

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: 100002531

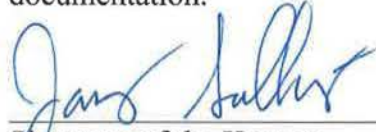
Date Listed: 6/4/2018

Property Name: Oliver Chilled Plow Works Branch House

County: Richmond (Independent City)

State: VA

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

6.4.2018

Date of Action

=====
Amended Items in Nomination:

Section 8: Period of Significance

The Period of Significance is hereby changed to 1892-1968.

The significance of the complex is for its association with the Company, which acquired the 1886 building in 1892. The architectural significance of the complex is tied to the 1919 building; there is no architectural context provided for the earlier buildings.

1886 is hereby deleted as a significant date.

The Virginia State Historic Preservation Office was notified of this amendment.

DISTRIBUTION:

National Register property file

Nominating Authority (without nomination attachment)

United States Department of the Interior
National Park Service

56 2531

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any 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.



1. Name of Property

Historic name: Oliver Chilled Plow Works Branch House

Other names/site number: DHR# 127-6914

Name of related multiple property listing:
N/A

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

2. Location

Street & number: 908 Oliver Hill Way

City or town: Richmond State: VA County: Independent City

Not For Publication: N/A Vicinity: N/A

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,


I hereby certify that this X nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

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

___ national ___ statewide X local

Applicable National Register Criteria:

X A ___ B X C ___ D

	<u>4-12-18</u>
Signature of certifying official/Title:	Date
<u>Virginia Department of Historic Resources</u>	
State or Federal agency/bureau or Tribal Government	

In my opinion, the property ___ meets ___ does not meet the National Register criteria.	
Signature of commenting official:	Date
Title :	State or Federal agency/bureau or Tribal Government

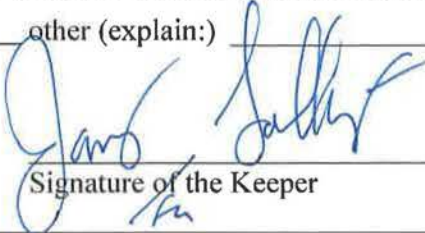
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4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
 determined eligible for the National Register
 determined not eligible for the National Register
 removed from the National Register
 other (explain: _____)


Signature of the Keeper

6.4.2018

Date of Action

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

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Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>1</u>	<u>0</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>0</u>	<u>0</u>	structures
<u>0</u>	<u>0</u>	objects
<u>1</u>	<u>0</u>	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions

(Enter categories from instructions.)

COMMERCE/TRADE: Warehouse, Commercial Storage

Current Functions

(Enter categories from instructions.)

VACANT/NOT IN USE

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7. Description

Architectural Classification

(Enter categories from instructions.)

LATE 19TH AND EARLY 20TH CENTURY AMERICAN MOVEMENTS: Commercial
Style

Materials: (enter categories from instructions.)

Principal exterior materials of the property: BRICK, CONCRETE, GLASS

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The large three-part Oliver Chilled Plow Works Branch House was built in three stages. The earliest is the 1886 one-story, brick warehouse at the south end. It originally was a tobacco warehouse but later was acquired by the plow works. Around 1916, the original warehouse was expanded laterally with a two-story brick addition that spanned the warehouse's north (side) wall. Both the 1886 and ca. 1916 sections have load-bearing brick walls. In 1919-1923, a three-story addition was constructed on the north wall of the ca. 1916 addition. The latter is a reinforced concrete building with brick curtain walls. Together, the three parts of the building show the evolution of commercial building practices and technology over time from one-story, gable-roof buildings with load-bearing brick walls to a multiple-story reinforced concrete building that allowed for greater interior open space as well as larger and more numerous windows. The building is also one of the few that survived the widespread demolition of almost all of the buildings along 17th and 18th Streets and the numerous cross streets north of East Clay Street during the urban renewal period in Richmond. There are no secondary resources. The property has high integrity of location, materials, design, workmanship, and association. The integrity of setting and feeling are somewhat diminished due to the changes to the built environment during urban renewal projects as well as construction of the Leigh Street Viaduct, which extends along the building's south side.

Narrative Description

The Oliver Chilled Plow Works Branch House is located at 908 Oliver Hill Way (formerly named North 17th Street). Oriented on a north/south axis, the southern end of the street

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terminates on the north bank of the James River. The street runs along the eastern slope of Shockoe Valley, which was formed by Shockoe Creek, a tributary of the river.

The earliest section of this three-part building is the southern section. It was built in 1886 as a tobacco warehouse but was later used as a warehouse by Oliver Chilled Plow Works. It is a one-story building constructed of load-bearing brick walls laid mostly in five-course American bond. The southern side is parged and has brick pilasters. Interestingly, the southern wall is not tied into the rest of the building, at least at the front. Originally, this building shared a common wall on its south side with an 1885 packing house that was demolished between 1959 and 1964. The demolition perhaps caused a need for the southern wall of the 1886 building to be partially rebuilt, which may account for the lack of a tie-in to the remainder of the front wall, as well as the parging and pilasters on the southern elevation. The rear wall is also parged. The building has a gable roof with a stepped parapet on both the front and rear. There are two wooden, gable-roof ventilators on the roof's ridge, and a brick chimney flue on the façade adjacent to the northern brick section. Original or early openings on the eastern façade have been infilled with brick. They included two windows with segmental arches and concrete sills. A large rectangular central opening is now infilled with brick, with a pedestrian door inserted in the infill. Access to the only opening on the southern side of the building is by a concrete ramp and loading dock. A flat roof supported by metal poles shelters the loading dock.

The middle section of the building was constructed around 1916 by Oliver Chilled Plow Works. Today, the front section is two stories tall, of load-bearing brick laid in four-course American bond, with a shed roof of standing-seam metal and an asymmetrical stepped parapet on the front that wraps around the addition's southern side. The rear of the second story is sheathed with asphalt shingles over what appears to be lapped wooden siding. The rear of the addition has a gable roof with the same stepped parapet as the 1886 section to the south. All openings on the ca. 1916 addition's façade have been infilled with brick. The first story of the façade originally had a large loading-sized opening on the southern end and two evenly spaced windows across the front. The second story originally had four windows. The area on the second story immediately adjacent to the three-story concrete building appears to be infill and explains the asymmetrical stepped parapet. This single-bay addition also had a window. All openings are topped with segmental arches.

The interiors of the 1886 and ca. 1916 sections are open with exposed brick walls and concrete floors, and both are open to the roof. There is a newer office across the front of the 1886 section created by less-than-full-height wooden stud walls covered with gypsum wallboard. The office has an acoustical-tile-on-a-grid ceiling and carpeted floors. The second floor of the middle building was apparently used as an apartment. The ghost of a stair rises along the northern wall at the front to the second story. The segmental-arched openings between the two brick sections (as shown near the front on Sanborn maps) have been infilled with brick. The 1886 building and ca. 1916 section are interconnected by modern rectangular openings.

