

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number _____ Page _____

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 96001592

Date Listed: 1/15/97

<u>Twin Falls Warehouse Historic District</u>	<u>Twin Falls</u>	<u>ID</u>
Property Name	County	State

N/A
Multiple Name

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.

Paul R. Lugin
Signature of the Keeper

1/15/97
Date of Action

Amended Items in Nomination:

Resource Count:

The resource count is revised to read:

- 31 contributing buildings
- 11 noncontributing buildings
- 1 contributing structure (Grain silo #27)
- 1 noncontributing structure (Grain silo #28)
- 1 previously listed resource (Building #26)

[Previously listed resources are not counted in the general inventory; NR Bulletin 16A, p.16-17]

U. T. M. Coordinates:

The following corrections are made to the UTM coordinates:

- Point D - 11 707840 4713840
- Point E - 11 707360 4714040

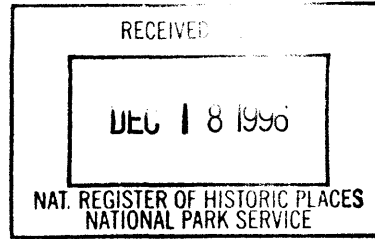
This information has been confirmed with M. Bedeau of the ID SHPO.

DISTRIBUTION:

- National Register property file
- Nominating Authority (without nomination attachment)

15762

United States Department of the Interior
National Park Service



National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *How to Complete the National Register of Historic Places Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer to complete all items.

1. Name of Property

historic name Twin Falls Warehouse Historic District

other names/site number _____

2. Location

street & number Roughly bounded by 2nd Ave. S.; 4th St. S.; Minidoka Ave.; 4th St. W. N/A not for publication

city or town Twin Falls N/A vicinity

state Idaho code ID county Twin Falls code 083 zip code 83301

3. State/Federal Agency Certification

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

Ron M. Lyshet Interim SHPO 12/12/96
 Signature of certifying official/Title Date
Idaho State Historic Preservation Office / Idaho State Historical Society
 State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

 Signature of certifying official/Title Date

 State or Federal agency and bureau

4. National Park Service Certification

- I hereby certify that this property is:
- entered in the National Register.
 See continuation sheet.
 - determined eligible for the National Register.
 See continuation sheet.
 - determined not eligible for the National Register.
 - removed from the National Register.
 - other, (explain:)

Signature of the Keeper Paul R. Ferguson Date of Action 1/15/97

Twin Falls Warehouse Historic District
Name of Property

Twin Falls, Twin Falls County, Idaho
City, County, and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

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

Category of Property
(Check only one box)

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

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
<u>33</u>	<u>12</u>	buildings
		sites
		structures
		objects
<u>33</u>	<u>12</u>	Total

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

N/A

Number of contributing resources previously listed in the National Register

1

6. Function or Use

Historic Functions
(Enter categories from instructions)

COMMERCE/TRADE: business, warehouse
specialty store

GOVERNMENT: public works

AGRICULTURE/SUBSISTENCE: processing, storage

Current Functions
(Enter categories from instructions)

COMMERCE/TRADE: business, warehouse,
specialty store

GOVERNMENT: public works

AGRICULTURE/SUBSISTENCE: processing, storage

VACANT/NOT IN USE

7. Description

Architectural Classification
(Enter categories from instructions)

NO STYLE

Materials
(Enter categories from instructions)

foundation concrete

walls brick, concrete, metal: steel,
wood: weatherboard

roof asphalt

other _____

Narrative Description

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

X See continuation sheet(s) for Section No. 7

Twin Falls Warehouse Historic District
Name of Property

Twin Falls, Twin Falls County, Idaho
City, County, and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" on one or more lines for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" on all that apply.)

Property is:

- 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 of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

ARCHITECTURE
COMMERCE

Period of Significance

1909-1946

Significant Dates

N/A

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

unknown

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

X See continuation sheet(s) for Section No. 8

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:

Twin Falls, Idaho Public Library

X See continuation sheet(s) for Section No. 9

Twin Falls Warehouse Historic District
Name of Property

Twin Falls, Twin Falls County, Idaho
City, County, and State

10. Geographical Data

Acreege of property 41 acres

UTM References
(Place additional UTM references on a continuation sheet.)

A 1/1 7/0/7/2/4/0 4/7/1/4/4/7/0
Zone Easting Northing

B 1/1 7/0/7/8/1/0 4/7/1/4/2/3/0
Zone Easting Northing

C 1/1 7/0/8/0/1/0 4/7/1/4/0/5/0

D 1/1 7/0/8/8/4/0 4/7/1/3/8/4/0

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

x See continuation sheet(s) for Section No. 10

Boundary Justification
(Explain why the boundaries were selected.)

x See continuation sheet(s) for Section No. 10

11. Form Prepared By

name/title Elizabeth Egleston
organization Consultant date May 31, 1996
street & number 157 First Avenue #16 telephone (801) 359-6818
city or town Salt Lake City state UT zip code 84103

Additional Documentation

Submit the following items with the completed form:

- **Continuation Sheets**
- **Maps:** A USGS map (7.5 or 15 minute series) indicating the property's location.
A **Sketch map** for historic districts and/or properties having large acreage or numerous resources.
- **Photographs:** Representative **black and white photographs** of the property.
- **Additional items** (Check with the SHPO or FPO for any additional items.)

Property Owner

name _____
street & number _____ telephone _____
city or town _____ state _____ zip code _____

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 1 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

NARRATIVE DESCRIPTION

The Twin Falls Warehouse Historic District is located two blocks south of the Main Street commercial area and extends to the Oregon Short Line/Union Pacific rail lines. The properties included in this nomination represent the highest concentration of buildings associated with the processing, storing, and transporting of wholesale products, both agricultural and manufactured, in Twin Falls. The industrial and utilitarian purpose of this district is conveyed by the functional appearance of the structures; the proximity of the rail lines, including the spurs that divide several blocks; and the absence of landscaping. The majority of the structures are constructed of brick, are one- to one-and-a-half stories high, have metal sash windows and flat roofs often with parapets. Other materials include lava rock, corrugated sheet metal, wood clapboard, concrete block and stone. A few buildings have front-facing gabled roofs, and one has a parabolic shape. Few of the buildings have ornamentation. Many "ghost" signs can be seen throughout the district, giving clues to passers-by as to the products that were traditionally traded in this neighborhood. Although several blocks display a continuity of setback, materials and scale, the district as a whole has a more disparate appearance than that of other warehouse districts in Idaho, such as Boise and Pocatello. Overall the structures in Twin Falls are comparatively smaller in size and are more diverse in materials and massing.

1. Southern Idaho Wholesale Grocery Company
302-322 Fourth Avenue South
Contributing
1919

In a historic photograph of the wholesale grocery company, taken before 1923, this building appears to be one structure; however, the rear elevations reveal that it is actually two: 302-316 is a brick structure whereas 322 is constructed of lava rock and only the street elevation is brick. The building features a gabled roof obscured by a stepped parapet wall on the Fourth Avenue elevation. Windows are metal sash and entrances consist of wood main doors and rolling garage doors. Several of the openings have been boarded or are obscured by additions: a paneled wood structure is located on the Fourth Avenue elevation and wood hopper is situated on the Third Street South side.

At 322, the cornice has three rows of soldier bricks. One of the window openings has been altered to accommodate a single door; the rest of the openings, including windows and a loading entrance, are boarded. All of the openings have lintels composed of four rows of soldier bricks. The building has a concrete loading dock that extends to the structure at 334 Fourth Avenue South.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 2 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

This warehouse, along with much of this block extending to 360 Fourth Avenue South, is associated with the business activity of a German immigrant, Frederick Harder. After leaving Germany, Harder lived in Denver and Cripple Creek, Colorado. He moved to Twin Falls soon after the tract opened in 1904, sending for his family soon after. By training Harder was a baker. In March, 1905 he opened Twin Falls' first bakery in a structure at 230 Second Avenue East that served as both his residence and business. Harder's timing couldn't have been better – his bakery was the only one in the new community and the arrival of the railroad a few months later enabled him to ship bread to Shoshone and the new irrigation towns of Burley, Rupert and Gooding. In 1909 Harder left the retail business and turned to the wholesale markets. With a partner, Charles Munson, he established a wholesale produce and grocery concern.¹ Ten years later, Munson and Harder incorporated the Southern Idaho Wholesale Grocery Company; their letterhead stated the company's specialties: potatoes, onion, beans, apples, berries, eggs and honey.² The company also had a branch in Burley, Idaho.³ In addition to the grocery business, Harder established a bean company. Sanborn Fire Insurance maps from 1944 mention that the Harder Bean Company was located at 302-316 Fourth Avenue South, which is discussed below, and that the building was divided into thirds, containing bags and twine, produce, and potatoes. Mr. Harder died in California in 1936.⁴

At a later date the grocery building housed at least two different businesses. From 1941 to 1955 the Pacific Diamond Bag Company is listed in the city directories at 302, while another grocery company, Scowcroft and Sons, is indicated on a 1944 Sanborn map as occupying the space at 322 and 328 Fourth Avenue South. Signage for Pacific Diamond Bag is still apparent at 322. At this writing a faint imprint of "Keegan Potatoes" can be seen at 302.

2. Idaho Wholesale Grocery
328 Fourth Avenue South
Contributing
c. 1919

This one-story structure is set back several feet from the other warehouses on this block, disrupting what would otherwise be a uniform setback. It has a concrete loading dock with a metal canopy.

¹ Donna Scott, *A Tribute to the Past, a Legacy for the Future*, Twin Falls County Business History, pp. 54-55.

² Letterhead from Southern Idaho Wholesale Grocery Company, 1915, in possession of Fred Harder, Twin Falls, Idaho.

