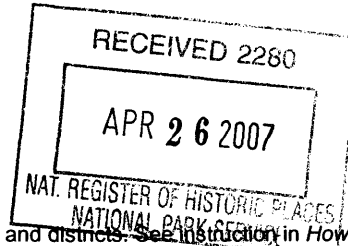


United States Department of the Interior National Park Service National Register of Historic Places Registration Form



529

This form is for use in nominating or requesting determination for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration 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 Whitewood Historic District

other names/site number n/a

2. Location

street & number 1005-1021 Meade Street [] not for publication

city or town Whitewood [] vicinity

state South Dakota code SD county Lawrence code 081 zip code 57793

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.)

Jay D. Voat State Historic Preservation Officer 04-17-2007
Signature of certifying official/Title Date

South Dakota State Historic Preservation Office
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 the 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
 - See continuation sheet.
- other, explain
 - See continuation sheet.

[Signature] Signature of the Keeper 6/08/07 Date of Action

Whitewood Historic District
Name of Property

Lawrence County, South Dakota
County/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 count previously listed resources.)

Contributing	Noncontributing	
3	0	buildings
0	0	sites
0	0	structures
0	0	objects
3	0	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.

0

6. Function or Use

Historic Function
(Enter categories from instructions)

- Domestic/Hotel
- Commerce/Business
- Recreation/Music Facility

Current Functions
(Enter categories from instructions)

- Work in Progress
- Commerce/Business
- Commerce/Restaurant

7. Description

Architectural Classification
(Enter categories from instructions)

- Commercial

Materials
(Enter categories from instructions)

- foundation Stone
- walls Stone
- roof Asphalt shingle, Composite
- other

Narrative Description

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

Whitewood Historic District
Name of Property

Lawrence County, South Dakota
County/State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes 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" in all the boxes 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.

Narrative Statement of Significance

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

Areas of Significance

(Enter categories from instructions)

Commerce

Architecture

Periods of Significance

1904-1956

Significant Dates

1904, 1905, 1908

Significant Person(s)

(Complete if Criterion B is marked above.)

n/a

Cultural Affiliation

n/a

Architect/Builder

n/a

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:

Whitewood Historic District
Name of Property

Lawrence County, South Dakota
County/State

10. Geographical Data

Acreeage of Property less than one

UTM References

(Place additional UTM references on a continuation sheet.)

1. 13 608207 4923952
Zone Easting Northing

2. 13 608206 4923917
Zone Easting Northing

3. 13 608303 4923920
Zone Easting Northing

4. 13 608304 4923958
Zone Easting Northing

[] See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Chris Nelson

organization SD State Historic Preservation Office

date 1 March 2007

street & number 900 Governors Drive

telephone 605-773-3103

city or town Pierre

state SD

zip code 57501

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 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

(Complete this item at the request of SHPO or FPO.)

name see continuation sheet

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.

**National Register of Historic Places
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National Park Service**Section number 7 Page 1

Lawrence County, South Dakota

DESCRIPTION

The City of Whitewood is located in Lawrence County, South Dakota. The Whitewood Historic District includes three buildings: the Lane Hotel and annex, the Turf Exchange Building, and the Bonniwell Building.

Lane Hotel and Annex

The Lane Hotel is comprised of a main building and an annex. The main building is setback from the street and has porch that is flush with the annex. The hotel has a sandstone foundation, sandstone walls, and hipped roof with asphalt shingles. The annex has a sandstone foundation, sandstone walls, and a flat roof.

The façade (north elevation) of the hotel has a central entry flanked by a window opening; all openings have been infilled. The entry has double glass doors below wood infill. The plate glass windows have been infilled with wood on the upper third. There is a turned spindle balustrade around the porch. There is a wood porch with a turned spindle balustrade on the 2nd floor supported by columns. There is a central door with a transom window flanked by paired one-over-one windows. Above the second floor window is a belt of decorative stonework with "LANE" in the center. Centered on the roof is a pedimented dormer with a one-over-one window with a stone sill and lintel.