By 1919, construction of the large three-story, reinforced concrete addition with brick curtain walls had begun. On the exterior, the concrete structure subdivided the addition into bays with

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five bays on the front and rear and six bays on the northern side. The height of the brick curtain walls is the same on the first and third stories with a shorter wall on the second story, except above the entrance. The brick walls on the first and second stories feature a concrete diamond motif centered in each bay. The third-story walls sport rectangular strips with a diamond motif in the center. A ribbon of windows is located above the brick walls on each story. The first story probably originally had the same size and type of window found on the third level and on the rear of the first story. On the first-story eastern façade and northern side, however, this space has been infilled with glass block with short one-over-one-light wooden sash windows, two per bay. All other windows have steel sash. The second story has the largest windows, with a row of three-over-three-light sash windows, while the third story has smaller four-light windows that pivot open. The second-story sash windows extend across the front and all but the last three bays of the northern side, which have the smaller four-light pivot window. The rear (western side) features the four-light pivot windows on all stories. Most basement windows have been infilled with brick. There are three first-story loading doors on the northern side and an entrance to the basement. A shed roof supported by a steel structure shelters the first three entrances. The building has a flat roof with a parapet on the northern, eastern, and western sides. On the roof, the elevator and stair penthouse is brick with six-light steel windows. There is also a brick chimney near the roof penthouse.

The southernmost bay on the eastern façade houses the main entrance. The first story of the entrance bay is divided into three bays by paneled pilasters, with a recessed door flanked by windows now infilled with glass block. Panels above the door and windows are outlined in red brick, as are the windows. The door is a newer glass-and-aluminum door with sidelights and transom. The wall above the entrance is taller than the wall in the remaining second-story bays and has a centered diamond motif flanked by four rectangular concrete blocks. The windows in this bay of the second level have the smaller four-light pivot windows.

The interior features large open spaces with a centrally located elevator and stair. The front door enters a small foyer with stairs to the upper floors and basement and a door to the remainder of the first floor. There is also a door to the second-floor apartment in the adjacent building from the second-floor of the front stairwell. All stairs are concrete with metal pipe handrails. Offices are located across the front of the building. They have walls of windows above a solid wall, with transoms above the windows and the doors. These walls only rise to a dropped acoustical-tile ceiling, which indicate they are not original. The office and hallway floors are currently covered with carpet. There are also two restrooms on the northern wall on each floor.

All three floors are mostly open and have concrete floors, exposed brick walls, and a concrete ceiling. The exterior walls have concrete pilasters with angled capitals, while the remainder of the columns are round concrete mushroom columns. The basement walls, floor, and ceiling are concrete, and it has the same pilasters around the exterior walls and mushroom columns as the upper floors.

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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.)

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

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Areas of Significance

(Enter categories from instructions.)

ARCHITECTURE

COMMERCE

Period of Significance

1886-1968

Significant Dates

1886

ca. 1916

1923

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

Black, Bernard L.

Prack, Bernard

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Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Oliver Chilled Plow Works Branch House, a three-part storage and office building, is significant for its role in the storage and shipping of products to retailers throughout Virginia and beyond for the plow works. It represents the efficient system that the company founder, James Oliver, established to ensure that his innovative plows, related farm equipment, and replacement parts were quickly shipped to smaller distribution facilities and retailers. Under Oliver's guidance and that of his son and successor, James D. Oliver, the company expanded through its branch houses to cover the United States as well as to reach the world market. The building also serves as an instructive example of the evolution in construction methods and materials from load-bearing brick to reinforced concrete to construct industrial buildings. The use of reinforced concrete early in the twentieth century allowed for larger interior spaces and more and larger windows than had the previous use of brick alone. The juxtaposition of this relatively new material as well as brick in the load-bearing walls of the two earlier sections adds to the interest of the building as a whole. The Oliver Chilled Plow Works Branch House is also one of the few in its neighborhood that survived the widespread demolition of such once-plentiful buildings during the mid-20th century urban renewal period in Richmond. Almost all of the similar buildings along 17th and 18th Streets, as well as on the numerous cross streets north of East Clay Street, were demolished at that time. The Oliver Chilled Plow Works Branch House has a period of significance from 1886 (construction date for the oldest surviving part of the building) to 1968 (fifty years ago, when the Oliver Corporation still owned and used the building). It is locally significant and eligible for listing on the National Register of Historic Places under Criterion A in the area of Commerce and under Criterion C in the area of Architecture.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The Oliver Chilled Plow Works Branch House consists of three parts: a one-story, brick, 1886 building on the southern end, a two-story, ca. 1916 brick addition, and a colorful 1919-1923 three-story, reinforced concrete addition on the northern end. The building stands at the former intersection of 17th Street and Washington Street, (which no longer exists and, as currently configured, occupies approximately a dozen small lots that were bought and sold frequently between the late 1870s and 1989. Immediately south of the 1886 building, a meat-packing house, extant by 1885, once stood; it was demolished between 1959 and 1965. The Leigh Street Viaduct now extends along the building's south wall.

HISTORICAL BACKGROUND – POST-CIVIL WAR

The waters of Shockoe Creek flow south through the Shockoe Valley and enter the James River at Shockoe Bottom near 17th Street, east of Richmond's downtown core; the part of the creek near its mouth is now underground. The Central Railroad, later the Chesapeake and Ohio, built

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its tracks along the Shockoe Creek bottomland to a terminus on Broad Street before the Civil War. The valley's eastern and western slopes, which generally were too steep for dwellings and commercial buildings of the better sort, were covered during the Civil War and Reconstruction eras with small (mostly frame) houses, shanties, saloons, shops, and grocery stores. North of Broad Street, the area was called Butchertown for its meat-packing and related businesses. The occupants of the racially mixed Shockoe Valley neighborhood lived among noxious odors and refuse as well as the smoke and noise of passing trains.¹

Many of the lots in this neighborhood were relatively long or deep in relation to their narrow widths, fronting on one street and extending in the opposite direction, where they abutted similarly configured lots behind them. Lot widths of 23 feet and lengths of 125 feet were typical. Dwellings and commercial buildings alike generally were located in the fronts of the lots close to the streets. Kitchens and sheds usually were positioned in back, deep in the lots, sometimes straddling the boundary lines of the lots to the rear.

The Oliver Chilled Plow Works Branch House is located in Shockoe Valley about .4 miles north of Broad Street on the western side of the former 17th Street (now Oliver Hill Way), which runs northeast from the river and then turns abruptly due north two blocks above Broad Street. Late-nineteenth- and early twentieth-century maps show the future branch house site located on the northern end of a long block on the western side of 17th Street; there were three blocks opposite that block on the eastern side of the street, and the building site essentially filled an area equivalent to the northernmost block on the eastern side. The site was thus bounded by 17th Street on the east; the no-longer-extant Washington Street on the north; the similarly vanished Concord Street on the west, down the middle of which ran the railroad tracks; and an imaginary line drawn on the south from Cedar Street, which is also gone and which dead-ended into 17th Street from the east. The remainder of this long block extended south the equivalent of two more short blocks to Brown Street, and on each side about twenty of the narrow, long lots fronted Concord and 17th Streets respectively.