³ Ivie, p. 11.

⁴ "Death of H.F. Harder," *Twin Falls Daily News*, February 6, 1936.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 3 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

All of the entrances and windows have been boarded. Only the street facade is brick; the other walls are lava rock.

The same historic photograph mentioned above indicates that this structure housed the Idaho Wholesale Grocery Company, one of Munson and Harder's businesses. On a later Sanborn map (1944) it is listed, along with 322 Fourth Avenue South, as the location of Scowcroft and Sons, Inc., another wholesale grocery concern that conducted business in Twin Falls for many years. Scowcroft and Sons was an Ogden, Utah wholesale grocery firm that operated extensively throughout the Intermountain West from 1889 to 1960.⁵

3. Bean Growers Warehouse Association
324-362 Fourth Avenue South
Contributing
1922

The bean warehouse consists of two separate structures. Originally both were two stories, but the building at 334-348 is in the process of being dismantled; only one brick facade visible from Fourth Avenue is intact and only the first story is left. The windows are metal sash. The street elevation has two entrances for loading and three main doors, all with multi-paned transoms and concrete lintels. A photograph from 1954 portrays the Fourth Avenue elevation and shows that the upper story had five small, deeply recessed windows with curved lintels as well as a larger window at the farthest left bay to facilitate loading.⁶ The building also had a concrete loading dock and an exterior wooden stairway to the second floor.

The structure next door to the south, at 362 Fourth Avenue South, still has both stories; they are separated by a concrete bandcourse that demarcates the two floors within. There is one loading door on the east elevation and two small, metal sash windows in the second story of the south elevation.

The Bean Growers Warehouse Association was established in 1922 to process and market beans. By 1954 the association had seven warehouses in the region. The warehouse was also associated with the Harder Bean Company, another of Harder's enterprises⁷. Harder had two partners, C.P.

⁵ Heber Scowcroft house, National Register nomination, on file at the Utah State Historic Preservation Office.

⁶ Twin Falls Twin-News, July 25, 1954, p. C/19.

⁷ According to Harder's obituary, he expanded the bean business to this address.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 4 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Bowles and C.M. Malich. The partnership was dissolved in the 1930s, and the business was taken over by Harder's son who moved the business to Buhl, Idaho.

4. W.P. Haney bean warehouse
341-353 Fourth Avenue South
Contributing
c. 1939

This frame structure is entirely clad in corrugated metal, its original material. For the most part the building is one story; it rises to two at the eastern edge, where it abuts the Gibbs bean elevator. The Fourth Avenue facade incorporates two large doors for loading, one main door and four multi-paned windows with wood frames.

William P. Haney was an agent for the W. Atlee Burpee Company before beginning his own business. The first mention of Haney's Company in the city directories is in 1939. Haney died in 1954; the local newspaper stated that "since 1932, he contributed a great deal in introducing and developing the Garden Bean and Pea industry in Magic Valley."⁸

5. Gibbs Bean Elevator
337-343 Third Street South
contributing
c. 1937

This warehouse has a distinctive shape in the district because of its curved, parabolic roof. It is oriented toward Third Street South, with loading facilities on Fourth Avenue South. The west elevation is broken periodically by concrete piers. The windows indicating the office area – on the east elevation and at the northwest corner – have been replaced and are not of the historic period. They are delineated by a continuous, concrete lintel. Another concrete band, a continuation from the Fourth Avenue South facade, can be seen on the Third Street South elevation; in the middle of this facade is a garage door. An upper story aluminum addition has been constructed on the northeast corner. It is not of the historic period and it interrupts the roof line; however, the building is large enough to accommodate this alteration, and overall it retains a high degree of integrity.

⁸ Twin Falls Times-News, July 25, 1954, p. D-15.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 5 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

L.E. Gibbs established this company in 1928. It was first located at what eventually became the Ford Transfer building site at 217 Wall Street. Gibbs moved the business to this location in 1937.⁹ Although it did not have a reinforced concrete structural system, this building was constructed with more fire protection than neighboring structures, as it had a concrete floor and a rudimentary sprinkling system.

6. Warehouse
approx. 302-314 Third Avenue South
non-contributing
c. 1980

This warehouse has two distinct sections, both with shallow-pitched, gabled roofs that are at right angles to each other. The structure has two stories, is sheathed with corrugated metal and takes up almost an entire half block. It was formerly the site of the Sinclair and Fletcher oil companies.¹⁰

7. Nibley-Channel Lumber Company
221-245 Third Street South
contributing
c. 1909

The Nibley-Channel Lumber Company was one of the earliest businesses in Twin Falls. It shows up on a 1907 Sanborn map on this block, but in a different configuration: a cluster of small, frame buildings fronting Third Avenue South (then known as Thirteenth Avenue). On a 1909 map, however, it is portrayed as a continuous "U" shape, fronting Third Avenue South, the alley in the middle of the block and Third Street South. By 1944 Nibley-Channel had been out of business for over twenty years and the portion of the structure on Third Avenue South had been demolished. The Sanborn map from that year states that the building housed farm implements and "hides and junk."

The building is frame, with one-and-a-half story, hipped-roof structures anchoring it at the northwest and northwest corners. These sections are connected by a one-story, flat roof shed with two openings secured by wooden, picket gates. The hipped-roof structure on the northeast corner has been encased with a stamped brick asphalt veneer ("Permabrick"), as has much of the one-story,

⁹ Ibid, p. C-12.

¹⁰ 1944 Sanborn map

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 6 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

gabled building that extends almost the entire block along the alley. The rest of the alley building is clad with wood novelty siding; this section ends with a one-and-a-half story, metal structure near Fourth Street South.

Nibley-Channel was part of the lumber empire established by a Salt Lake City businessman and Mormon polygamist, Charles W. Nibley. Born in 1844 in Scotland, Nibley emigrated to the United States as part of the Mormon migration from the British Isles. He became a successful businessman in a variety of endeavors, including sugar beets, railroads, banking and insurance. The bulk of his wealth was derived from the lumber industry. He developed several lumber businesses in northern Utah and southern Idaho during the 1870s and 1880s; Nibley and industrialist David Eccles formed the Oregon Lumber Company in 1889, which became one of the largest lumber companies in the Pacific Northwest and made both men multi-millionaires.¹¹ Although his son, Joseph F. Nibley, is mentioned as the owner of this business and resided in Twin Falls, his father was in direct control of the operation. By 1925 neither Joseph nor the company was listed in city directories, and his obituary indicates that he moved on to either Portland or Salt Lake City, where he died in 1953.¹²

8. Santo Guisasola Bilbao house (Basque boarding house)
302 Second Avenue South
non-contributing
c. 1937

Although of the historic period, this structure is considered non-contributing because of the application of aluminum siding, which has obscured much of the historic fabric of the house. This building faces Second Avenue South, has two stories and a hipped roof. Window and door openings are symmetrically placed; windows are one-over-one, double-hung sash. A concrete block garage, large enough to accommodate one car, is located west of the house.

Santo Guisasola arrived in Boise from the Basque region in Spain in the 1880s. She met her husband, John Bilbao, in Boise and they married in 1889. Eventually they moved to Twin Falls, divorcing in 1930. Like many women who were self-supporting at this time she opened a boarding house; but, because she did not own the first house she managed, she was out of a job when the

¹¹ Utah History Encyclopedia, p. 396.

¹² "Heart Ailment Claims S.L. Businessman," Salt Lake Tribune, January 26, 1953, p. 13.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 7 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

owners sold it in 1936. She purchased the lot at 302 Second Avenue South for \$1,500 and built the structure in 1937. The house had six rooms available for boarders, which she rented to single Basque men who worked in the area. Santo ran the boarding house until her death in 1941; another Basque, Ernest Bengochea, purchased the house in 1954 and ran it as a boarding house until 1975.¹³

9. Restonic Mattress Factory/Everton Mattress Factory
326 Second Avenue South
non-contributing
c. 1980

These structures are adjacent to one another and may likely be connected internally; thus, they are counted as one structure. They take up almost an entire half of Block 120 south of site 8. They are encased with corrugated metal and are not of the historic period.

10. A Pet's Place
approx. 246 Second Avenue South
non-contributing
c. 1980

This structure is one story with a stucco exterior. The southeast corner is chamfered and the main entrance on Second Avenue South is recessed.

A wood frame veterinary hospital was formerly located on this site.¹⁴

11. Davison's Signs
approx. 244 Second Avenue South
non-contributing
c. 1915

Abutting site 10, this building was constructed before 1944, but the historic materials have been disguised by non-historic stucco and brick.¹⁵ The entrance is recessed and is protected by an

¹³ Scott, p. 127.

¹⁴ Sanborn map, 1944.

¹⁵ Ibid.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 8 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

awning; existing windows are not of the historic period. The stepped parapet and the three frame clerestory openings reveal that the building was constructed during the historic period.

This structure is historically associated with the Self Manufacturing Company, a machine tool business discussed under site 13.

12. Coca-Cola
242 Second Avenue South
contributing
c. 1935

This one-story, brick building is typical of several in the warehouse district that were constructed during the 1930s. In the left bay, an original metal sash window is extant as is the paneled garage door in the center. On the north elevation are two metal sash windows as well as a continuous concrete band that serves as a lintel. This structure adjoins another at the rear. This building has a garage with access to the alley and also has a stepped parapet wall. The brick appears to be older, and on the north side are three sets of two metal sash windows.

According to a local citizen, this building was originally associated with the Self Manufacturing Company, which is discussed more thoroughly under site 13. Coca Cola was first located in an existing building at 163 Third Avenue South.¹⁶

13. Self Manufacturing
248 Third Avenue South
contributing
c. 1935

This one-story, brick building has slightly stepped parapet walls and a continuous concrete band on both the Third Avenue and Third Street elevations. Originally, the windows were metal sash with multiple panes; several have been replaced with opaque glass block or plate glass.