All of the windows on the first floor of the east elevation have been infilled with wood and/or downsized. Underneath the infill some of the original windows remain intact. In the center of the first floor a shed roof entryway addition was added over a side exit door. All the windows on the second floor are original one-over-one double hung windows. All of the window openings have stone sills and lintels.

The south and west elevations have one-over-one double hung windows. The north 1/3 of the west elevation borders the annex.

The Annex borders the Hotel on the east elevation and the Turf Exchange on the west elevation. The façade (north elevation) has had the three bays on the first floor infilled with wood and smaller windows and doors. The second floor has three pairs of one-over-one windows. Above the windows is the same decorative stone belt course as on the hotel. The south elevation has an entrance and one-over-one windows.

Jones Building

Jones Building has a sandstone foundation, sandstone walls, and a gabled roof with asphalt shingles.

The façade (north elevation) retains its original storefront and second story windows. On the east side of building on the first floor is an entry door with a transom window that accesses an interior stairway. The storefront has a recessed central entry with transom windows flanked by single pane storefront windows. Two steel columns also flank the recessed entry. Above the storefront windows are paired single pane windows. The second story has four four-over-one double hung windows. Above the windows is decorative stonework with "Jones 1908" centered. Above the cornice line is the wood gable front of the roof.

The east elevation border the annex.

The west elevation has no openings on the first floor. The second floor has five window openings; one has been completely infilled with wood and the other four have been downsized with one-over-one

**National Register of Historic Places
Continuation Sheet****United States Department of the Interior
National Park Service**Section number 7 Page 2Lawrence County, South Dakota

windows.

The south elevation has three one-over-one windows.

Bonniewell Building

The Bonniewell Building has a sandstone foundation, sandstone walls, and a pitched metal roof.

The façade (north elevation) has been infilled on the first floor storefront. The first floor consists of two similar storefronts: both have a recessed central entry flanked by steel columns and bays infilled with wood and windows. The eastern most storefront has an entry flanked by a bay with a door and a one-over-one window; the other bay has a large single pane window. The western most storefront has an entrance flanked by identical bays with single pane windows. The second floor has a central window covered by wood. To the east of the central window are four one-over-one windows; to the west are four one-over-one windows that have been downsized. The cornice has decorative stone work with a centered soldiers arch over the year 1905. The parapet has stone projections on the corner and a central stair-step design.

The only opening on the east elevation is a door on the first floor located two-thirds of the way to the rear of the building. The only opening on the west elevation is a door on the second floor towards the southwest corner.

The south elevation has a small addition at the southeast corner. There is a wood stairwell on the addition. To the west of the garage is an entry door, a four-pane window, and a two-pane window. On the second-story are four one-over-one double hung windows.

The west elevation borders another building on the front half. The back half has a wood stairwell that leads to the door on the second floor.

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National Park Service**Section number 8 Page 3Lawrence County, South Dakota

SIGNIFICANCE

Whitewood is located in Lawrence County, South Dakota, on the eastern edge of the Black Hills. The Whitewood Historic District is significant under National Register Criteria A and C. It is eligible under Criterion A for the role the buildings played in the development of Whitewood and as the only original sandstone buildings remaining in the commercial district. It is eligible under Criterion C for their sandstone construction and as examples of the commercial style in small town South Dakota.

The Custer Expedition of 1874 confirmed the existence of gold in the Black Hills of South Dakota. This set off a subsequent rush of prospectors into the area, even though the land was part of the Great Sioux Reservation. Settlement was taking place all over the Black Hills by 1876. The Pioneer Townsite Company purchased the present townsite of Whitewood from early Black Hills pioneer and settler William Selbie. The town was platted in 1887 and incorporated the following year. Business lots in town sold from \$250 to \$500.

Early Whitewood had three hotels, two saloons, a drugstore, clothing store, barber shop, livery stable, and sawmill. Sandstone buildings were constructed in town using rock from a quarry four miles north of town. The railroad brought many people and jobs to Whitewood in the early years. Flour milling and sawmills were also important early industries in Whitewood.