The 1877 F. W. Beers *Atlas* of Richmond was the earliest map of the postwar era that showed this pattern of lots and buildings in the northern third of the block in which the Oliver Chilled Plow Works Branch House is located today. Most of the lots extended halfway across the block from either Concord or 17th Street, and the principal buildings faced those streets. The northernmost two lots on the 17th Street side were labeled "S. T. Bayly's Est[ate]." No buildings were noted in them, or in the single large lot behind them that took up about the same amount of space as the pair. Just south, two narrow lots extended west from 17th Street were labeled "Hagan" and "Hunt" respectively, with the street number "768" assigned to the Hagan lot. Each lot abutted a similarly shaped lot to the west on Concord Street. The Hagan and Hunt lots, as well as the southern lot on Concord Street, had buildings close to the streets as well as what appear to be a shared building straddling the lot lines. South of the Hunt lot, facing 17th Street, was a lot the width and depth of both the Hunt and Hagan lots combined. It was colored green, perhaps to indicate a lawn, and showed a large rectangular building near 17th Street labeled "Wesley Chapel."²

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According to Mary Wingfield Scott, the noted authority on Richmond's architecture and old neighborhoods,

Wesley Chapel [was] started about 1849 on the west side of Seventeenth . . . Street. This chapel served through the 'fifties, and was probably the building on the same site used by a Negro congregation in the 'seventies.³

The *Richmond Daily Dispatch*, which published a list of "Colored Schools" on September 21, 1871, described Wesley Chapel as a primary school for both boys and girls. Mrs. A. E. Moore and Miss S. E. Birchett were the teachers. As of March 1876, Bishop A. R. Green of the Independent Methodist Episcopal Church used the chapel for "mission work." A "mission Sabbath school" was to be established there that month as well.⁴

Two lots labeled "R. H. Whitlock" were located to the rear of Wesley Chapel and fronted on Concord Street. The northern lot of the two was the same width as the chapel lot but vacant; the southern lot contained a building near Concord Street. South of the chapel, an irregularly shaped and unlabeled lot extended all the way across the block from 17th Street to Concord Street; it contained one building on the western end that straddled the line of the next lot south.⁵

At the northern end of the block, across Washington Street and extending for three blocks north of the future Oliver Chilled Plow Works Branch House site, were the Chesapeake and Ohio Railroad yards. "Stock pens" or stockyards were located adjacent to the rail yards on the eastern side of the block north of William Street, the next street north of Washington Street.⁶

Eventually, all of the lots described above, south of Washington Street, would form the ground on which the various parts of the Oliver Chilled Plow Works Branch House were constructed over several decades.

1885 PACKING HOUSE (DEMOLISHED CA. 1959–1964)

In 1885, the Sanborn Insurance Company published a map of Richmond that included details about the buildings standing in the western block of 17th Street south of Washington Street, as well as the changes that had occurred since 1877. No lot lines were shown, but the lots can be identified by comparing the shapes and locations of the remaining buildings from 1877. The rail yard had been extended south and had essentially obliterated Concord Street with new rail spurs. On the northern end of the block, the former Bayly lot was still devoid of buildings except for a small frame "office" near the new rail spur on the western side of the lot. The Hagan and Hunt lots still possessed their earlier frame buildings. The Hagan lot included a dwelling next to 17th Street, a kitchen behind it, and a "shanty" on the western side near the spur. The Hunt lot included a saloon on 17th Street and a kitchen behind it; the building fronting Concord Street in 1877 was gone, presumably a victim of the new spur. Just south, Wesley Chapel had been replaced by a brick building that occupied the chapel lot, the unlabeled lot just south of the chapel, and most of the Whitlock lots, which also had lost the 1877 building to the rail spur. A

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platform at the rear of the new building extended to the spur. The new brick building was labeled “Old Dominion Pack[in]g Ho[use]” and it included an “ice box & cellar.” If it were still standing, this building, completed by 1885, would today form the southern end of the Oliver Chilled Plow Works Branch House. Aerial photographs, however, show that it was extant in 1959 but demolished by 1964.⁷

CRITERION A: COMMERCE

1886 WAREHOUSE/OLIVER PLOW WORKS BRANCH HOUSE

The Oliver Chilled Plow Works Branch House is locally significant for its association with Richmond’s commercial redevelopment in the Shockoe Valley from the 1880s through the 1960s. The building’s physical fabric illustrates its changing uses as well as improved construction technology for providing sufficient storage space for high-volume suppliers, such as the plow works, which remained in business into the more recent past.

The Circuit Superior Court of Richmond divided the real estate of Charles Ellis, recently deceased, among his heirs in 1842. His daughter Jane Ellis received a lot on the western side of North 17th Street. Its boundaries began 138 feet south of the Washington–17th Street intersection, ran 48 feet south, and then extended west from each of these two 17th Street points 125 feet toward Concord Street. The southern boundary line of the lot ran along the future site of the northern wall of the 1885 packing house. Years later, after Jane Ellis had married N. Beverly Tucker and moved to Berkeley Springs, West Virginia, she and her husband sold the lot to William Isaac Johnson on June 26, 1883. Johnson, in turn, sold the lot on February 1, 1884, to Isaac Davenport Jr., Griffin B. Davenport, and Junius A. Morris, principals in the firm of Davenport and Morris. The men were involved in several enterprises, with a grocery business located at 120–124 S. 17th St. They were also stock brokers (Davenport & Co.) with offices at 1115 E. Main St., and Isaac Davenport Jr. was president of First National Bank and Union Bank. He lived at 508 E. Grace St. (now the Miller & Rhoads building), while Griffin B. Davenport lived at 1 W. Main St. (Ellen Glasgow House).⁸

In 1886, Davenport and Morris constructed a brick and stone tobacco warehouse that adjoined the 1885 warehouse along its northern wall. Bernard J. Black was the architect. The one-story warehouse had a “tin and glass roof,” cost \$25,000, and filled the lot. By July 1886, the work was reported “under way.”⁹

In 1889, Davenport’s 1886 warehouse appeared in G. William Baist’s *Atlas of the City of Richmond*. Similar in appearance to the 1877 Beers *Atlas*, Baist’s work is more schematic and less detailed than the Sanborn Insurance Company maps. It does, however, show Davenport’s new brick “Tobacco Ware Ho[use]” just north of and abutting the “Packing Ho[use]” that appeared by itself on the 1885 Sanborn map. After the demolition of the meat-packing house between 1959 and 1964, Davenport’s warehouse constituted the southern end of the present-day Oliver Chilled Plow Works Branch House.¹⁰

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On March 18, 1892, the Davenport and Morris partners sold their “warehouse and other improvements” to the South Bend Iron Works Company. James Oliver had founded the company in 1853. Born in Liddesdale, Scotland in 1823, he immigrated to the United States with his brothers in the 1830s, eventually settling in Indiana. There he lived in a one-room log cabin and labored on farms and at an ironworks, where he learned to cast iron. Obsessed with inventing a stronger, more-efficient plow, he experimented until he achieved success with a process that involved sand-casting and rapid cooling (“chilling”) of the metal. He first sold his new plows, fifty in all, in 1857. By the early 1870s, after years of further experimentation and enlarging the foundry, his company was selling 300,000 plows a year and had expanded into the international market. He also established what he called “branch houses” in other states and cities, including Richmond, to sell and deliver plows to retailers. Oliver’s factory, located in South Bend, Indiana, closed early in 1885 when the mostly Polish workers struck for increased wages and better conditions. Oliver briefly thought about moving his operations and building a new factory elsewhere. The president of the Merchants’ and Manufacturers’ Association of Staunton, Virginia, contacted the company to encourage the move to Staunton. Once the strikers were suppressed, however, Oliver decided to reopen the South Bend factory instead.¹¹