G.H. Self established this business as a blacksmith shop in a small, frame structure on Second Avenue South in 1910. Four years later Self began manufacturing farm machinery and obtained a patent for shock-absorbers for the Model T Ford. The company devised many agricultural tools

¹⁶ Interview with Fred Sanger, April 20, 1996, Twin Falls, Idaho.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 9 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

adapted for farming conditions in an irrigated area and manufactured many of the parts used in Liberty ships during World War II. By the 1950s Self Manufacturing Company had diversified into the manufacture of steel tanks and industrial steel fabrication.¹⁷ The building now houses the Coca-Cola Bottling Company.

14. Krengel Machine Company
211-227 Third Avenue South
contributing
c. 1940

This site consists of two identical structures that present a concrete block, stepped parapet profile to Third Avenue South. Behind this facade are two sheet-metal buildings with clerestories. Most of the windows have been boarded. The structures extend to the alley.

The Krengel Machine Company was a spin-off from a hardware company also named for the founder, Ernest E. Krengel, a German immigrant. Krengel moved west from Iowa in 1852, living with his family in California and British Columbia before arriving in Idaho. In 1907 he established a blacksmith business in a small, frame building at 210 Second Avenue South. His son, Charles, managed the hardware section of the shop. When Ernest died of typhoid in 1912 Charles began to expand the business, although his efforts were interrupted while he served in France during World War I. He resumed the expansion upon his return, organizing a wholesale department in 1919, a retail hardware store in 1922, an electrical department in 1928, and a plumbing supply division in 1931. Additionally, he invented and manufactured agricultural tools, such as machines for clearing sagebrush, that were marketed in seven western states, as well as trailer hitches which were sold throughout the country.¹⁸ Eventually, Charles obtained 76 patents on his inventions. In 1952 the machine shop and the hardware business separated; the hardware business remained at the Second Avenue South location and the machine company moved to this building.¹⁹

¹⁷ Twin Falls Times-News, July 25, 1954, p. D/20.

¹⁸ Twin Falls Daily News, September 5, 1934, p. 7.

¹⁹ This building is indicated with its current configuration and materials on a 1944 Sanborn map, so it existed prior to Krengel's use of it. The historical material for this site was taken from Scott, p. 237.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 10 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

15. Salvation Army Thrift Store
202 Second Avenue South
non-contributing
c. 1990

This is a large, corrugated-metal building with a flat roof that appears to have been constructed within the last several years. It has a large, open yard behind a large, open wall on the Second Avenue side.

16. Gem Electric Supply
212 Third Avenue South
non-contributing
c. 1986

This structure appears to have been constructed within the last ten years. It is sided with corrugated metal and has a flat roof. There is a long, one-story vestibule on the Third Avenue South elevation composed of heavy wooden beams. The structure is one-and-a-half stories high.

17. Keel-Wilkinson-Stronk Lumber Company
325-341 Second Street South
contributing
c. 1920

The multi-stepped parapet is the distinctive feature of this frame structure. The building is clad with narrow clapboard siding and has two sliding loading doors on the street facade. Original window openings have been boarded. On the northwest corner is a 1950s era "modernization" with brick siding and a metal cornice, probably created to demarcate the office.

Behind this building is a long, frame storehouse that faces the back of the lumber company structure. A Sanborn map indicates that this building was associated with Keel-Wilkinson-Stronk and was used to store "lime, plaster, and cement."

Keel-Wilkinson-Stronk operated out of this structure from 1920 until at least the late 1950s; since the company closed, the building has only been used for storage by nearby businesses.²⁰

²⁰ Polk directories, 1920 to 1957.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 11 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

18. Non-contributing structure
245 Third Avenue South
c. 1940

A mansard, corrugated-metal roof and corrugated-metal siding on the street facade belie this structure's earlier construction date. The building is actually constructed of concrete block and steps down from the street to the east.

The Sanborn map from 1944 shows a structure similar in materials and footprint to this and states that the building was an auto repair shop. This is the only information concerning the history of the building that has come to light at this writing.

19. Swift and Company Poultry and Creamery
240-248 Fourth Avenue South
contributing
1926

Similar in materials and massing to the Simpson Wholesale Grocery business (site 30), the Swift and Company building is one of the most imposing in the district. It ranges from two to four stories high, and is red brick with concrete piers. The corner bays and the center bay on the Third Street South side have brick parapets. Originally, the windows were all metal sash; several have been replaced with glass block or have been bricked over. The concrete loading docks on the Fourth Avenue South and Third Street South elevations have metal canopies that are supported by wires attached to concrete pillars. An older photograph of the building shows that these canopies as having aluminum bands around the fascia; they have since been covered with a wood facing. This is one of only two "fireproof" buildings in the district (the other is site 30). The structural system is reinforced concrete with curtain walls and 4" tile partitions.

Constructed in 1926, this building is associated with the poultry, egg and dairy business in Twin Falls. The entry of Swift and Company in the Twin Falls agricultural market coincided with the establishment of a plant for the Idaho Egg Producers Association, with both entities' having processing facilities and offering local farmers access to regional markets for dairy and poultry produce. Initially, Swift and Company made butter and cheese, sold eggs and processed poultry at this plant, and incorporated a cheese manufacturing department in 1934 so that local producers had a market year around for whole milk. The company added a chick hatchery in 1936 and a poultry-turkey hatchery in 1940. By 1949 the Twin Falls plant ceased the egg and butter business and

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 12 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

instead concentrated on poultry and cheese. An article in the local newspaper stated that the poultry could be “picked, dressed and in ice in 20 minutes,” owing to an efficient assembly line process, after which the chickens were packed in ice and shipped to various points throughout the Intermountain region. (Turkeys were processed elsewhere, but returned to the plant for shipping.) The same article also stated that the hatchery was the largest in Idaho, hatching about 27,000 chicks twice a week and selling a million baby chicks to growers in 1953. The chick hatchery was located in a building to the north, but in 1951 the chick hatchery was moved to a location on Main Street, and the land next door to the Swift plant is now vacant.²¹

20. Cornell Seed Company
202 Fourth Avenue South
contributing
c. 1920

The warehouse associated with the Cornell Seed Company is now part of Globe Seed and Feed. It is set back from the other buildings on the street, and the difference between the brick on the rear of the building, facing the alley, and that of the street elevation, indicates that it was reskinned with a 1950s-era brick. It is two-and-a-half stories tall, has a flat roof and a door for loading on the Second Street South elevation.

21. Isbell Seed Company
212 Fourth Avenue South
contributing
c. 1920

Although this business is only listed in the city directories from 1936 to 1941, the vehicles in front of the building in a historic photograph indicate that the structure dates back at least a decade before and that the company occupied this site before 1936. The structure is three stories high, has a flat roof and is clad with corrugated-sheet metal. Most of the windows are one-over-one, double-hung sash; however, there are three fixed, four-light windows on the first story. Historically, the building had a concrete loading dock covered by a metal canopy but this no longer exists. The unusual massing (tall and narrow) and the fenestration pattern (nine windows on the second floor and the use of double-hung, wood sash) make this structure unique in the district. Although some alterations have occurred -- the loading dock has been removed, many of the windows have been

²¹ “Purely “Local” for 22 Years, Poultry Now Listed as Million-Dollar Industry,” Twin Falls Times-News, July 25, 1954, p. C/2.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 13 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

painted over as has the original signage, and a small, one-story frame building has been added to the north -- the structure has maintained a high degree of integrity, apparent when compared with the historic photograph.

22. Globe Seed and Feed Company
220-228 Fourth Avenue South
contributing
c. 1920

With the exception of the Swift Building, all the buildings on this half of Block 146 are currently associated with the Globe business. Because of the similarity of the structures and the transient nature of the companies, the buildings are treated as one site in the nomination; the different businesses that occupied the buildings are mentioned below.

Globe Seed and Feed, established in 1934, historically occupied 228 Fourth Avenue South. Like all the adjacent structures, Globe's building is brick and one story and has a simple cornice composed of two rows of bricks that step out. The openings have not changed, consisting of wooden, double loading doors with multiple panes and panels below, one double-hung, wood sash window with metal muntins, double, wooden doors with six-light windows and vertical panels, a glass main door, and a large multi-paned, metal sash window. The windows, however, have been replaced with a heavy, metal anodized sash. The Globe company was not the first business to occupy this space, as a newspaper advertisement from 1954 states that "twenty years ago it was a broken-down warehouse that had stood vacant a number of years." The article also mentioned that Globe was the "largest shipper of certified seed grains in Idaho, if not the entire west," and that the company shipped Twin Falls agricultural products to an international market.²²

Similar structures, numbers 240 and 220 Fourth Avenue South, are located on either side of the buildings described in the preceding paragraph. Number 240 housed the bag and twine business of Ralph Pink and the hide business of his brother, Max, from 1928 until 1941.²³ This building has a loading dock; a single, roll-up garage door; a single window; and a main door.

The building at number 220 housed the W.A. Patrick Produce Company from 1923 until 1928, which handled fruits and vegetables from California and shipped apples grown in Twin Falls to

²² Twin Falls Times-News, July 25, 1954, p. C/20.

²³ Polk Directories, 1928-1940.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 14 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

other markets in the West.²⁴ After the Patrick Company moved to Shoshone Street in 1928, the Pacific Fruit and Produce Company operated at this address, occupying it until the mid-1950s.²⁵ Pacific packed and shipped potatoes, onions and fruits. The street elevation of this structure is unusual; although the cornice line is consistent, half of the entrance in the center bay appears to be missing. Two single windows are located to the left of this door and two loading doors are located to the right.

