarized statement from 72-84 N. High Corp the owner of the property located at 78 N. High St Columbus Ohio also known as tax parcel # (010-22751) in the records kept by the Franklin County Ohio Auditor.

Please note that the ownership of the property has changed.

Please acknowledge receipt by signing a copy of this letter and returning it to us.

Very Truly Yours,
72-84 N. High St Corp.


By: Thomas A. Tonti

I acknowledge receiving a cover letter and notarized statement from 72-84 N. High Corp regarding the High – Gay Historic District.

Jina Havel

Date: 12/4/13

State of Ohio, Franklin County,ss.

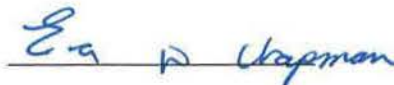
Thomas A. Tonti being first duly sworn, says that,

1. He is the President of 72-84 N. High St Corp.
2. That he is authorized to make this statement, on behalf of the Corporation, as an Officer of the Corporation.
3. The property at 78 N. High St Columbus Ohio, Franklin County Auditor's parcel number (010-22751) is solely owned by 72-84 N. High St Corp.
4. That the Corporation has been made aware that someone is trying to list this property as a Historic property and/or as part of a Historic District or as some other type of Historic designation.
5. That the owner objects to having the property being listed as a Historic property, being included in any proposed Historic District or having any type of Historic label associated with the property.
6. That the owner requests that the property not be listed as a historic property and that it be removed from said proposed Historic district or any other type of Historic designation.

And further affiant saith not.


Thomas A. Tonti

Sworn to before me and subscribed in my presence this 2nd day of Dec, A.D. 2013.


Eva D. Chapman



State Historic Preservation Officer
C/O National Register Staff
Ohio Historic Preservation Office
800 E. 17th Avenue
Columbus, Ohio 43211-2474

12/3/13

Dear Sir/Madam,

Enclosed please find the notarized statement from 72-84 N. High Corp the owner of the property located at 72 N. High St Columbus Ohio also known as tax parcel # (010-057195) in the records kept by the Franklin County Ohio Auditor.

Please note that the ownership of the property has changed.

Please acknowledge receipt by signing a copy of this letter and returning it to us.

Very Truly Yours,
72-84 N. High St Corp.


By: Thomas A. Tonti

I acknowledge receiving a cover letter and notarized statement from 72-84 N. High Corp regarding the High – Gay Historic District.

Jim Harrel

Date: 12/4/13

State of Ohio, Franklin County,ss.

Thomas A. Tonti being first duly sworn, says that,

1. He is the President of 72-84 N. High St Corp.
2. That he is authorized to make this statement, on behalf of the Corporation, as an Officer of the Corporation.
3. The property at 72 N. High St Columbus Ohio, Franklin County Auditor's parcel number (010-057195) is solely owned by 72-84 N. High St Corp.
4. That the Corporation has been made aware that someone is trying to list this property as a Historic property and/or as part of a Historic District or as some other type of Historic designation.
5. That the owner objects to having the property being listed as a Historic property, being included in any proposed Historic District or having any type of Historic label associated with the property.
6. That the owner requests that the property not be listed as a historic property and that it be removed from said proposed Historic district or any other type of Historic designation.

And further affiant saith not.



Thomas A. Tonti

Sworn to before me and subscribed in my presence this 2nd day of DEC, A.D. 2013.



State Historic Preservation Officer
C/O National Register Staff
Ohio Historic Preservation Office
800 E. 17th Avenue
Columbus, Ohio 43211-2474

12/3/13

Dear Sir/Madam,

Enclosed please find the notarized statement from Thirty Four Corporation the owner of the property located at 34 N. High St Columbus Ohio also known as tax parcel # (010-001072) in the records kept by the Franklin County Ohio Auditor.

.Please acknowledge receipt by signing a copy of this letter and returning it to us.

Very Truly Yours,
Thirty Four Corporation



By: Thomas A. Tonti

I acknowledge receiving a cover letter and notarized statement from Thirty Four Corporation regarding the High – Gay Historic District.



Date: 12/4/13

State of Ohio, Franklin County,ss.

Thomas A. Tonti being first duly sworn, says that,

1. He is the President of Thirty Four Corp.
2. That he is authorized to make this statement, on behalf of the Corporation, as an Officer of the Corporation.
3. The property at 34 N. High St Columbus Ohio, Franklin County Auditor's parcel number (010-001072) is solely owned by Thirty Four Corp.
4. That the Corporation has been made aware that someone is trying to list this property as a Historic property and/or as part of a Historic District or as some other type of Historic designation.
5. That the owner objects to having the property being listed as a Historic property, being included in any proposed Historic District or having any type of Historic label associated with the property.
6. That the owner requests that the property not be listed as a historic property and that it be removed from said proposed Historic district or any other type of Historic designation.