Whitewood is located on the eastern edge of the Black Hills. Whitewood was a railroad terminal in 1905 with as many as twelve trains a day coming through three main rails and four switch lines. The railroad brought people and materials that supported the growth of the businesses in town. Eventually the focus of the railroad spread and reached other towns reducing the importance of Whitewood. Its economy developed supporting the mining industries in the interior of the hills producing agricultural products. Farmers raised wheat and oats as well as dairy cattle for trade with the mining camps. The eastern edge of the Black Hills was very productive agriculturally, which drew settlers into the valley. Today, Whitewood is mainly a bedroom community to other towns in northern hills but also has some limited industry and is seeing a resurgence.

History of the District

Enos Lane and his wife Catherine built the Lane Hotel in 1904 at a cost of \$18,000. Enos Lane married Catherine Anderson after the death of her husband James in 1890. James and Catherine Anderson built the Anderson Dairy in 1877, which is now part of the Frawley Ranch National Historic Landmark. Enos and Catherine lived on the Anderson Dairy Farm until 1901 when they moved to Whitewood where Enos was engaged in the lumber business. The hotel was constructed of sandstone quarried locally and was a popular hangout of locals. The hotel contained 29 sleeping rooms and was heated by steam heat. The hotel was also wired for electric lights. Lane died shortly before its completion of a heart attack. The Lane Hotel operated in that capacity for several years. In the 1960s through the 1980s it had a restaurant on the first floor. The last several years it has been rented out as living space during the Sturgis Motorcycle Rally. As of 2006, the building was being rehabilitated for commercial use.

P.M. Bonniwell came to the Black Hills in 1880 and worked first at a lumber mill and then at a logging camp for the Homestake Mine. His wife, Lura, taught school near Deadwood and was the cook for the logging crew. After they had saved some money, they moved to Minnesula in Butte County and started raising cattle. The Bonniwells eventually moved farther north up by the Slim Buttes before moving to Whitewood in 1898. Bonniwell started a harness shop and in 1905 built the two-story

**National Register of Historic Places
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Lawrence County, South Dakota

Bonniwell Building. There was a hardware store and harness shop on the first floor and a dance floor on the second story. The dance floor was one of the best around with a fine hardwood floor that Bonniwell helped design and install. The dance hall was known throughout the northern Black Hills as one of the finest in the area.

Bonniwell was also a surveyor and was hired to survey and oversee the grading and building of a road that led to the Centennial Valley which led to Deadwood, Lead, and Spearfish. Bonniwell was also a Captain in the Home Guard Unit and also served as a County Commissioner for Lawrence County. When Bonniwell died in 1919, his wife Lura leased the Bonniwell Building but continued to live in Whitewood. The building has been operated as several commercial businesses throughout the years and as of 2006 is being rehabilitated for commercial use.

The Jones Building was constructed in 1908. It was built with the same sandstone used to build the Lane Hotel and Bonniwell building, all of which were quarried four miles from Whitewood. The building was operated in several commercial capacities over the years. Currently the Jones Building houses a bar.

The sandstone buildings in the Whitewood Historic District represent the second generation of construction in Whitewood. These buildings were built in the early 1900s and replaced older wooden structures built in the late 1870s and early 1880s when the town was founded. These buildings reinforced a sense of permanence and established a solid economic investment in the town. By establishing these formidable buildings and developing their main commercial street, the people of Whitewood secured their future while other neighboring towns disappeared.

Architecture of the District

Local sandstone was a popular building material in the Black Hills during the late 1800s and early 1900s, but its use diminished over the years. The expense and effort to quarry the material was soon replaced by affordable standardized materials brought by the railroad and eventually the highway. Conversely, it is for these very reasons the native sandstones were not used elsewhere in South Dakota. The eastern and central parts of the state received material mainly from the railways loaded with building materials from the east.

Sandstone construction in the Black Hills was primarily done inside the community, usually on or bordering the main commercial street. The northern Black Hills towns of Spearfish, Belle Fourche, and Lead have sandstone buildings in their commercial areas in the Victorian Romanesque, Victorian Revival, and Richardsonian Romanesque styles, but sandstone construction seldom extends beyond these commercial areas. Furthermore, sandstone was used mostly in towns and cities and was rarely used in a rural setting.¹ The Whitewood Historic District has fine examples of the Commercial Style used in small town commercial districts in the northern Black Hills.