Oliver’s plows were famous for their strength and efficiency. In 1911, Oliver and the M. Rumely Company staged a plowing event near South Bend under the auspices of Purdue University. Fifty Oliver plows were attached to three Rumely Oil-Pull tractors to plow a twenty-acre field with stubble. After the event concluded, the Purdue scientists calculated that one acre had been plowed every four minutes and fifteen seconds. Farmers who witnessed the event recalled that fifty years earlier it had taken two men, an ox, and a single walking plow ten hours to turn one acre, and the farmer had to walk ten miles to do it. In 1918, an advertisement for an Oliver riding (tractor-drawn) “tractor plow” with three “bottoms” (plow blades) claimed that a farmer who used it could plow two acres in two hours versus one acre in ten hours with a traditional three-horse single-bottom “walking plow.” The savings in energy and time were obvious, and the demand for Oliver plows was high as a result.¹²

The company’s purchase of the Davenport warehouse in Richmond in 1892 suggested that the demand for its plows was strong in Virginia and the nearby states that were connected to the new Oliver branch house by the rail line and spur adjoining it. (The manager of the Richmond branch house must have been suffering a panic attack in December 1904, when he placed an advertisement in the *Richmond Times Dispatch*: “LOST—BUNCH OF KEYS AND CHAIN. One dollar will be paid for their return to OLIVER CHILLED PLOW WORKS.”) James Oliver died in his South Bend mansion in 1908, leaving the company to his son Joseph D. Oliver, who soon began acquiring other farm-equipment companies. He also expanded the company’s international reach, even into Russia, and doubled the footprint of the South Bend plant. In 1911, he opened a second factory in Ontario, Canada to tap into the lucrative mid-western Canadian farm market. Bernard H. Prack, who would design the Richmond branch expansion in 1919, was the architect of the new factory. In May 1913, South Bend Iron Works sold the lot and branch house to its successor company, the Oliver Chilled Plow Works, which had been created in 1901.¹³

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The two adjoining buildings—the meat-packing house and the plow company branch house—appeared on the 1895 Sanborn map. Each was one story high. The 1885 “packing house,” which had a basement and a “gas eng[ine],” was labeled “National Linseed Oil Co. Ware Ho[use]” in 1895. It also had a monitor on the roof. The 1886 building was labeled “Plow Ware Ho[use],” for the South Bend Iron Works. The northernmost lot on Washington Street, which was vacant on Baist’s map, was shown as a single lot with a rail spur penetrating its center from the north. Beside the spur was the word “coal,” and small buildings stood on the western and eastern ends of the lot, which was labeled “Richmond Co-Operative Fuel Co.” for the Richmond Cooperative Fuel, Lumber, Feed and Ice Co., chartered on December 1, 1892. The otherwise empty lot just north of the 1886 Oliver branch house contained a small frame building in the middle, perhaps one of the earlier kitchens.¹⁴

The 1905 Sanborn map showed few changes from 1895. The American Linseed Oil Company occupied the 1885 warehouse as a “tank station,” while the Oliver Chilled Plow Works used the 1886 building as a branch house. Both still were of one story and the 1885 building still had a basement. The former Hagan and Hunt lots just north of the Oliver branch house were vacant. The northern lot, which had no name attached to it, contained a large woodshed.¹⁵

1916–1923 BRANCH HOUSE

In 1877, James Oliver first established branch houses in numerous cities around the country. The branch houses typically occupied multistory buildings, mostly given over to warehouse space but with a few small offices for sales and shipping functions. The company also built so-called “transfer stocks,” or small warehouses, in rural cities and towns. These were primarily used for the storage of plows and other equipment as well as for the parts needed for equipment repairs. Products and parts were shipped by rail from the South Bend factory to the branch houses, and from there to the transfer stocks in response to demand, closer to the farmers they served. Parts and products were then moved as needed from the transfer stocks to the farm equipment retailers, who sold them to their customers. An article published in 1918 in *Motor Age* magazine described the Oliver distribution and service system in some detail:

In working out this plan of service the Oliver Chilled Plow Works has covered the agricultural portion of the United States with branch houses[,] and in the territory of each of these branches maintains as many subsidiary transfer stocks as the importance of the territory will justify in each particular case. For instance, the company has twenty-one branch houses located strategically in the chief distributing centers of the country. Each branch has a manager, and assistant manager, a full corps of blockmen and salesmen, and at each branch is carried a complete stock of plows and spares. Then with a view to making the possibilities of service more immediate and prompt[,] transfer stocks are carried at lesser centers so that celerity in handling both completed machines and repair parts may be assured. The effect is that throughout the

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country the need never can be more than a short distance or a few hours away from the supply.¹⁶

The “blockmen” mentioned in the article were also salesmen, but their primary function was to assess the needs of retailers and farmers, and presumably of the transfer stocks as well, for equipment and parts. In Texas in 1918, there were one branch and nine transfer stocks; one branch and ten transfer stocks in Kansas; and one branch and six transfer stocks in Nebraska.¹⁷

In Virginia, however, there was only the branch house in Richmond, and no transfer stocks elsewhere in the state, according to a 1920 directory of such services. Nationwide, Oliver had seventeen branch houses and sixty-four transfer stocks in that year. Virginia’s neighbor to the south, North Carolina, had neither a branch nor transfer stocks. What Virginia and North Carolina had that the wide-open states of Texas, Kansas, and Nebraska lacked, however, was a dense network of rail lines. At the Oliver Chilled Plow Works Branch House on North 17th Street, a loading dock opened directly onto a rail spur. From there, plows and parts could be transported directly to almost every retailer in Virginia and North Carolina. There was, therefore, no pressing commercial need for a branch house in North Carolina or for transfer houses either there or in Virginia. The Richmond branch house likely served these purposes, and was effectively a regional office.¹⁸

In July 1912, the branch managers attended a conference in South Bend, Indiana, at the company headquarters, the high point of which was a banquet at the Oliver Hotel. Langdon Wall, the Richmond office manager, and Ray N. Wall, the cashier, attended the conference. The branch houses in Billings, Chattanooga, Cedar Rapids, Dallas, Harrisburg, Indianapolis, Kansas City, Louisville, Minneapolis, Nashville, Portland, Rochester, San Francisco, and St. Louis were also represented, as well as managers who covered Michigan, New England, Northern Illinois, and Northern Indiana. The wide distribution of the offices gave credence to the company slogan, “Plowmakers to the World.”¹⁹

In 1878, the lot just north of the future Oliver branch house changed hands when Lucien H. Holloway, as trustee for his wife Dora Holloway, bought it on February 20 from Dominick McDonough. Holloway sold it on May 20, 1887, to Clara Holloway. On April 29, 1892, she and her husband William B. Pearce sold it to South Bend Iron Works, which had just bought the Davenport warehouse. Unlike the other lots, this one only had a 23-foot front on 17th Street instead of 46 feet, and only extended west from 17th Street 80 feet, instead of the usual 125 feet. The deeds also referred to a house on the lot.²⁰

The next lot to the north was also 23 feet wide but extended the full 125 feet west from 17th Street. Clarissa H. Hagan, a widow, sold it to South Bend Iron Works, Oliver’s parent company, on April 28, 1892. She had acquired it on March 29, 1887, from Charles H. Hagan and other Hagan family members. The property had been in the Hagan family since 1850.²¹

In 1892, then, South Bend Iron Works acquired these two lots to expand its recently purchased branch house northward because of the popularity of its products and the need for more storage