23. Warehouse
203 Fifth Avenue South
contributing
c. 1919

This one-story building is brick with a cornice consisting of a row of soldier bricks. On the north and west walls are several metal sash, multi-paned windows. The structure shares a concrete loading dock with the building next door (215-227), as well as a wooden railing and a canopy that were constructed within the past two years.

It is uncertain what business or person constructed this building; it is mentioned as housing the M. and R. Pink firm in 1919 in a local business publication, but by 1928 they were using warehouse space at 240 Fourth Avenue South. During the late 1930s the Ford Transfer and Storage Company rented the building; about this time it was also used to store onions.²⁶

24. Warehouse
215-227 Fifth Avenue South
contributing
c. 1935

This structure is similar in scale to the warehouse to the north, i.e. one-story, flat roof. It appears to be of later construction, but it also could have been re-clad with newer-looking brick. Metal coping outlines the roof. This structure housed the Zions Wholesale Grocery from 1939 until 1950.

²⁴ Ivie, p. 38.

²⁵ Polk directories.

²⁶ Ivie, p. 23, Scott, p. 258 and a Sanborn map, 1944.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 15 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

25. Globe Seed and Feed warehouses
approx. 251-253 Fifth Avenue South
non-contributing
c. 1975

These warehouses consist of a two-story structure (253) clad with metal, corrugated siding. This building has a great deal of processing machinery on the roof. Next door at 251 is a one-story cinder block structure with a garage door that consumes almost the entire facade.

26. Twin Falls Milling and Elevator Company warehouse
516 Second Street South
contributing
listed, 1995
1914

This brick warehouse consists of two floors above a raised basement and a gabled-roof shed that serves as the third story. The second story on the rear wall has a stucco coating. A loading dock runs the full length of the building on the front (southeast) elevation. The fenestration is minimal; all of the doors are paneled wood and are double. Several of the doors still have the original fixed, five-light transom. This building has the most ornate cornice in the district, consisting of masonry checkerboard corbelling and stepped courses.

This warehouse and six concrete silos (site 27) are the only remaining buildings associated with the Twin Falls Milling and Elevator Company; the warehouse was listed in the National Register of Historic Places in 1995. The warehouse served as storage for grain, clover seed and beans for the Twin Falls Milling and Elevator Company, a subsidiary of the Colorado Milling and Elevator Company and one of the largest milling and storage operations in southern Idaho. In Twin Falls the company first constructed a small mill and elevator in 1909. In 1911 the company built a larger mill, and in 1916 expanded again by erecting six concrete-and-steel storage units. Twin Falls Milling stored and processed a variety of agricultural products, such as seeds and beans, but was best known for its flours, including Duncan Hines. The company sold its flours nationally, and as early as 1913 exported to Asia. The mill closed in 1968 and in 1992 all but the warehouse and the six silos were demolished.²⁷

²⁷ Twin Falls Milling and Elevator Company, National Register nomination, on file at Idaho State Historic Preservation Office.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 16 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

27. Twin Falls Milling and Elevator Company concrete silos
approx. 516 Second Street South
contributing
1915

These six concrete silos rise seven stories, not including the metal shed on top of the rectangular section that is attached to the silo furthest to the west. They were constructed in 1915 as part of the third wave of construction undertaken by the Twin Falls Milling and Elevator Company, which was first established in the community in 1909. The business is discussed in greater length under site 26.

28. Twin Falls Milling and Elevator Company metal silo
approx. 130 Fifth Avenue South
non-contributing
c. 1955

This metal silo is associated with the Twin Falls Milling and Elevator Company and appears to have been constructed during the 1950s. (It does not appear on the 1944 Sanborn map). It is approximately three stories high with a domed, metal roof and a small, rectangular shed on top. There is a metal railing at the top of the walls.

29. Depot Grill
545 Shoshone Avenue South
non-contributing
c. 1940

The 1944 Sanborn map indicates a restaurant in this location; its name is derived from the fact that the Union Pacific depot was once located nearby across Minidoka Avenue. The structure is one story and can be divided into two sections: the section closest to Shoshone Avenue has fixed windows on three elevators above a brick wall and a tile mansard roof. "Depot Grill" is indicated in separate letters outlined in neon on the street facade. The second section is at the rear and has brick walls and a gabled roof, with vertical siding in the gable end.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 17 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

30. Simpson and Company
161 Fifth Avenue South
contributing
1916

One of the most substantial buildings in the district, this structure is similar in design and fire protection to the Swift and Company building (site 19). Constructed of reinforced concrete, it has three stories above a raised basement; the walls are red brick interspersed with bands of soldier bricks in a contrasting shade of red. Concrete bands that articulate the wall and floor construction within separate the walls into a grid. Stepped, concrete parapets with concrete crosses in relief cap the vertical, concrete members and provide simple ornamentation to the building. Multi-paned, metal sash windows are located in the upper two stories on the street and the rear elevations; the openings on the first floor for the most part are obscured by metal, shed-roof additions that are not of the historic period. Despite these additions, the building retains much of its historic appearance and is an important historic and architectural component of the district.

Whether this structure was built for the Simpson company is unclear. Sanborn maps indicate that it was constructed in 1918, but a local account states that "this business came into being in 1916. It was founded by Oakes and Company and the present company assumed control in July, 1922."²⁸ Simpson and Company was one of the largest wholesale grocery operations in southern Idaho and occupied this structure until 1941. City directories first list the Gem State Paper Company, a wholesale paper and stationery shop, in this location in 1947.²⁹

31. Warberg Transfer and Storage
156 Fourth Avenue South
contributing
1930

This one-story, brick structure has a symmetrical street elevation with an unusual configuration of openings: fixed windows in the outside and two middle bays, separated by two sets of two single doors. Two of the doors have been boarded, but the existing doors and windows are consistent with a photograph pictured in a 1954 newspaper advertisement.³⁰ The roof is flat with a stepped parapet on the front, and signage consists of a band outlined by soldier bricks and a metal blade sign

²⁸ Ivie, p. 18.

²⁹ City directories, 1941 and 1947.

³⁰ Twin Falls Times-News, July 25, 1954, p. F/7.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 18 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

(both can be seen in the 1954 picture).³¹ A concrete cap and a row of soldier bricks accentuate the roofline. Windows on the Second Street wall consist of two multi-paned, metal sash windows and six four-light openings with flat brick lintels. All the windows have concrete sills. The Second Street elevation also incorporates a raised loading door. The north elevation has a similar fenestration pattern and also incorporates a plastic panel sign and a loading dock.

William Warberg, a Swedish immigrant, moved to Twin Falls in 1905 with his wife and infant son after working in other parts of the West. He started a dray (hauling) business with a team of horses and a wagon the next year. In 1913 he expanded by acquiring a second team. Within several years he had eight teams of horses and had purchased a Buick truck. Whether or not he constructed the Intermountain Fuel and Seed building at 407 Shoshone South (site 33) is not clear in an account by his son, but by 1918 Warberg and his partner, Carl Benson, operated a transfer, storage and coal company at the Shoshone South address until 1930, when Warberg sold his shares of the business to Benson.³²

Warberg's son, George, began a similar concern known initially as the Superior Transfer and Coal Company and built this structure on Fourth Avenue South in 1930. George's brother, Robert, joined the company in 1936 and for many years after it operated as Warberg Brothers. George Warberg recounts that "originally, Warberg did strictly local business, but gradually expanded to nationwide service through Allied Van Lines." The company closed in 1975.³³

32. Gabled-front shed
138 Fourth Avenue South
contributing
date unknown

This might have been the office for the Idaho Egg Producers, whose warehouse was located next door at 132 (demolished). This structure has a gabled-front roof profile that faces 138 Fourth Avenue South and a stepped parapet on the rear elevation. It is clad with plywood on the front; all other walls are sheathed with corrugated-metal siding. The street facade incorporates a garage door, and the building is surrounded by a corrugated-metal fence.

³¹ Twin Falls Times-News, July 25, 1954, p. F/7.

³² Scott, pp. 45-46.

³³ Ibid.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 19 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

33. Intermountain Seed and Fuel Company
403-407 Shoshone Avenue South
contributing
c. 1918

This is a simple, two-story, brick building. The roofline on the side walls steps down to the rear. The windows on the second story of the Shoshone Avenue elevation have flat, concrete lintels and a continuous concrete sill; the windows on the second-story side elevations have brick sills and segmental arches. All the openings on this story have been boarded. The windows on the first-story, street facade have been replaced and their size has been diminished by the application of boards in the transom area. The openings are separated by brick piers and spandrels. The windows have concrete sills; all the first-story openings are topped by a continuous, concrete beam that extends the full length of this facade. The space between this beam and the concrete band under the second story windows accommodates the signage.

This building is consistent in style and massing with others in Twin Falls that were built during the 'teens. It was probably built for the Warberg Transfer and Storage Company (site 31); city directories list both this business as well as Patrick and Johnson Fruits and Produce at this address in 1920. A coal yard was located next door to the west. The first mention of the Intermountain Seed and Fuel Company at this location occurs in the directories in 1936, accompanied by a mention of storage, transfer and Aberdeen Coal. By 1957, only fuel is noted as a function of this business. Prior to the construction of this business a small structure used for fruit packing was located on this site.³⁴

34. Twin Falls Street Department garage
205 Sixth Avenue West
contributing
1940

This one-story structure is constructed of stone laid in a coursed pattern with beaded mortar. The use of stone lends the building a more elaborate appearance than others in this industrial neighborhood, and this formal quality, coupled with the curved roofline, makes the structure unusual in the district. The windows have concrete sills and are multi-paned metal sash; those on the south elevation come up to concrete band that encircles the building. Because it houses the local street

³⁴ Sanborn map, 1911.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 20 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

department, the building has several garage doors; some have been closed, others have non-historic, metal roll-up doors. A concrete rectangular block has been added on the north elevation; it is not of the historic period and is not compatible in material, massing or detail, but it is of a small enough scale that although it does not enhance the original building, it also does not compromise its historic integrity.