The Commercial style in South Dakota is identified generally by multiple stories. Most are constructed of masonry and have multiple bays with large storefront windows and an entryway. Most Commercial style buildings in South Dakota have been altered, particularly the storefronts and interior areas. The buildings in the Whitewood Historic District fit into the Commercial style trends of South Dakota. They are two-story buildings constructed of masonry with multiple bays.

¹ David Erpsted and David Wood. Building South Dakota: A Historical Survey of the States Architecture to 1945. (Pierre: SD, South Dakota State Historical Society Press, 1997), 30.

**National Register of Historic Places
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The main commercial street in Whitewood has changed drastically over the years. Several historic buildings have been razed or had their integrity destroyed. On the north side of the main street, no buildings remain that retain integrity. On the south side, the Lane Hotel and Annex, the Turf Exchange, and the Bonniwell buildings are the only extant buildings on the block. Four buildings that once existed between the Turf Exchange and the Bonniwell Building have been razed. The three buildings that remain are the only link to Whitewood's past. Other sandstone buildings adjacent to the district have also been razed, including the bank.

The Whitewood Historic District is significant under National Register Criteria A and C. It is eligible under Criterion A for the role the buildings played in the development of Whitewood and as the only original buildings remaining in the commercial district. These sandstone buildings in the main commercial district helped ensure Whitewood's survival in its early years of development. It is eligible under Criterion C for the sandstone construction and as examples of the commercial style in small town South Dakota. As the only sandstone buildings remaining in Whitewood, they are the only links to Whitewood's once prosperous past.

**National Register of Historic Places
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BIBLIOGRAPHY

Erpestad, David and David Wood. *Building South Dakota*. South Dakota State Historical Society Press, Pierre: SD, 1997.

Lawrence County Historical Society. *Some History of Lawrence County*. State Publishing Co., Pierre: SD, 1981.

GEOGRAPHICAL DATA**VERBAL BOUNDARY DESCRIPTION**

The boundary includes the three buildings between 1007 and 1021 on the north side of Meade Street in Whitewood.

BOUNDARY JUSTIFICATION

THE BOUNDARY INCLUDES THE BUILDING ON THE SOUTH SIDE OF THE 1000 BLOCK OF MEADE STREET.