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space in Richmond. There existed a difficulty in merely adding to the existing warehouse, however, because the next-door lot was only 80 feet deep instead of 125 like the others. The problem arose apparently because no one actually owned the difference: the piece of land west of the Holloway/Pearce tract that measured about 23 feet from north to south and 40 feet from east to west. Oliver Chilled Plow Works solved the problem by obtaining a land grant on April 30, 1909, from Governor Claude A. Swanson acting on behalf of the Commonwealth of Virginia. This enabled the company to obtain a building permit from the city of Richmond (a requirement for new construction or a substantial addition or repair since 1907). Permit number 1168 was issued on July 2, 1909, to construct a warehouse at 766-768 North 17th Street. The 1905 Sanborn map gives the number of the existing Oliver Chilled Plow Works Branch House as 762. The adjoining lots on which the addition was to be constructed had no number in 1905 because they were vacant. They were assigned 766-768 because they were across 17th Street from the store at 767.²²

In March 1915, Oliver Chilled Plow Works joined with other firms located near the rail line to request more frequent service, suggestive of the continuously growing demand for Oliver plows. Advertisements in the *Richmond Times-Dispatch* in 1918 promoted the Oliver Tractor Plow No. 78 and the Oliver Sulky Plow No. 11. The former was tractor-pulled, the latter horse-drawn. Although James Oliver had resisted manufacturing gasoline-powered tractors, the company nonetheless produced plows that tractors could pull.²³

No new building was constructed for several years, however, perhaps because of financial or design issues. On June 7, 1916, the city issued a new permit, number 5411-A, for alterations to the Oliver Chilled Plow Works warehouse at 762 North 17th Street. It does not appear that the addition was built immediately, but instead construction may have been delayed until the three-story branch house was under construction at the corner of Washington and 17th Streets.²⁴

1919–1923 BRANCH HOUSE AND OFFICE

By April 15, 1919, the Oliver company's need for expanded branch house space had grown desperate because of the increasing demand for tractors and plows after World War I ended. The company undertook a massive expansion campaign that year, including the expansion of its branch offices. Although plans were in the works for new buildings adjacent to its existing branch house in Richmond, an advertisement in the *Richmond Times-Dispatch* evinced the immediate need:

Warehouse Wanted. Wanted, for possession prior to June 1 brick warehouse or mill constructed building with trackage. Building wanted should have a capacity of from 10,000 to 60,000 square feet floor space. Must be able to stand 150 pounds per square foot. Quick action necessary.²⁵

The Richmond branch house likely served retail outlets in states farther south, shipping Oliver's products from Richmond via the rail lines to North Carolina and perhaps beyond. In 1895,

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Brown, Rogers and Company in Winston, North Carolina, published an advertisement for Oliver plows, “the best general purpose plows in the world,” and warned farmers against purchasing “bogus” Oliver plows (James Oliver had been known for his vigorous lawsuits against anyone who infringed on his patents). The Sullivan Hardware Company, with branches in Anderson, Belton, and Greenville, South Carolina, published a similar warning against “spurious” Oliver plows in 1914. “The Oliver Chilled Plow is the best in the world and has the largest sale,” Sullivan proclaimed. Oliver’s Richmond branch office touted patriotism in a 1918 advertisement for its products: by visiting the company’s exhibit at the state fair and buying its equipment, farmers could “Do Your Utmost for Your Country and the Boys in France!” The postwar decline in farm product prices resulted in a matching reduction in the prices of Oliver’s product lines, at least according to an advertisement by the Monroe (North Carolina) Hardware Company in 1921. The widespread and increasing demand for Oliver’s products made larger Richmond branch house facilities necessary.²⁶

On August 8, 1919, the city issued building permit number 6785 to Oliver Chilled Plow Works, which was in the midst of designing the new branch house to be erected at the corner of Washington and North 17th Streets. Bernard H. Prack, architect, drew up the plans and specifications. He was familiar with Oliver and its operations, having already designed a warehouse for the company in Hamilton, Ontario, Canada. The extant blueprints are dated June 16, 1919, with revisions dated September 2, 1919. The blueprints are for the building now standing at the former corner of the two streets.²⁷

Several announcements related to the construction of the new building appeared as the work began. The midsummer 1919 issues of the trade publication *Manufacturers Record* summarized the changing approaches to the new building, which was described on July 31 as a “3-story warehouse addition, brick & steel, 92x125 ft.” The August 7 issue noted that the builder “contemplates 4-story warehouse addition instead of 3 stories.” The edition of August 14 reported a “\$90,000 warehouse addition, 4 stories, fireproof, built-up roof, steam heat, electric lights.” (As constructed, however, the building is clearly of three stories, as the blueprints illustrate.) Likewise, the September 1919 issue of *Hardware & House Furnishing Goods*, in its “Trade Notes” column, mentioned “Oliver Chilled Plow Works erecting \$90,000 warehouse addition” in Richmond. Finally, on September 12, 1919, the mayor of Richmond signed an ordinance that the city Board of Aldermen passed on September 9 “granting Oliver Chilled Plow Works [a] permit for [a] concrete loading platform at Seventeenth and Washington Streets.”²⁸

By the next edition of the Sanborn map in 1924, several changes had occurred that created the unified building as it exists today. Oliver Chilled Plow Works now occupied the northern lot with its new three-story building, including a basement, of fireproof construction. Reinforced concrete was used throughout, with curtain walls of brick. It had electric lights and steam heat. Adjoining the old Oliver building to the south, a new, one-story building with a two-story facade filled the vacant next-door Hagan and Hunt lots. It had a slate roof “full of skylights.” Universal Motor Company used both it and the 1886 building next door to the south as an “implement” warehouse. American Linseed Company used the 1885 building, whose monitor was noted as “raised 3” feet, for “oil storage.”²⁹

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By 1950, as recorded on the Sanborn map for that year, the only change was to the occupancy of the southern and middle buildings. Virginia-Carolina Laundry Supply Corporation used them as a “supply” warehouse.³⁰

SUBSEQUENT OWNERSHIP

During the decades following the completion of the building by 1923, Oliver Chilled Plow Works underwent mergers and changes in ownership. In 1929, it merged with the Hart-Parr Tractor Company (established 1897), the American Seeding Machine Company (1848), and the Nichols and Shepard Company (grain separating machinery, 1848), to form the Oliver Farm Equipment Company. The new company acquired all of the lots and buildings on North 17th Street from Oliver Chilled Plow Works. It also continued to acquire other farm-equipment companies until the 1950s, and expanded its operations into the defense industry during and after World War II.³¹

In 1960, White Motor Company acquired Oliver Farm Equipment Company and changed its name to Oliver Corporation. The new corporation operated henceforth as an independent, wholly owned subsidiary of White, which specialized in truck and bus manufacturing. Oliver focused largely on tractors and combines. On October 31, 1960, Oliver Farm Equipment Company conveyed five parcels on North 17th Street (the same that were conveyed to Oliver Farm Equipment Company from Oliver Farm Equipment Sales Company on October 31, 1941) to White Motor Company. White then conveyed the parcels to the new Oliver Corporation. The parcels comprised the ground beneath the completed Oliver Chilled Plow Works Branch House, from Washington Street to the south wall of the now-demolished 1885 packing house.³²

On November 25, 1964, the Richmond Redevelopment and Housing Authority (RRHA) sold its property south of and adjoining the Oliver Chilled Plow Works Branch House to the Oliver Corporation. The property consisted of the southern portion of the block bounded by the ca. 1919–1923 branch house on the north; 17th Street on the east; Brown Street on the south; and the Chesapeake and Ohio Railroad property on the west. The RRHA tract, in other words, included the warehouses (1886; ca. 1916–1923) adjoining the ca. 1919–1923 branch house as well as the lots south of them. Oliver Corporation sold the RRHA property to Saunders Oil Company on June 24, 1969, which sold it to Philip Morris on July 13, 1970. Philip Morris transferred the parcel and buildings to Frank B. Daniels, Jr., on July 21, 1970, in exchange for land that Daniels owned in South Richmond. Daniels sold the parcel and buildings to William M. Walker on July 26, 1979. Walker sold the tract to Norman E. Herod on September 8, 1989.³³

On June 30, 1969, Oliver Corporation sold the ca. 1919–1923 building and lot to Dewbo Company, which in turn sold it to William M. Walker on July 26, 1979. Walker sold the property to Norman E. Herod on September 8, 1989.³⁴

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Herod founded Herod Seeds Inc. in 1979. The company later relocated to a warehouse at 1400 Ingram Avenue in Manchester, South Richmond. It has since gone out of business, and Herod has now sold the former Oliver Corporation property.

