

United States Department of the Interior
Heritage Conservation and Recreation Service

National Register of Historic Places
Inventory—Nomination Form

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



1. Name

historic Locke's Meat Market RECEIVED
FEB 25 1981
and/or common The Locke Building OHP

2. Location

street & number 13480 East Highway 88 not for publication
city, town Lockeford vicinity of congressional district 14th
state California code 06 county San Joaquin code 077

3. Classification

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

4. Owner of Property

name Dorothy Noble, Bertha Freer, Harold Freidman, Frederick Baker (Baker and Company)
street & number 125 Camino Alto
city, town Mill Valley vicinity of state California 94941

5. Location of Legal Description

courthouse, registry of deeds, etc. San Joaquin County Courthouse
street & number 222 East Weber
city, town Stockton state California

6. Representation in Existing Surveys

title n/c None
has this property been determined eligible? yes no
date federal state county local
depository for survey records
city, town state

7. Description

| | | | | |
|--|---------------------------------------|---|---|------------|
| Condition | | Check one | Check one | |
| <input type="checkbox"/> excellent | <input type="checkbox"/> deteriorated | <input type="checkbox"/> unaltered | <input checked="" type="checkbox"/> original site | |
| <input checked="" type="checkbox"/> good | <input type="checkbox"/> ruins | <input checked="" type="checkbox"/> altered | <input type="checkbox"/> moved | date _____ |
| <input type="checkbox"/> fair | <input type="checkbox"/> unexposed | | | |

Describe the present and original (if known) physical appearance

The square, two story, brick building located at the corner of East Highway 88 and Tully Road is an example of commercial architecture of the 1880s. A five-bayed second story, wooden oriel tower projects over the corner entrance and gives the structure its distinctive appearance. Capped with an elongated, zinc hexagonal dome, the bay is further complemented by the bracketed wooden cornice and inset arched wooden window dressings. The brickwork of the two main facades contains an asymmetrical series of blind and open arches. Tall and narrow in proportion, these arches are accented by decorative center keystones and side pilasters. Originally, the Tully Road facade arch series was articulated as window-blind-window-blind-window on the second story and blind-blind-blind-blind-window on the first story. (In the late 1930s, two multi-paned, squat, rectangular double-hung windows were set into the two rear first story blind arches.) Originally, too, the East Highway 88 facade arch series was articulated as window-door-window-blind-window on the second story and window-blind-door-blind-blind on the first story. (Again, the two blind arches furthest removed from the entrance were altered by inset door and window units in the late 1930s.) Each of the arches, whether blind, window or door, is identical. The roof is flat and typical of its period. Four small triangular brick stove-pipe flues accent the roof line. A basement exists beneath the building. Two over two double-hung arched windows with wood mullions comprise the facade fenestration, while one over one double-hung rectangular windows are used in the oriel tower. All the brickwork is painted red, with woodwork contrasting vividly in white.

The two facades hidden from full street view are treated much more informally. Window placement is irregular for each, while the blind arch, pilaster and keystone treatment is completely discontinued. The bracketed wooden cornice is also missing from these walls. In 1888, a small two story rectangular brick water tower was added to the southwest side of the structure.

Apparently the exterior of the building remained unaltered until the late 1930s. An L-shaped porch, originally suspended from the first story brickwork, was removed at this time. In addition, several new windows were set into the first story on the two main facades and rear. A small rectangular wood-frame room addition with sloping roof and wide overhang appears to date to the 1950s. Finally, a rectangular wood-frame shed was added to the rear of the property (approximately 20 by 60 feet) in ca. 1940. Its simple clipped eaves are typical for its period of construction.

Originally the interior space functioned as a butcher-meat market on the first story and as a residential unit above. The blind arches, while particularly subtle and striking from the standpoint of design, doubtless were included in the plan for practical reasons. Those blind arches on the first story of the Tully Road facade prevented light from entering the butchering and meat storage areas; when these spaces were no longer used for the meat business, new windows were set in to light the interior space. Other blind arches continued the design, while simultaneously hiding interior wall divisions and stove-pipe/fireplace units. Today the first story interior space has been completely altered with new room divisions. Upstairs, however, the original residential spaces

FHR-8-300A
(11/78)

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(for the Locke family) are intact with only minor alterations. A stairway, entered from the East Highway 88 facade curves upwards to a central landing. Rooms include living room, dining room, bay, four bedrooms and kitchen. Original closets also remain. In two rooms, the ceilings have been lowered, while a small modern bathroom has been installed on the northwest side. Decorative moldings, door transoms and flooring are unaltered.