**National Register of Historic Places
Continuation Sheet**

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

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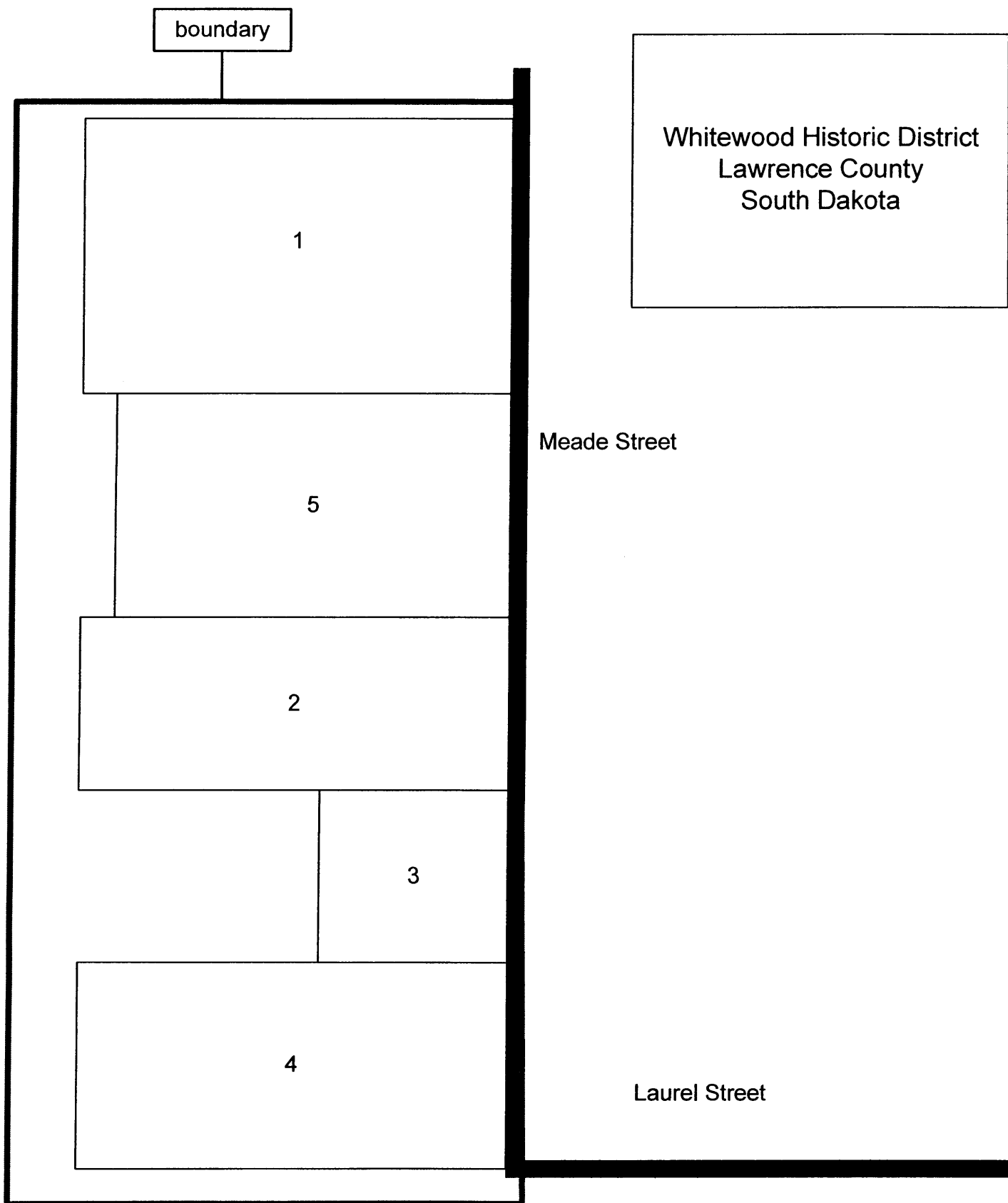
Lawrence County, South Dakota

Property Owners

John and Debbie Shafto
144 E Grant
Spearfish SD 57783

Steve Ryerson
1021 Meade Street
Whitewood SD 57793

Jim and Deb Junker
112 N Main Street
Stillwater MN 55082



1. Bonniwell Building, Lots 20,21,22,23,24, Block 28 Original Town
2. Jones Building, Lot 27, Block 28 Original Town
3. Lane Hotel Annex, Lot 28, Block 28 Original Town
4. Lane Hotel, Lots 29, 30, Block 28 Original Town
5. Lots 25 and 26 Block 28 Original Town (vacant)



United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Name of Property

County and State

Section number _____ Page _____

Name of multiple property listing (if applicable)

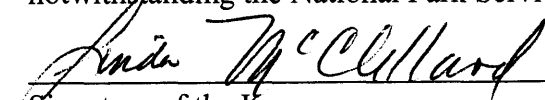
SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 07000529

Property Name: Whitewood Historic District

County: Lawrence State: South Dakota

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.


Signature of the Keeper

June 8, 2007
Date of Action

=====
Amended Items in Nomination:

Section 10 Geographical Data.

The following, hereby, replaces the Verbal Boundary Description:

The boundary includes Lots 20 to 30, Block 28, Original Town, Whitewood, Lawrence County, South Dakota. The buildings that make up the historic district all face north on Meade Street. The Bonniwell Building occupies lots 20, 21, 22, 23, and 24; the Jones Building occupies Lot 27; the Lane Hotel and Annex occupy lots 28, 29 and 30; lots 25 and 26 are vacant.

The following, hereby, replaces the Boundary Justification:

Built in the first decade of the twentieth century, the three buildings that make up the district are the sole surviving examples of sandstone Commercial-styled architecture that once characterized Whitewood's main commercial street.

The South Dakota State Historic Preservation Office provided the information for this amendment.

=====
DISTRIBUTION:

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