The building was constructed in 1940 utilizing funds and labor provided by the Works Progress Administration (WPA)

35. Kinney Wholesale Company
263 Sixth Avenue West
contributing
c. 1915

A historic photograph shows that this one-story, brick structure has undergone few changes over the years. It has double-hung, multi-paned, metal sash windows on the south and west elevations, as well as metal-hung, six-light, fixed windows that are located high on the wall. All windows have concrete lintels and sills. Although the building is situated on a corner, the office was accessed through double doors on the south wall facing an open yard, away from the street. The only ornamentation consists of a stepped, masonry cornice. The name of the company can still be discerned by a painted band of letters above the windows. Double doors on the west wall (facing the alley) were provided for loading, as was the entrance on the south.

Established in 1907, the Kinney Wholesale Company was one of the first wholesale businesses in Twin Falls. It stored and distributed a number of agricultural goods, including the southern Idaho staple of beans and potatoes. This business is mentioned as occupying a building on the two lots to the east (now the vacant yard) on a 1907 Sanborn map; within a few years it had several buildings, including this brick structure and several warehouses (discussed in sites 36 and 38). By 1950 the Kinney Wholesale Company was no longer listed in city directories.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 21 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

36. Kinney Wholesale Company warehouses
235 and 243 Sixth Avenue West
contributing
c. 1925

These two warehouses are two lots south of site 35. They are one-and-a-half stories high, have gable ends and are completely encased with corrugated-sheet metal. Wooden, paneled doors on sliders are located on both the alley and Sixth Avenue West elevations. The building farthest north has a small, rectangular, wooden structure on top.

37. Sears warehouse building
251-263 Wall Street
non-contributing
c. 1920

Located on the corner of Wall Street and Third Street West, this building serves as an anchor to a row of warehouses that have minimal, if any, setbacks and face both Wall and the railroad spur. This structure is of the historic period but is considered non-contributing because it was encased in aluminum siding in 1993. It has a slightly pitched, gabled roof and windows (also not of the historic period) that are placed high on the wall. Several roll-up garage doors provide access for shipping.

38. Kinney Wholesale Company warehouse
243 Wall Street
contributing
c. 1920

This simple, one-story warehouse shares a loading dock with the lava rock warehouse adjacent to the south. It has a flat roof with a small parapet in the center. The Wall Street facade is symmetrical, displaying a double, wooden door with a multi-paned transom flanked by two multi-paned, metal sash windows. This is a brick building with a stucco coat.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 22 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

39. Falk Wholesale Company
233 Wall Street
contributing
c. 1910

With its lava rock construction and high-pitched, gabled roof, this is one of the most unusual structures in the district. Both elevations (Wall Street and the rail spur) have symmetrical facades; on the Wall Street elevation are two windows flanking a set of double doors with a transom, and on the wall facing the rail spur are two doors on either side of a larger opening. All the openings on the first story have lintels composed of four rows of soldier bricks. Each gable end has a window. Corrugated-metal siding sheaths the gable ends; the Wall Street elevation incorporates a loading dock sheltered by a wooden canopy with a metal roof.

40. Ford Transfer and Storage
217 Wall Street
contributing
c. 1925

This is a simple, one-story, brick warehouse, used for long-term storage and to load moving vans. The office is located in the southeast corner. It extends closer to the street than the adjacent structure (site 38). The building is illuminated by a series of small windows with segmental arches and brick sills that are high on the wall.

Formerly the site of the Consolidated Wagon and Machine Company yard (1911 Sanborn map), this building housed the Gibbs Seed Company (site 5) before Ford Transfer and Storage moved in 1942. Clarence Ford founded the company in 1914 to haul mining machinery in Wyoming and Nevada. He opened his Twin Falls business in 1935.³⁵ The company is still operating in this location.

³⁵ Scott, p. 258.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 23 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

41. Charter Seed Company
305-319 Wall
contributing
c. 1930

This structure consists of several parts, ranging from two to four stories and is of frame construction. A loading dock is located on the west side facing Third Street West. The windows have multiple panes, and the roof forms vary between low-pitched gables to flat profiles.

The first mention in city directories of a business in this location is in 1930, citing the presence of the "Intermountain Preserving Plant - fruit packers" at 305 Wall. By 1947 the Charter Seed Company was listed; the Charter company was in operation until 1973, after which it was bought by a Twin Falls resident, Art Knudson.³⁶

42. Jerome Cooperative Creamery
659-720 Third Street West
contributing
c. 1918

This is a one-and-a-half story building constructed of brick and lava rock that has been stuccoed. A long, shed-roof dormer is located on the west elevation. Originally, the center of the first story had a loading dock but this has been enclosed.

The 1911 Sanborn map indicates that the Lincoln Produce and Refrigeration Company occupied this site. The Jerome Cooperative Creamery was established in Jerome, Idaho in 1915 and functioned as a cooperative, in which farmers could bring milk and cream and trade them for processed dairy products such as ice cream and cheese. The cooperative became overextended when it constructed the building to the west (site 43) for the processing of whey. As a result the property was sold to the Challenge Corporation in the 1930s. In the 1960s the Ida-Gem company purchased it and continued its operations until 1978. Mr. Legg now owns the building and uses it as a refrigeration-repair shop; his wife, Diane, uses the upper floor for a furniture store.

³⁶ Conversation with Carl Legg, Twin Falls, Idaho, April 19, 1996.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 24 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

43. Jerome Cooperative Creamery whey processing plant
309-321 Bridge Street
contributing
c. 1930

This brick structure is one of the largest in the district. The south segment rises three stories and the exterior is articulated by concrete horizontal bands and brick pilasters. The section to the east is two stories. All of the windows have been covered with metal and few entrances are evident. The building has been altered by the addition of a shallow-pitched, gabled roof on the three-story structure; a metal, mansard roof now surrounds the two-story building.

This structure was constructed about 1930 to house a whey-processing plant associated with the Jerome Dairy Cooperative (site 42). At this writing an agricultural chemical research company uses the structure.

44. Wagner Transportation
560 Third Street West
contributing
c. 1936

Although three windows have been bricked on the Sixth Avenue West facade, this building has maintained an exceptionally high degree of physical integrity within the context of this district. It is a one-story, brick structure with an entrance placed in a chamfered wall at the southwest corner. The windows are six-over-six, double-hung sash. The loading dock is on the Third Street West elevation.

Wagner Transportation is one of several hauling businesses represented in the district. An advertisement in the Twin Falls Times-News states that the Wagner company was established in 1936 to ship livestock.³⁷

³⁷ Twin Falls Times-News, July 25, 1954.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 25 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

45. Orange Transportation Company
325 Fifth Avenue W.
contributing
c. 1941

This concrete structure has two sections: the south section consists of a loading dock area and the east section consists of a gabled, one-and-a-half story building for storage. This latter section also has multi-paned, metal sash windows.

The Orange Transportation Company was established in 1932 with two trucks. Its first terminal was constructed in 1934 at the corner of Shoshone and Fourth Avenue South. It was first listed at this address in 1936 in the city directory; by this time the company had established terminals in Burley, Idaho Falls, Glenns Ferry, Boise, and Ogden, Utah. In 1950, when it was purchased by the Owen Collett Company, it had 152 employees and conducted \$1,000,000 worth of business annually. "Orange Transportation" can still be seen as a ghost sign on the building.³⁸

³⁸ Twin Falls Times-News. July 25, 1954, p. D/19.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 1 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

STATEMENT OF SIGNIFICANCE

The properties included in the Twin Falls Warehouse Historic District are eligible for the National Register of Historic Places under Criteria A and C. The district documents the wholesale business activity from the early years of the city through the mid-1940s and represents the commercial side of agriculture – the mainstay of the local economy. The buildings are associated with national, regional and local businesses that stored, processed and distributed agricultural products, as well as establishments that manufactured implements for farmers. Architecturally the properties are significant because they portray the usual attributes of warehouse design but vary substantially in formality, construction, materials, and the use of fireproofing devices. For the most part, buildings that were associated with regional or national companies were larger and had more complex and uniform construction systems that included sophisticated fireproofing systems. Buildings erected for local establishments often display the most expedient construction techniques and materials, such as lava rock, and portray an obvious progression of expansion. The buildings in this district demonstrate that agriculture has always been the nexus of Twin Falls' economy. Settlement, transportation, and construction all followed the promise that this arid environment could be transformed into productive farmland.