And further affiant saith not.



Thomas A. Tonti

Sworn to before me and subscribed in my presence this 3RD day of DEC, A.D. 2013



State Historic Preservation Officer
C/O National Register Staff
Ohio Historic Preservation Office
800 E. 17th Avenue
Columbus, Ohio 43211-2474

12/3/13

Dear Sir/Madam,

Enclosed please find the notarized statement from Thirty Four Corporation the owner of the property located at 44 N. High St Columbus Ohio also known as tax parcel # (010-025177) in the records kept by the Franklin County Ohio Auditor.

.Please acknowledge receipt by signing a copy of this letter and returning it to us.

Very Truly Yours,
Thirty Four Corporation



By: Thomas A. Tonti

I acknowledge receiving a cover letter and notarized statement from Thirty Four Corporation regarding the High – Gay Historic District.

Jire Hannah

Date: 12/4/13

State of Ohio, Franklin County,ss.

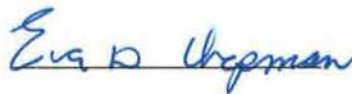
Thomas A. Tonti being first duly sworn, says that,

1. He is the President of Thirty Four Corp.
2. That he is authorized to make this statement, on behalf of the Corporation, as an Officer of the Corporation.
3. Thirty Four Corporation is the successor to M&M Inc. which it acquired via merger.
4. The property at 44 N. High St Columbus Ohio, Franklin County Auditor's parcel number (010-025177) is solely owned by Thirty Four Corp.
5. That the Corporation has been made aware that someone is trying to list this property as a Historic property and/or as part of a Historic District or as some other type of Historic designation.
6. That the owner objects to having the property being listed as a Historic property, being included in any proposed Historic District or having any type of Historic label associated with the property.
7. That the owner requests that the property not be listed as a historic property and that it be removed from said proposed Historic district or any other type of Historic designation.

And further affiant saith not.


Thomas A. Tonti

Sworn to before me and subscribed in my presence this 2nd day of DEC, A.D. 2013.





COLUMBUS, FRANKLIN Co., OH
 HIGH-GAY HISTORIC DISTRICT
 #1, 2 - BUILDING NUMBERS
 - HISTORIC RESOURCES
 NR - NEW CONSTRUCTION RESOURCES
 N

FRONT ST.

LONG ST.

Gay St.

WALL ST.

W. Broad St.

#412
#312
#212
#112

#160
#150
#140
#130
#120
#170

#110
#181
#120
#90
#70
#60
#50

PEARL ALLEY

ELM ALLEY

2ND ALLEY

E. Broad St.

NATIONAL REGISTER OF HISTORIC PLACES
NPS TRANSMITTAL CHECK LIST

OHIO HISTORIC PRESERVATION OFFICE
800 E. 17th Avenue
Columbus, OH 43211
(614)-298-2000

The following materials are submitted on _____
For nomination of the High-Gay Streets H.D. to the National Register of
Historic Places:

- Original National Register of Historic Places nomination form
- Multiple Property Nomination Cover Document
- Multiple Property Nomination form
- Photographs (1-47)
- CD with electronic images
- Original USGS map(s)
- Sketch map(s)/Photograph view map(s)/Floor plan(s)
- Piece(s) of correspondence
- Other _____

COMMENTS:

- Please provide a substantive review of this nomination
- This property has been certified under 36 CFR 67
- The enclosed owner objection(s) do _____ do not
Constitute a majority of property owners
- Other: _____



January 13, 2014

Ms. Carol D. Shull, Keeper of the
National Register
National Park Service
National Register of Historic Places
1201 Eye Street, NW (2280)
Washington DC 20005

Dear Ms. Shull:

Enclosed please find three new National Register nominations for Ohio. All appropriate notification procedures have been followed for the new nomination submissions.

NEW NOMINATION

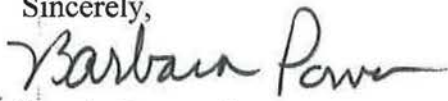
Wittenberg University Historic District
High-Gay Streets Historic District
Staley, Mr. and Mrs. Karl A., House

COUNTY

Clark
Franklin
Lake

If you have questions or comments about these documents, please contact the National Register staff in the Ohio Historic Preservation Office at (614) 298-2000.

Sincerely,

for 

Lox A. Logan, Jr.
Executive Director and CEO
State Historic Preservation Officer

Enclosures

OHIO HISTORICAL SOCIETY

Ohio Historic Preservation Office

800 East 17th Avenue, Columbus, Ohio 43211 ph: 614.298.2000 fx: 614.298.2037

www.ohiohistory.org