8. Significance

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

Specific dates 1883-1888 **Builder/Architect** Charles Beasley (attributed)

Statement of Significance (In one paragraph)

The Locke Building of 1883-1888 is significant in the areas of both architectural history and town settlement. In terms of its design, period of construction, and location, the commercial structure almost certainly is the work of Stockton architect Charles Beasley. It is an excellent example of its type and likely one of the few relatively unaltered designs of an architect once highly successful in the San Joaquin Valley (1860-1913). In addition, the patron of the building, Luther Locke, was the son of Lockeford's founder Dean Jewett Locke and his business, Locke's Meat Market, was indicative of his own involvement in the early development of the town.

Architecturally, the Locke Building appears to be the design of Charles Beasley. Having moved from Missouri to Stockton ca. 1860, Beasley began his career as a carpenter-builder. By the 1870s, he had established himself as an architect in the San Joaquin Valley; his commercial designs were especially well-received. A large proportion of Stockton's built-fabric of the 1880s and 1890s can be documented as that of Charles Beasley. The architect was a colorful designer. Several distinctive design features mark many of his works. Most often a prominent corner tower, bracketed cornice and arched windows with mannered keystones were among the repeated Beasley features. An overall asymmetry of some type, as well as an obvious love of building materials, also marked the architect's work. Here in the Locke Building the subtle, but mannered asymmetrical pattern of blind and open arches is highlighted by the juxtaposition of brick and woodwork. The zinc tower cap adds yet another note. The building occupies a prominent position at the main intersection in the small town of Lockeford. Today, along with several other late nineteenth century commercial structures, the Locke Building vividly recalls Lockeford's past as a supply town route from Stockton to the mines. Even its bricks have a story to tell. These were produced from local clay pits by Chinese laborers.

The Locke Building is also significant for its role in the settlement and early development of the town of Lockeford. Dean Jewett Locke, in association with his brothers, built the first house at the townsite in 1855. In 1860, the settlement acquired a hotel and became known as Lockeford in honor of its founders. During the 1860s the town was platted and by 1879 it had 200 residents. Dean Jewett Locke was well known as a community philanthropist and was responsible for the erection of several of the town's more prominent buildings. His son Luther Locke was born in 1856 and was the first of thirteen children. Like his father, Luther Locke was well educated and continued to take an active role in the development of the town. He had herded cattle for his father prior to opening the Locke Market in 1883. Much of the butchered meat was used to supply the inland mines. While Luther Locke operated the meat market, his wife opened a millinery shop in the building and for a brief period, 1891-1895, also ran a reading room for the

9. Major Bibliographical References

Guinn, J.M., History of the State of California and Biographical Record of San Joaquin County, Volume II, Los Angeles:1909.
An Illustrated History of San Joaquin County, California, Chicago:1890.
 "The Locke Building," Lockeford-Clements News, May 28, 1975, 1,3-4.

10. Geographical Data

ACREAGE NOT VERIFIED
 UTM NOT VERIFIED

Acreeage of nominated property .036
 Quadrangle name Lockeford
 UMT References

Quadrangle scale 1:24,000

A

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|------|---------|----------|
| 110 | 662160 | 4225340 |
| Zone | Easting | Northing |

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Verbal boundary description and justification

The Locke Building comprises a 40 by 40 foot square. It occupies a 60 by 110 foot lot bounded by East Highway 88, Tully Road, an alley (parallel to Hammond Street), and Cotton Street.

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

| state | code | county | code |
|-----------|------|--------|------|
| <u>IL</u> | | | |
| state | code | county | code |

11. Form Prepared By

name/title Karen J. Weitze, Architectural Historian, PhD
 organization Consultant date February 28, 1980
 street & number 9454 Polhemus Dr. telephone (916)-685-9287
 city or town Elk Grove state California 95624

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

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

State Historic Preservation Officer signature Karen J. Weitze
 title State Historic Preservation Officer date October 17, 1980

For HCRS use only
 I hereby certify that this property is included in the National Register
 entered in the National Register date 2/19/82
 Keeper of the National Register
 Attest: _____ date _____
 Chief of Registration

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Women s Christian Temperance Union. In 1888, Luther Locke added a water tank unit to his store and set up a steam engine to help keep the tank full. From this point, he added water piping along Main Street (East Highway 88) and formally began the development of a town water system.