HISTORIC CONTEXT

Reclamation in Twin Falls

Located in south-central Idaho, Twin Falls is the regional center for a rich agricultural area whose development can be attributed to the vast reclamation network constructed during the first two decades of this century. The various reclamation projects were known as “tracts” and in the Twin Falls vicinity include: Minidoka, Salmon, Northside. The project specifically responsible for the genesis of Twin Falls was the Twin Falls Southside Irrigation Tract. This reclamation effort, involving the construction of Milner Dam and its related canal system, has provided water to more than 200,000 acres on the south side of the Snake River since it opened in 1905. The efforts of the Twin Falls Land and Water Company, formed in 1900 to provide the financial backing and leadership in building the system and opening the tract, represented the earliest and most successful example of reclamation under the Carey Act of 1894. This legislation was intended to foster cooperative ventures between private investment, state supervision and local management to irrigate large areas of arid federal land. The completion of the reclamation projects and the development of the numerous communities in this part of Idaho represent the success of such a partnership.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 2 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

For almost forty years, government officials, financiers and countless settlers dreamed of distributing water to the vast, arid Snake River Plain -- an area that stretches across Idaho encompassing about a third of the state. Southern Idaho has never had the mineral and timber resources that assured development in other parts of the state; instead, it was the economic potential of the Snake River and its tributaries that intrigued travelers and settlers as early as the 1860s. Settlers and officials tried various types of organizations to harness the river. These included private canal companies created by local farmers, and entrepreneurial efforts such as the New York Canal Company near Boise. Regardless of whether the attempt was financed on a private, cooperative, or public basis, reclamation success on a large scale eluded southern Idahoans until the end of the 19th century.³⁹ The technology existed to create large irrigation systems, but it required a huge financial commitment -- one that was available only through private sources outside of the state. The management and ultimate control of the public land, once reclaimed, had to occur at the local level so that an irrigation system operated smoothly every season. Finally, impartial review by either state or federal agents was necessary to protect farmers and investors from fraud.

The Carey Act of 1894 was intended to provide the necessary framework to address these needs. This legislation provided one million acres of federal land per state to settlers in arid areas after private investors supplied the capital to build the necessary dams and canals. The investors would recoup their money by selling water rights to the settlers, and once the farmers had successfully reclaimed their land, they could apply for a deed. Although initial efforts in Idaho to apply this legislation failed, the Twin Falls project was an outstanding success because it had the necessary financial backing and knowledgeable engineers.⁴⁰

Ira B. Perrine, a pre-reclamation settler who lived at the bottom of the Snake River canyon near present-day Twin Falls, is credited with devising a rough plan for the project and generating interest in it. Beginning in 1884, Perrine wintered his dairy cows at his farm in the canyon, and successfully raised wheat, fruits, vegetables and berries that he sold to miners in the Wood River area and in Cassia County, north and south of the river, respectively.⁴¹ Presumably this farming experience, combined with the necessity of developing a rudimentary irrigation system in the canyon, inspired his drive to provide water to the thousands of empty acres on either side of the Snake River. As John Rosholt writes, another factor spurred his interest:

³⁹ Hugh Lovin, "Water, Arid Land, and Visions of the Advancement on the Snake River Plain," *Idaho Yesterdays*, Spring 1991.

⁴⁰ Mr. Lovin writes, "...the results at Idaho's first Carey Act projects (near Marysville and American Falls) reflected adversely on the economic and technological judgment of entrepreneurs; they were no prototypes for large-scale reclamation." (p. 6).

⁴¹ Leonard Arrington, *A History of Idaho*, Moscow, Idaho: University of Idaho Press, 1994, p. 477.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 3 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

According to the only existing interview with Perrine regarding how he got the idea of reclaiming the land above the Snake River Canyon, he was asked in 1895 by the Oregon Short Line Railroad to find a bridge site over the river between Lincoln and Cassia counties because the Southern Pacific Railroad was drawing all the trade from Cassia County. He explored the river and located the present site of Milner Dam as a railroad bridge. The Carey Act of 1894 having made area reclamation feasible, Perrine's plans took shape.⁴²

Perrine filed on the Snake River, and formed the Twin Falls Land and Water Company (TFLWC) in 1900. The TFLWC requested segregation of 244,025 acres on August 15, 1900 in order to make an initial survey. The Company was officially incorporated on September 3, 1900 in Salt Lake City, Utah. The completed survey was presented to the state engineer on October 6, 1900, and water rights were granted by the engineer two days later. Some lots were left out of the segregation in order to allow for the establishment of townsites; these lots later became the communities of Twin Falls, Kimberly, Buhl, Filer, Hansen and Murtaugh.

In 1902, however, the TFLWC was forced into reorganization. The following year only one of the original partners, Stanley Milner, remained. Milner was joined by Walter Filer, Frank Buhl, and Frank Knox. Milner was a Salt Lake City resident and director of the National Bank of the Republic in Salt Lake City; he had extensive mining interests in Utah and Nevada. His health was not good, however, and hindered his involvement. He died in 1906, shortly after assisting with the opening of the Buhl townsite. Filer was a mining associate of Milner's who was involved in the surveying of the town of Milner (which no longer exists) and in the planning of the construction camp. Buhl was a wealthy Pennsylvania businessman with substantial mining interests and whose assets were estimated at \$25,000,000 in 1902. Perrine approached Buhl after unsuccessful attempts to interest other financiers; it was Buhl's involvement that led to the successful reorganization of the Company. Knox was a mining and banking associate of Milner's.⁴³

Work on the Milner Dam and the canal system began in March, 1903. Once construction of the entire project was underway the Canal Company employed over 500 men.⁴⁴ The dam opened on March 1, 1905 and the canals were opened the following day.⁴⁵ The State Land Board required assurance that the entire system was in good working order and required the TFLWC to repair the

⁴² John Rosholt, "Milner Dam and Main Canal of the Twin Falls Company," *Historic American Engineering Record*, 1989, p. 20.

⁴³ *Ibid.*, pp. 20-31.

⁴⁴ *Ibid.*, p. 33.

⁴⁵ *Ibid.*, pp. 36-41.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 4 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

dam's tunnels, replace some of the concrete of the canal piers and make any other necessary repairs. Once this was completed, the settlers formally accepted the tract on September 15, 1909. The TFLWC was turned over to the settlers and became known as the Twin Falls Canal Company.⁴⁶

Growth of the Community

Although the response to the first land drawing, held on July 1, 1903, was disappointing, interest grew in the project as the work progressed. The second opening, held on October 20, 1904, was encouraging and the response indicated that the project would be a success. Settlers poured in from all over the country, eager to establish a new life and transplant the community institutions and amenities they had relied upon elsewhere. Only a few months after the dam opened on March 1, 1905, the new city of Twin Falls had a bank, doctor, attorney, dentist, school, newspaper, bakery and rooming house.⁴⁷

The tract was widely promoted throughout the United States, and in fact, the TFLWC hired a photographer, George Bisbee, to help advertise the area's rapid growth and prosperity. Bisbee, an acquaintance of the Twin Falls News founder Charles Diehl, arrived in Twin Falls from Illinois in January, 1906 and had a studio there until he retired in 1939.⁴⁸ His early photographs are particularly interesting because they portray how quickly the sagebrush desert was transformed into agricultural riches -- possible only through irrigation.

Additional federal legislation was enacted after the turn of the century to develop reclamation in the west and this, along with the success of the Twin Falls Tract, enticed other investors to undertake similar projects across the entire Snake River Plain. Those in south-central Idaho included the Northside, Salmon Falls and Minidoka projects. The promoters of the first two encountered numerous problems, yet the irrigation systems eventually became operational. In the vicinity of Twin Falls, reclamation was responsible for the cultivation of almost 600,000 acres, and the settlement it attracted led to the development of new towns such as Jerome, Rupert and Burley, augmenting and securing Twin Falls' role as the regional commercial center.⁴⁹

⁴⁶ Ibid, pp. 51-52.

⁴⁷ Arrington, p. 478.

⁴⁸ "Bisbee, His Photographs Responsible for Early 'Picture Stories' of Valley," Twin Falls Times-News, July 25, 1954, p. F/9.

⁴⁹ Arrington, pp. 479-482.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 5 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Business in the Warehouse District

The most critical component that ensured the economic viability of the newly settled tract was the immediate availability of rail transportation. Unlike many communities, such as Pocatello, the railway reached Twin Falls in response to the founding of the community -- the community was not established because of the convenience of rail transportation. The Oregon Short Line Railroad, a subsidiary corporation of the Union Pacific System, reached Twin Falls on July 28, 1905. The Twin Falls line branched off from the main line at Minidoka, Idaho, north of the Snake River.⁵⁰

Railroad access, the influx of farmers and the rapid development of agricultural land offered ripe commercial opportunities. The area immediately to the north of the railroad right-of-way quickly developed as a wholesale commercial district. The first businesses indicated on the 1907 Sanborn maps were, not surprisingly, lumber companies since wood frame was the dominant material of construction. These included Twin Falls Lumber, Adams-Pilgerrim, and Nibley-Channel companies. Although it was no longer in business by 1925, structures associated with Nibley-Channel are still evident and are the earliest structures in this district. They also represent early investment in Twin Falls from out-of-state sources, as Nibley-Channel was part of the lumber empire established by a Salt Lake City businessman, Charles W. Nibley (discussed at greater length in Section 7 under site 7). The district quickly became the warehouse center for the city. Vacant land was filled in, residential structures were pushed out, and the neighborhood took on its characteristic industrial appearance. By 1914, large warehouses, such as those for the fruit and potato growers associations, had been erected, and cold storage -- an important resource for both wholesalers and housewives -- was available at Twin Falls Feed and Ice. (Both structures associated with these entities no longer exist).

The most significant business within the district (probably with the greatest investment of capital to construct its facilities in Twin Falls during the first decade) was the Colorado Milling and Elevator Company. This corporation had mills, elevators and processing sites throughout the West, including American Falls and Idaho Falls. It established a local corporation, known as the Twin Falls Milling and Elevator Company, and first constructed an elevator and small mill in 1909. In 1911 a larger mill was constructed, doubling the milling capacity from 400 to 800 bushels a day. The final building phase occurred in 1916 with the erection of six concrete-and-steel storage units; according to the Twin Falls Times, the storage tanks increased the company's storage capacity to 250,000 bushels, the largest between Denver and Portland. The mill closed in 1968, and all but the warehouse (listed in 1995) and the six concrete silos were demolished.