CRITERION C - ARCHITECTURE REINFORCED CONCRETE ARCHITECTURE

The last section of the Oliver Chilled Plow Works Branch House was completed by 1923 and is locally significant as an example of the relatively new use of reinforced concrete with brick curtain walls for industrial buildings. This innovation allowed for larger open interiors and more and larger windows for natural light and ventilation. Its architect, Bernard H. Prack, was skilled in the use of this technology and created a light and airy building. It is distinctly different from the earlier smaller warehouses attached to its southern wall that have load-bearing brick walls and few openings. The juxtaposition of these two different types of building technology illustrate the evolution of building practices in the late-nineteenth and early twentieth centuries.

The development and use of reinforced concrete allowed relatively small columns to support large loads, and the exterior walls were no longer required to be load bearing. The exterior walls, therefore, could be much lighter and more open than masonry load-bearing walls. Reinforced concrete construction for mills or large manufacturing facilities began in the first quarter of the twentieth century and allowed for large open spaces, multistoried buildings, and large windows that provided light, ventilation, and fireproof construction. An engineer wrote in 1922, "It is almost impossible to obtain satisfactory large timbers and modern practice has adopted reinforced concrete construction as standard for practically all buildings." At only a marginal cost over the traditional slow-burning construction of brick with wooden support members, reinforced concrete had been adopted by this point as the preferred construction method for mills, warehouses, and industrial facilities.³⁵

This design was both functional and practical. This building type was used for any function that required open space unencumbered by closely set support posts. Most examples of this building type are plain, but they could include elements of stylistic influences. It has been argued that the style of twentieth-century American industrial buildings influenced European Modernism and the International style. These buildings emphasized form and function rather than style, and the term "form (ever) follows function" coined by Louis Sullivan became an important theme for modernist architects in the early twentieth century. The expressed concrete structural frame of the Oliver buildings fits this philosophy.

The Oliver Chilled Plow Branch House is one of a collection of buildings in Richmond with an expressed concrete structural frame with brick curtain walls. In Richmond this building type housed tobacco factories, wholesale grocers, coffee processing plants, and garages. Elsewhere, textile factories also used this type of construction. Most buildings with this type of construction identified in the Richmond area were built between ca. 1912 (2009 E. Grace Street) and 1937 (part of the Philip Morris Stockton Street Plant), with the majority constructed in the 1920s. The

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Richmond firm of Carneal & Johnson designed several examples of this building type in the city, while Bernard H. Prack designed the Oliver building.

There are two individually listed reinforced concrete buildings with brick curtain walls in Richmond. The Meter Repair Building (ca. 1926), which is part of an eight-building complex in the Richmond Department of Public Utilities Howard Road Facility (127-6148), is a good example of this type and is the only one with a gable roof instead of a flat roof. The other individually listed building is the E. M. Todd Company building (127-5978), which has a 1920s addition with an expressed concrete frame; the remainder is of brick. The other buildings of this type are contributing resources in the Manchester Industrial Historic District (four buildings), the Shockoe Slip Historic District (one), and the Shockoe Valley and Tobacco Row Historic District (seven).

ARCHITECTS

Architects designed two of the three parts of this building. Bernard L. Black was the architect for the earliest extant part, the southern brick warehouse completed in 1886. Black studied in Baltimore between 1851 and 1857 and was active between 1851 and 1892. One of his earliest Virginia projects is dated 1858. He also worked in Burlington, Iowa, but returned to Virginia around 1870 and practiced in Petersburg. By 1871, he was listed as an architect in Richmond, and, in 1874, he was a partner in the firm Black & Robosson. He designed a variety of building types, including houses, stores, churches, and a hotel. He also submitted an unsuccessful design for Richmond's new city hall in 1886.³⁶

Bernard H. Prack (1881–1962) designed the reinforced concrete building, which appears to be his only Virginia commission. He was a member of the Prack family of industrial architects and engineers, and, with his brothers, Arthur E., Frederick, and Walter Prack, he helped establish both their American firm and two Canadian branches. Born in Pittsburgh, Pennsylvania, in 1881, he began his career there as Engineer of Works with the Westinghouse Electric & Mfg. Company in 1903. He formed a partnership with R. B. Perrine in 1911 and opened an office in Hamilton, Canada. There he completed twenty large commissions for industrial buildings, many of them constructed with newly developed reinforced-concrete techniques with wide expanses of windows to light manufacturing and warehouse areas. He left Perrine in 1917 and continued to live and work in Hamilton for ten years. In 1919, he opened a branch office in Toronto. In 1927, he formed the partnership Prack & Prack with his brother Frederick and moved back to Pittsburgh. His best-known commission in Canada was the Pigott Building, an eighteen-story stepped skyscraper modeled on the American Radiator Building in New York City. At the time of its completion in 1929, it was the tallest building in Hamilton, Canada. In addition to his factories and industrial facilities, Bernard Prack also designed several schools, hospitals, and residences. In 1912, he designed a warehouse for Oliver Chilled Plow Works in Hamilton, Canada. His work for Oliver Chilled Plow Works then extended to Richmond. He continued to be active in Pittsburgh through the 1950.³⁷

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9. Major Bibliographical References

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

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Previous documentation on file (NPS):

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

Primary location of additional data:

- State Historic Preservation Office
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository: Virginia Department of Historic Resources, Richmond, Virginia

Historic Resources Survey Number (if assigned): DHR #127-6914

10. Geographical Data

Acreage of Property 0.685

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

1. Latitude: 37.541600 Longitude: -77.424630
2. Latitude: Longitude:
3. Latitude: Longitude:
4. Latitude: Longitude:

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Or

UTM References

Datum (indicated on USGS map):

NAD 1927 or NAD 1983

- | | | |
|----------|-----------|-----------|
| 1. Zone: | Easting: | Northing: |
| 2. Zone: | Easting: | Northing: |
| 3. Zone: | Easting: | Northing: |
| 4. Zone: | Easting : | Northing: |

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

The historic boundary for the Oliver Chilled Plow Works Branch House is coterminous with the current parcel lines recorded by the City of Richmond as tax parcel E000027600. The true and correct boundaries are shown on the attached Location Map and Sketch Map/Photo Key.

Boundary Justification (Explain why the boundaries were selected.)