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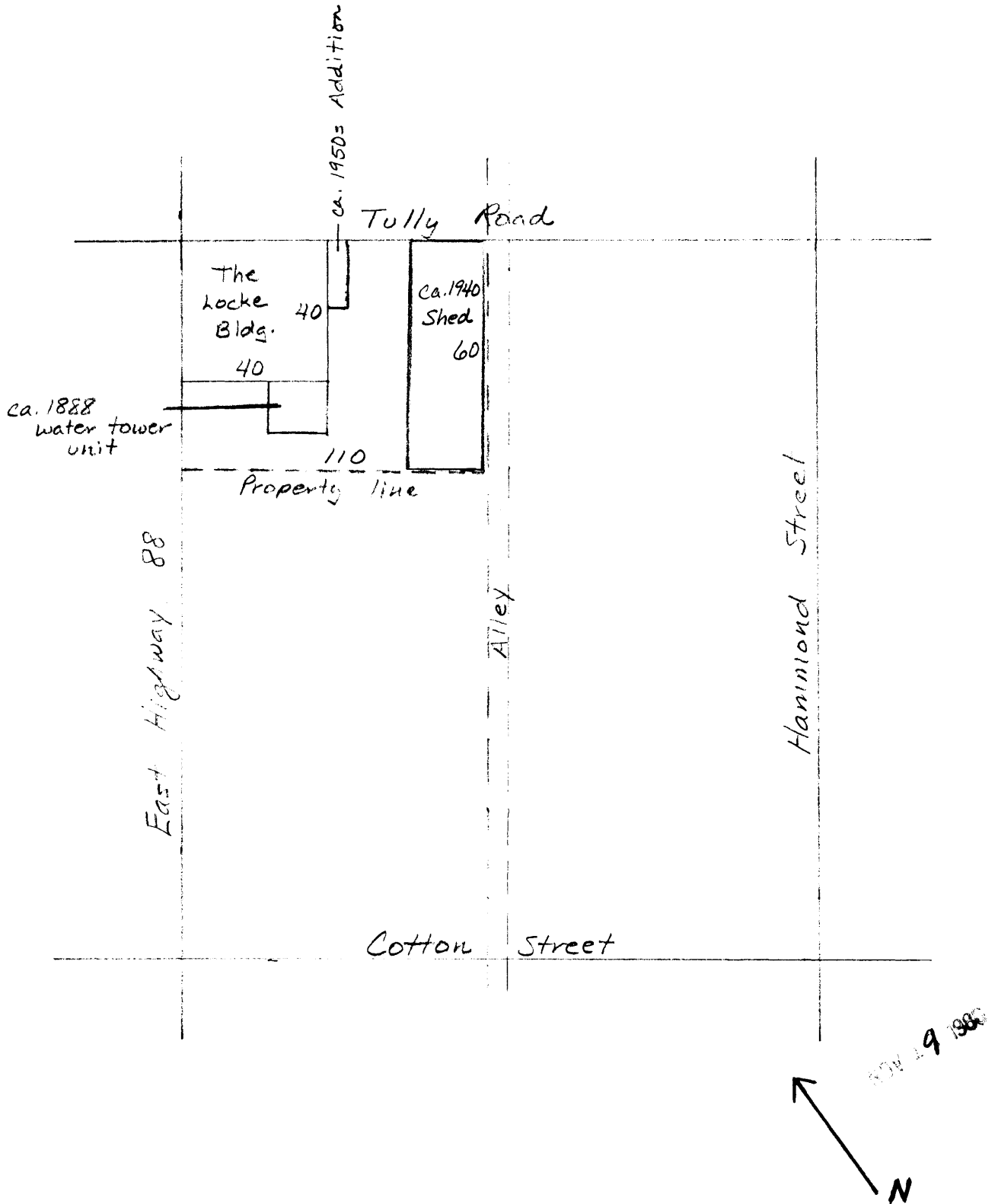
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Thompson and West, History of San Joaquin County, California - 1879, Berkeley:
reprint, 1968.

Weitze, Karen J., "Charles Beasley, Architect (1827-1913): Missouri Carpenter to
Chinatown Designer - Issues and Images," article accepted by the Journal for the
Society of Architectural Historians, to be published 1980-1981.

The Locke Building
Lockeford, Ca.
San Diego, Ca.



FEB 19 1982