⁵⁰ "Residents Worked Hard for Railroad; Put up Cash for Branch Line to Wells," Twin Falls Times-News, July 25, 1954, p. D/14.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 6 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Twin Falls Milling and Elevator was one of the biggest and most prominent operations in this district; it pursued national markets, particularly in the Gulf states, and shipped flour to Asia as early as 1913. The Company was best known for its flours, which it named for regional identity, such as "Idahome," Twinida," and "Shone-Mist," as well as "Duncan Hines," a cake flour that was later marketed by another company. Like many of the businesses represented in the warehouse district, it provided an essential middle step between farmers and distant markets, and bolstered the local cash economy. It provided a place for farmers to store their produce until commodity prices improved. Like all businesses in the district, Twin Falls Milling and Elevator not only had to pursue the demand for its goods, but also had to accommodate what the local market supplied. The products stored, produced and manufactured by the businesses represented in the district indicates how farmers reacted to the ecological and economical forces in the region.

Initially, Twin Falls promoters saw the tract as great orchard country, and, indeed, many of George Bisbee's earliest photographs depict tables full of ripe fruit, and settlers and their families amidst extensive orchards.⁵¹ Twin Falls farmers did produce ample quantities of fruit, particularly apples, peaches and berries, but their range of agricultural output was much broader. In 1919 a regional magazine reported that wheat was the most important crop, followed by alfalfa, clover (including red, white, and alsike varieties), beans, potatoes, fruit, corn and sugar beets. Corn was also grown, but was used primarily for livestock feed. Cattle, sheep and hogs were also an important part of the agricultural base. In other words, farmers on the Twin Falls Tract produced an array of "grains, grasses, fruits and vegetables," and with the exception of sugar beets, all passed through the warehouse district.⁵²

Alfalfa may have been second to wheat in terms of amounts grown in 1919, but nonetheless it was an important crop; its cultivation illustrates the evolution of the agricultural production in Twin Falls. One historian, Mark Fiege, states:

Alfalfa was such a useful, versatile plant that farmers made it a ubiquitous, nearly universal feature of irrigation agriculture in Idaho. By 1910, they devoted 36 percent of Idaho's irrigated acreage to the cultivation of the crop.⁵³

Alfalfa was valued for several reasons. It made the soil more fertile for the production of other crops, such as beets, potatoes, and wheat because it provided humus and nitrogen. By rotating

⁵¹ "Bisbee, His Photographs Responsible for Early 'Picture Stories' of Valley," *Twin Falls News*, July 25, 1954, p. F/9.

⁵² "Twin Falls, Idaho - Fruitful Land of Fulfilled Dreams," *New West Magazine*, August, 1919, pp. 26-28.

⁵³ Fiege, p. 181.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 7 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

alfalfa with other crops farmers avoided having to purchase commercial nitrogen to work into the soil. It made superb animal feed, helping form amino acids necessary for protein and was fed to livestock of all types: dairy cows, sheep, and draft animals. Fiege writes:

Not unlike gasoline in a tractor or coal in a steam engine, alfalfa fueled the animals that provided the power for plowing, tilling, harvesting and hauling.⁵⁴

Finally, alfalfa was also a cash crop. A ranching market developed for alfalfa because the native grasses of the rangeland was depleted by the 1880s. Farmers not only sold their alfalfa hay to local ranchers, but also there was enough demand that farmers shipped it to livestock growers in nearby states.⁵⁵ By the 1920s, however, alfalfa hay had lost much of its market value. This was probably partly due to the decrease for commodity prices that plagued farmers after World War I. It can also be attributed to an infestation of the alfalfa weevil beginning in 1916. Neighboring states imposed quarantines on Idaho alfalfa so that its worth was greatly diminished. During the 1920s, alfalfa hay had declined from \$35 a ton during World War I to \$2.50.⁵⁶

Farmers in the Twin Falls area began to rely on a new use for alfalfa: its seed. Just as Idaho farmers had expanded their alfalfa acreage, so had farmers throughout the United States, especially in the Great Plains and in the upper Midwest. These farmers did not want alfalfa as a cash crop but, instead, for livestock feed and soil replenishment. The demand for alfalfa seed grew as a result of this need combined with a lack of foreign supply which had been disrupted during World War I.⁵⁷ Closely related to seed production was the cultivation of beans, which became an important crop early on in the cultivation of the Tract.

The number of buildings devoted to seed storage in the district illustrates the importance of seed cultivation in the region. National seed companies, such as Northrup-King, established themselves in Twin Falls and purchased seed from local cooperatives. Most of the businesses represented in the district, however, were established by local citizens.⁵⁸ The Kinney Wholesale Company (sites 35, 36, 38), established in 1907, was one of the earliest warehouses in the district. A Kinney advertisement in 1912 read "Spuds wanted -- large or small -- Beans too." Other examples include the Isbell Seed Company, W.P. Haney's bean warehouse, the Gibbs bean elevator and the Bean

⁵⁴ Ibid, p. 184.

⁵⁵ Ibid, p. 185.

⁵⁶ Ibid.

⁵⁷ Ibid, p. 187.

⁵⁸ The Northrup, King and Co. Twin Falls facility was located on Wall Street on Block 162.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 8 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Growers Warehouse Association. This last example is located at 324-362 Fourth Avenue South and was used by both the bean cooperative and the Harder Bean Company.

During the 1920s, the Intermountain West did not share in the frenzied prosperity experienced by much of the country due to depressed agricultural commodity prices following a collapse in demand created during World War I. Farmers found that their crops and produce brought little when taken to market. Dairy products, however, were an exception, and an increasing demand for milk offered profitable opportunities for Idaho farmers during the 1920s. Fiege writes:

Not only did a growing national population increase the demand for milk, American consumed more of it per capita. Within this nationwide market, the West coast states, especially California and the burgeoning metropolis of Los Angeles, cried out for more cheese and butter. Idaho irrigators reduced their alfalfa "surplus" by producing extra milk to meet growing West coast demand: the farmers fed the hay to more and more dairy cows....From 1919 to 1924, milk production grew fifty percent. Growing numbers of factories then processed the milk into butter and cheese...For farmers, milk and cheese had added economic benefit because of their compactness and high market value made them relatively inexpensive to transport.⁵⁹

In the warehouse district, the dairy business was represented by both local and national interests. The Jerome Dairy Cooperative, located in the north end of the district, had several plants throughout the area. Farmers could bring milk and cream to the co-op and trade it for processed dairy products, such as cheese and ice cream. The cooperative also sold dairy products locally and throughout the West. Swift and Company (site 19), on the other hand, was a national corporation exemplifying the "big business" approach to agriculture in which its operations were completely vertically integrated. Swift controlled all aspects of production, from the stockyards (or in this case, because the Twin Falls plant processed poultry, the incubator), to the grocery store. Harvey Levenstein, in his book Revolution at the Table, writes that the rise of such corporations affected the market for agricultural products:

Between 1880 and World War I, the American food industry was radically transformed. Agriculture had always been the nation's biggest business, but now it was becoming big business in another sense, as new technology and the need for more capital investment were encouraging the creations of larger farms and the

⁵⁹ Fiege, p. 186.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 9 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

beginnings of more complex organizations to finance agricultural production. The effects of the revolution in technology and organization were even more striking after the food left the farm, for large new organizations now transported, processed and marketed the farmer's products.⁶⁰

Transportation and manufacturing entities are also represented in the district, having developed for the most part to serve the agricultural base of the local economy. The history of the Warberg Transfer and Storage Company, for example, illustrates how it adapted to local business conditions and changing technology. The founder, William Warberg, a Swedish immigrant, obtained a team of horses and a wagon and began offering his services in 1906. In the growing community he expanded his business by acquiring several teams and wagons, but by the teens he had started to purchase trucks. Like other transfer operators, he found that business was slow in the winter and so he sold coal during the off season, storing it on nearby vacant lots. By the time his sons were involved in the business, Warberg Transfer was associated with Allied Van Lines and was part of a large corporation with a national network.

Self Manufacturing and Krengel's comprise the two examples of manufacturing interests that initially saw opportunity in the new agricultural community but eventually expanded into broader markets. G.H. Self started a blacksmith shop in 1910 and soon began manufacturing farm machinery and tools that were adapted for irrigated farming. By the 1950s the company had diversified into industrial steel fabrication. The experience of Ernest Krengel and his son, Charles, parallels that of Self Manufacturing. Ernest Krengel was also a blacksmith, setting up a small shop in 1907. When Ernest died in 1912 Charles took over, and although he also developed and manufactured tools for farming, he expanded the business along other lines, dealing in hardware, plumbing and electrical supplies. By 1952 Krengel's was large enough that it diverged into two separate entities: a machine shop and a hardware business.

ARCHITECTURAL CONTEXT

The term "warehouse" was devised in 1885 to describe utilitarian structures that served wholesale markets and whose purpose was to store goods, both raw and finished, for distribution. The appearance of the warehouse was dictated by functional, structural and fire-safety concerns. Thus, warehouses that displayed extensive ornamentation were criticized in the architectural press for defeating, in the writers' opinions, the modernist principal of allowing the structure to express the

⁶⁰ Levenstein, pp. 41-42.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 10 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

function within. Regardless of the amount of applied decoration, warehouses had to serve efficiently both as places to store goods and as places through which goods were moved to meet the demands of an increasingly complex wholesale market. By the turn of the century, the warehouse had taken on a familiar form: single-or multiple-story rectangular structures with minimal setbacks, brick facades interspersed with concrete bands indicating floors and walls, flat roofs with parapets and large, rectangular fenestration with metal sash windows.