The historic boundary is drawn to conform to the extent of land historically associated with the Oliver Chilled Plow Works Branch House during its period of significance as well as all known historic resources.

11. Form Prepared By

name/title: Ashley Neville & John Salmon
organization: Ashley Neville LLC
street & number: 11311 Cedar Lane
city or town: Glen Allen state: Virginia zip code: 23059
e-mail ashleyneville@comcast.net
telephone: 804-307-4601
date: November 26, 2017

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A USGS map or equivalent (7.5 or 15 minute series) indicating the property's location.

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- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Oliver Chilled Plow Works Branch House

City or Vicinity: Richmond

County: State: Virginia

Photographer: Ashley Neville (June 2017) and Richard MacDonald (October 2017)

Date Photographed: June and October 2017

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

- 1 of 21 Primary façade, view to northwest. Ashley Neville, photographer, June 2017
- 2 of 21 Primary façade, south half, view to west. Ashley Neville, photographer, June 2017
- 3 of 21 Primary façade, north half, view to west. Ashley Neville, photographer, June 2017
- 4 of 21 Detail, entry on primary façade, view to west. Ashley Neville, photographer, June 2017
- 5 of 21 Primary façade and north elevation, view to southwest. Ashley Neville, photographer, June 2017
- 6 of 21 North elevation, view to southwest. Ashley Neville, photographer, June 2017
- 7 of 21 West (rear) elevation, view to south. Ashley Neville, photographer, June 2017

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- 8 of 21 South elevation, view to northeast. Ashley Neville, photographer, June 2017
- 9 of 21 Interior of 1886 section, view to west. Richard MacDonald, photographer, October 2017
- 10 of 21 Interior of 1886 section, view to north. Richard MacDonald, photographer, October 2017
- 11 of 21 Roof of ca. 1916 and 1886 sections, view to northwest. Richard MacDonald, photographer, October 2017
- 12 of 21 Entrance and stairs, 1919-1923 warehouse, northern section, view to east. Ashley Neville, photographer, June 2017
- 13 of 21 Interior of first floor offices, 1919-1923 warehouse, view to southeast. Ashley Neville, photographer, June 2017
- 14 of 21 Interior of first floor, 1919-1923 warehouse, view to southwest. Richard MacDonald, photographer, October 2017
- 15 of 21 Interior of first floor, 1919-1923 warehouse, view to east. Richard MacDonald, photographer, October 2017
- 16 of 21 Central stairwell, 1919-1923 warehouse, view to south. Ashley Neville, photographer, June 2017
- 17 of 21 Interior of second floor, 1919-1923 warehouse, view to northeast. Ashley Neville, photographer, June 2017
- 18 of 21 Interior of third floor, 1919-1923 warehouse, view to southwest. Ashley Neville, photographer, June 2017
- 19 of 21 Interior of third floor, 1919-1923 warehouse, view to northeast. Ashley Neville, photographer, June 2017
- 20 of 21 Interior of basement, 1919-1923 warehouse. Ashley Neville, photographer, June 2017
- 21 of 21 Roof and elevator/stair penthouse, 1919-1923 warehouse. Ashley Neville, photographer, June 2017

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

Oliver Chilled Plow Works Branch House

Name of Property

Richmond, VA

County and State

to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 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 Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

ENDNOTES

- ¹ Gregg D. Kimball, *American City, Southern Place: A Cultural History of Antebellum Richmond* (Athens: University of Georgia Press, 2000), 75; Mary Wingfield Scott, *Old Richmond Neighborhoods* (Richmond, Va.: William Byrd Press, 1984), 77.
- ² Frederick W. Beers, *Illustrated Atlas of the City of Richmond* (Richmond, Va.: Southern and Southwestern Surveying and Publishing Co., 1877), plate G.
- ³ Scott, *Neighborhoods*, 77.
- ⁴ *Richmond Daily Dispatch*, Sept. 21, 1871, and March 4, 1876, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed July 26, 2017.
- ⁵ Beers, *Illustrated Atlas*, plate G.
- ⁶ *Ibid.*
- ⁷ *Richmond, Virginia* (New York: Sanborn Map and Publishing Co., 1886), plate 28; Commonwealth Environmental Associates, Inc., *Findings Report, Environmental Site Assessment, Former Herod Seeds Company Property, 904, 908 & 1020 Oliver Hill Way, Richmond, Virginia 23219* (Richmond, Va.: Commonwealth Environmental Associates, Inc., 2017), 80–81.
- ⁸ Richmond Circuit Court Deed Book 124B, pp. 3–4, Tucker to Johnson, recorded July 25, 1883, Circuit Court Clerk’s Office, John Marshall Courts Building (JMCB), Richmond, Va.; *ibid.*, Deed Book 125B, p. 134, Johnson to Davenport et al., recorded February 2, 1884; *Richmond, Virginia, City Directory* (Richmond, Va.: Hill Directory Co., 1883), 261.
- ⁹ William T. Comstock, ed., *Building*, Vol. 5, No. 4, Supplement (New York, July 4, 1886): 4.
- ¹⁰ G. William Baist, *Atlas of the City of Richmond, Virginia* (Philadelphia, Pa.: G. William Baist, 1889).
- ¹¹ Richmond Circuit Court Deed Book 145B, pp. 296–297, Davenport et al. to South Bend Iron Works, recorded March 29, 1892, JMCB; James Oliver biography on Wikipedia Web site, [https://en.wikipedia.org/wiki/James_Oliver_\(inventor\)](https://en.wikipedia.org/wiki/James_Oliver_(inventor)), accessed July 30, 2017; Oliver Farm Equipment Company on Wikipedia Web site, https://en.wikipedia.org/wiki/Oliver_Farm_Equipment_Company, accessed July 30, 2017; “The Oliver Chilled Plow Works,” on The History Museum Web site, <http://historymuseumsb.org/the-oliver-chilled-plow-works/>, accessed August 18, 2017; *Staunton Spectator*, April 15, 1885, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed July 30, 2017.
- ¹² “All the World’s Plowing Records Broken,” *The Implement Age*, Vol. 38, No. 18 (November 4, 1911): 24–25; *Richmond Times-Dispatch*, September 26, 1918, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed November 14, 2017.
- ¹³ James Oliver biography on Wikipedia Web site, [https://en.wikipedia.org/wiki/James_Oliver_\(inventor\)](https://en.wikipedia.org/wiki/James_Oliver_(inventor)), accessed July 30, 2017; Oliver Farm Equipment Company on Wikipedia Web site, https://en.wikipedia.org/wiki/Oliver_Farm_Equipment_Company, accessed July 30, 2017; *Richmond Times-Dispatch*, December 23, 1904, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed July 30, 2017; “The Oliver Chilled Plow Works,” on The History Museum Web site, <http://historymuseumsb.org/the-oliver-chilled-plow-works/>, accessed August 18, 2017; Deed Book 225B, pp. 446–447, South Bend Iron Works to Oliver Chilled Plow Works, May 20, 1912, recorded February 28, 1914, JMCB; James Oliver biography on Indiana Historical Society Web site, http://www.indianahistory.org/our-collections/reference/notable-hoosiers/james-oliver#.WZNb_SXD9ok, accessed August 15, 2017.
- ¹⁴ *Richmond, Virginia* (New York: Sanborn Map and Publishing Co., 1895), plate 40; *Annual Report of the Secretary of the Commonwealth to the Governor and General Assembly of Virginia for the Year Ending September 30, 1903* (Richmond, Va.: J. H. O’Bannon, Superintendent of Public Printing, 1903), 241.
- ¹⁵ *Richmond, Virginia* (New York: Sanborn Map and Publishing Co., 1905), plate 24.
- ¹⁶ “Service on Tractor Plows by Oliver,” *Motor Age*, Vol. 34, No. 12 (September 19, 1918): 17.