Warehouses in cities with extensive trade networks, such as Chicago and Omaha, were extensively discussed in architectural magazines. Smaller versions of these structures and districts sprang up throughout the United States. Many of the buildings contained in the Twin Falls Warehouse Historic District exhibit the characteristics described above. They reflect the same utilitarian approach to the use of materials and forms. Furthermore, the three general techniques used for warehouse construction -- light frame, mill, and reinforced concrete -- are all represented. Taken as a whole, the architecture of this district increases our understanding of the wholesale economy of Twin Falls.

Construction Technology

The earliest businesses in the district were housed in wooden, frame structures, typical of those seen in the first or second wave of construction of young communities in the West and Midwest during the nineteenth century. Photographs portray one-story, often one-room, rectangular, frame structures featuring front gables and a parapet wall. In most cases these structures were temporary and were soon replaced with brick. Several of these early warehouses survive within the district. They are wooden, frame structures and were used for over twenty years. These include the Nibley-Channel Lumber Company (site 7), constructed about 1909, and the Keel-Wilkinson-Stronk Lumber Company (site 17), erected about 1920. A common treatment of frame buildings, such as the Isbell Seed Company (site 21), was to sheath them with corrugated metal.

Had the examples mentioned in the previous paragraph been destroyed by fire, the owners' inventories would have been lost. The owners of warehouses in which the goods of individual farmers, cooperatives or other businesses were stored had a greater incentive to employ fireproof construction in order to avoid high insurance rates. Slow-burning mill construction was the prevalent mode of construction in the district and was used with fire-resistive materials, such as brick, (the Kinney firm, site 35); lava rock, (the Falk Wholesale Company, site 39) and galvanized steel, also known as sheet metal (Isbell Seed Company, site 21). Mill construction refers to the structural system consisting of heavy timbers and thick plank floors initially developed for use in New England textile mills. The concept behind this system was that while these structures could not

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 11 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

entirely resist fire, they would burn slowly enough to allow time to both extinguish a fire and salvage stored items. Builders took the added precaution of avoiding concealed spaces between floors and in roofs, enclosing elevator shafts and stairways with brick, and constructing doors with heavy wood and covering them with tin. By 1900 insurance companies were insisting that sprinkling systems be used.⁶¹

The use of reinforced concrete for both structural members and interior walls represented an advance in fireproofing construction. This material was considered the most impervious to fire: it was stronger than brick (which quickly failed when exposed to intense heat), was not flammable like wood, and had far more strength than contemporary steel.⁶² The only reinforced concrete buildings in the district were those of non-local firms: Simpson and Company (site 30) -- a wholesale grocery business -- and the Swift and Company Poultry and Creamery (site 19).

Construction Design

Whatever the form of construction, the resulting exterior appearance was a function of the utility within. Warehouses had to have plenty of interior space for storage or manufacturing. They had to easily accommodate whatever type of transportation would move the goods to market. They also had to facilitate the movement of workers. These requirements resulted in a blocky rectangular form, with ground floors set about 2 to 2.5 feet above ground for easy loading and unloading to and from railroad cars and trucks. Warehouses favored the use of concrete loading docks and steel sash rather than wood sash windows. If the structures did not have large areas of fenestration, small windows were typically placed high up on the wall for light and ventilation. None of the buildings in the district have applied ornamentation; any decoration that was used was achieved through elaborate masonry, as seen in the Twin Falls Milling and Elevator warehouse (site 26).

Aside from these common characteristics, the buildings in this district display a variety of designs. Several such as the Ford Transfer and Storage building (site 40) and the Globe Seed and Feed (site 22), are typical of the low-scale warehouses that can be seen in any wholesale or industrial neighborhood in the country. These are one story, have brick facades, and are of mill construction. Others such as the W.P. Haney bean warehouse (site 5) are frame and completely clad with corrugated sheet metal.

⁶¹ A.O. Elzner, "The Evolution of the Modern Warehouse," Architectural Record, May, 1907, pp. 377-383.

⁶² Ibid, p. 382.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 12 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Self Manufacturing (site 13) and Warberg Transportation (site 31) represent a form seen after 1930: a one- or one-and-a-half story masonry wall with a stepped parapet on the street frontage. In at least one case, that of Kregel Machinery (site 14), the facade was not part of the original building but was applied later to the structure behind, which is clad with sheet metal. This represents a self-conscious effort to "modernize" the building, and although the modernization does not consist of elaborate detailing, it shows that the owners wanted to obscure the prosaic appearance of the sheet metal sheds. Few buildings in the district have gabled roofs; those that do include the Kinney Wholesale Company warehouses (site 38) and the nearby Falk Wholesale Company (site 39). Falk represents a purely vernacular interpretation of industrial architecture; built in 1910 it is one of the oldest buildings in the district and is of lava rock construction.

The warehouse district continues to function as a center for the distribution, processing and storage of many kinds of products and is also the location of several light manufacturing businesses. Recently, several buildings have been renovated and are now used as specialty shops, restaurants and micro-breweries. The City of Twin Falls is attempting to beautify Rock Creek Canyon so that it can be used for bike and pedestrian paths, and considers the warehouse district to be a vital part of this effort, as it serves as a connection between the downtown business district and the Canyon. The buildings represent types of construction and architecture unique in the City. The warehouse district is significant because more than any other area of the community, it conveys the importance of distribution and processing in the local economy and the identity of Twin Falls as an agricultural community.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9 Page 1 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

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United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9 Page 2 Name of Property Twin Falls Warehouse Historic District
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United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 10 Page 1 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

UTM References (cont.)

E: 11/707360 E 4714940 N

F: 11/706960 E 4714160 N

Verbal Boundary Description

The Twin Falls Warehouse Historic District includes the properties located in the following blocks:

Section I: 151, 159, 160, 160.5, 163, 170

Section II: 119, 120, 132, 133, 134, 145, 146, 147, 154, 155

Twin Falls Townsite.

Boundary Justification

The Twin Falls Warehouse Historic District consists of two sections roughly encompassed by the above UTM coordinates. The boundaries of Section I include the properties that have historically been associated with warehouse and food processing and distribution in Twin Falls and that maintain historic integrity. The boundaries of Section II also includes properties that have historically been associated with warehouse and food processing and distribution in Twin Falls and that are the most representative because they have maintained historic integrity. The district is discontiguous because the intervening area lacks significance and is devoid of historic properties related to the historic context.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number ADD Page 1 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Twin Falls Warehouse Historic District Photograph List

Common Label Information

1. Twin Falls Warehouse Historic District
2. Twin Falls, Twin Falls County, Idaho
3. Elizabeth Egleston
4. April, 1996
5. Negatives in possession of photographer.

Photograph 1.

302-362 Fourth Ave. S.
240-248 Fourth Ave. S.
North elevations.
Camera facing west.

Photograph 2.

302-328 Fourth Ave. S.
North elevations.
Camera facing west.

Photograph 3.

341-353 Fourth Ave. S.
Southwest elevation.
Camera facing east.

Photograph 4.

337-343 Third St. S.
Northwest and southwest elevations.
Camera facing east.

Photograph 5.

221-245 Third St. S.
Northwest and southwest elevations.
Camera facing east.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number ADD Page 2 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Photograph 6.

221-245 Third St. S.
North corner of building.
Camera facing south.

Photograph 7.

242 Second Ave. S.
Northwest and northeast elevations.
Camera facing south.

Photograph 8.

242 Second Ave. S.
Northwest and southwest elevations.
Camera facing east.

Photograph 9.

Rear of 211-248 Third Ave. S.
Northeast elevation.
Camera facing northwest.

Photograph 10.

248 Third Ave. S.
Southwest and southeast elevations.
Camera facing north.

Photograph 11.

211-227 Third Ave. S.
Southwest elevation.
Camera facing southeast.

Photograph 12.

211-227 Third Ave. S.
Northwest and northeast elevations.
Camera facing south.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number ADD Page 3 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Photograph 13.

325-341 Second St. S.
Northwest elevation.
Camera facing southeast.

Photograph 14.

240-248 Fourth Ave. S.
Northeast and southeast elevations.
Camera facing west.

Photograph 15.

212 Fourth Ave. S.
Northeast elevation.
Camera facing southwest.

Photograph 16.

202-288 Fourth Ave. S.
Northeast and northwest elevations.
Camera facing south.

Photograph 17.

203-253 Fifth Ave. S.
Southwest elevation.
Camera facing southeast.

Photograph 18.

Approx. 516 Second St. S.
South elevation.
Camera facing north.

Photograph 19.

545 Shoshone Ave. S.
West elevation.
Camera facing east.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number ADD Page 4 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Photograph 20.

161 Fifth Ave. S.
Southwest and southeast elevations.
Camera facing north.

Photograph 21.

156 Fourth Ave. S.
Northeast and southeast elevations.
Camera facing west.

Photograph 22.

156 Fourth Ave. S.
Northeast and northwest elevations.
Camera facing south.

Photograph 23.

403-407 Shoshone Ave. S.
Northwest and southwest elevations.
Camera facing east.

Photograph 24.

205 Sixth Ave. W.
Northeast elevation.
Camera facing west.

Photograph 25.

263 Sixth Ave. W.
Northwest and southwest elevations.
Camera facing east.

Photograph 26.

235-243 Sixth Ave. W.
Southwest and southeast elevations.
Camera facing north.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number ADD Page 5 Name of Property Twin Falls Warehouse Historic District
County and State Twin Falls County, Idaho

Photograph 27.

233-243 Wall.

Northeast elevation.

Camera facing south.

Photograph 28.

659-720 Third St. W.

Southwest and southeast elevations.

Camera facing north.

Photograph 29.

309-321 Bridge St.

Southeast elevation.

Camera facing west.

Photograph 30.

560 Third St. W.

Southwest elevation.

Camera facing northeast.

Photograph 31.

325 Fifth Ave. W.

Northeast elevation.

Camera facing southwest.