Oliver Chilled Plow Works Branch House

Name of Property

Richmond, VA

County and State

- ¹⁷ Brian Rukes, *American Farm Tractor and Implement Dealerships* (Iola: WI: kp books, 2004), 120; “Service on Tractor Plows,” 17.
- ¹⁸ *Farm Implement News, Buyer’s Guide, A Classified Directory* (Chicago, Ill.: Farm Implement News Co., 1920), 435.
- ¹⁹ *The Threshermen’s Review*, Vol. 21, No. 8 (August 1912): 75, 78, on Google Books Web site <https://books.google.com/books?id=FEglAQAAAMAAJ&pg=RA5-PA75&lpg=RA5-PA75&dq=oliver+chilled+plow+works+richmond+va&source=bl&ots=VNA88rNXxf&sig=I90x0mWXbZ0HjEY1tBsR8QBJ2OU&hl=en&sa=X&ved=0ahUKewjP0Mq69d7VAhXnylQKHSTOA7oQ6AEIVTAL#v=onepage&q=oliver%20chilled%20plow%20works%20richmond%20va&f=false>, accessed August 14, 2017; *Richmond, Virginia, City Directory* (Richmond, Va.: Hill Directory Co., 1911), 1106; *ibid.*, 1912, pp. 1183–1184.
- ²⁰ Richmond Circuit Court Deed Book 110C, pp. 180–181, McDonough to Holloway, recorded March 4, 1878, JMCB; *ibid.*, Deed Book 145C, pp. 353–354, Holloway to Holloway, recorded April 13, 1892; *ibid.*, Deed Book 145B, pp. 418–419, Pearce to South Bend Iron Works, recorded May 3, 1892.
- ²¹ *Ibid.*, Deed Book 145B, pp. 417–418, Hagan to South Bend Iron Works, recorded May 2, 1892; *ibid.*, Deed Book 139C, pp. 490–492, Hagan et al. to Hagan, recorded February 10, 1890.
- ²² *Ibid.*, Deed Book 204B, pp. 442, Swanson to Oliver Chilled Plow Works, recorded March 15, 19[10]; Richmond City Office of Building Inspection, Building Permits, 1907–1923, Reel 193, July 2, 1909, No. 1168, Library of Virginia (LVA), Richmond, Va.; *Richmond, Virginia* (New York: Sanborn Map and Publishing Co., 1905), plate 24.
- ²³ *Richmond Times-Dispatch*, March 25, 1915, and September 12, October 6, and November 14, 1918, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed July 30, 2017.
- ²⁴ Richmond City Office of Building Inspection, Building Permits, 1907–1923, Reel 196, June 7, 1916, No. 5411-A, LVA.
- ²⁵ “The Oliver Chilled Plow Works,” on The History Museum Web site, <http://historymuseumsb.org/the-oliver-chilled-plow-works/>, accessed August 18, 2017; *Richmond Times-Dispatch*, April 15, 1919, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed July 30, 2017.
- ²⁶ *Western Sentinel* (Winston-Salem, N.C.), May 15, 1895, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed August 17, 2017; *Anderson Daily Intelligencer* (Anderson, S.C.), November 7, 1914, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed August 17, 2017; *Richmond Times-Dispatch*, October 6, 1918, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed August 17, 2017; *Monroe Journal* (Monroe, N.C.), February 15, 1921, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed August 17, 2017.
- ²⁷ Richmond City Office of Building Inspection, Building Permits, 1907–1923, Reel 196, June 16, 1919, No. 6785, LVA; Richmond (Va.), Bureau of Permits and Inspections, Building permit architectural blueprints and specifications, 1907–1949, Accession Number 30150, 30745, 38536, Control Number 1343, Special Collections, LVA.
- ²⁸ *Manufacturers Record* (July 31, 1919), 125; August 7, 1919, p. 160; August 14, 1919, p. 125; *Hardware & House Furnishing Goods*, Vol. 5, No. 1 (September 1919) 76; *Richmond Times-Dispatch*, September 13, 1919, on Chronicling America Web site, www.chroniclingamerica.loc.gov, accessed July 30, 2017.
- ²⁹ *Richmond, Virginia* (New York: Sanborn Map and Publishing Co., 1924), plate 221.
- ³⁰ *Ibid.*, 1950, plate 221.
- ³¹ James Oliver biography on Wikipedia Web site, [https://en.wikipedia.org/wiki/James_Oliver_\(inventor\)](https://en.wikipedia.org/wiki/James_Oliver_(inventor)), accessed July 30, 2017; Oliver Farm Equipment Company on Wikipedia Web site, https://en.wikipedia.org/wiki/Oliver_Farm_Equipment_Company, accessed July 30, 2017; Richmond Chancery Court Deed Book 360C, pp. 261–263, Oliver Chilled Plow Works to Oliver Farm Equipment Company, recorded April 8, 1929, JMCB.
- ³² *Ibid.*, Richmond Chancery Court Deed Book 602D, pp. 622–625, Oliver Farm Equipment Company to White Motor Company, recorded October 31, 1960; *ibid.*, 626–628, White Motor Company to Oliver Corporation, recorded October 31, 1960; *ibid.*, Deed Book 430D, pp. 302–304, Oliver Farm Equipment Sales Company to Oliver Farm Equipment Company, recorded April 13, 1942.
- ³³ *Ibid.*, Richmond Chancery Court Deed Book 628C, p. 58, recorded December 11, 1964, Richmond Redevelopment and Housing Authority to Oliver Corporation; *ibid.*, Deed Book 659D, pp. 649–653, recorded July 23, 1969, Oliver Corporation to Saunders Oil Company; *ibid.*, pp. 645–648, recorded July 23, 1969; *ibid.*, Deed

Oliver Chilled Plow Works Branch House

Name of Property

Richmond, VA

County and State

Book 756, pp. 10–13, recorded August 3, 1979, Daniels to Walker; *ibid.*, Richmond Circuit Court Deed Book 213, pp. 2211–2213, recorded September 15, 1989, Walker to Herod.

³⁴ *Ibid.*, Richmond Chancery Court Deed Book 659D, pp. 645–647, recorded July 7, 1969, Oliver Corporation to Dewbo Company; *ibid.*, Deed Book 756, pp. 17–20, recorded August 3, 1979, Dewbo Company to Walker; *ibid.*, Richmond Circuit Court Deed Book 213, pp. 2211–2213, recorded September 15, 1989, Walker to Herod.

³⁵ George Wrigley, “Electric Drive in Cotton Mills,” *General Electric Review* (New York: General Electric, Feb. 1922): 102.

³⁶ John Wells and Robert E. Dalton, *The Virginia Architects, 1835–1955* (Richmond, Va.: New South Architectural Press, 1997), 32–33.

³⁷ “Bernard H. Prack,” Biographical Dictionary of Architects in Canada, 1800–1950, <http://dictionaryofarchitectsincanada.org/node/1399>, accessed August 8, 2017.



LOCATION MAP

Oliver Chilled Plow Works Branch House

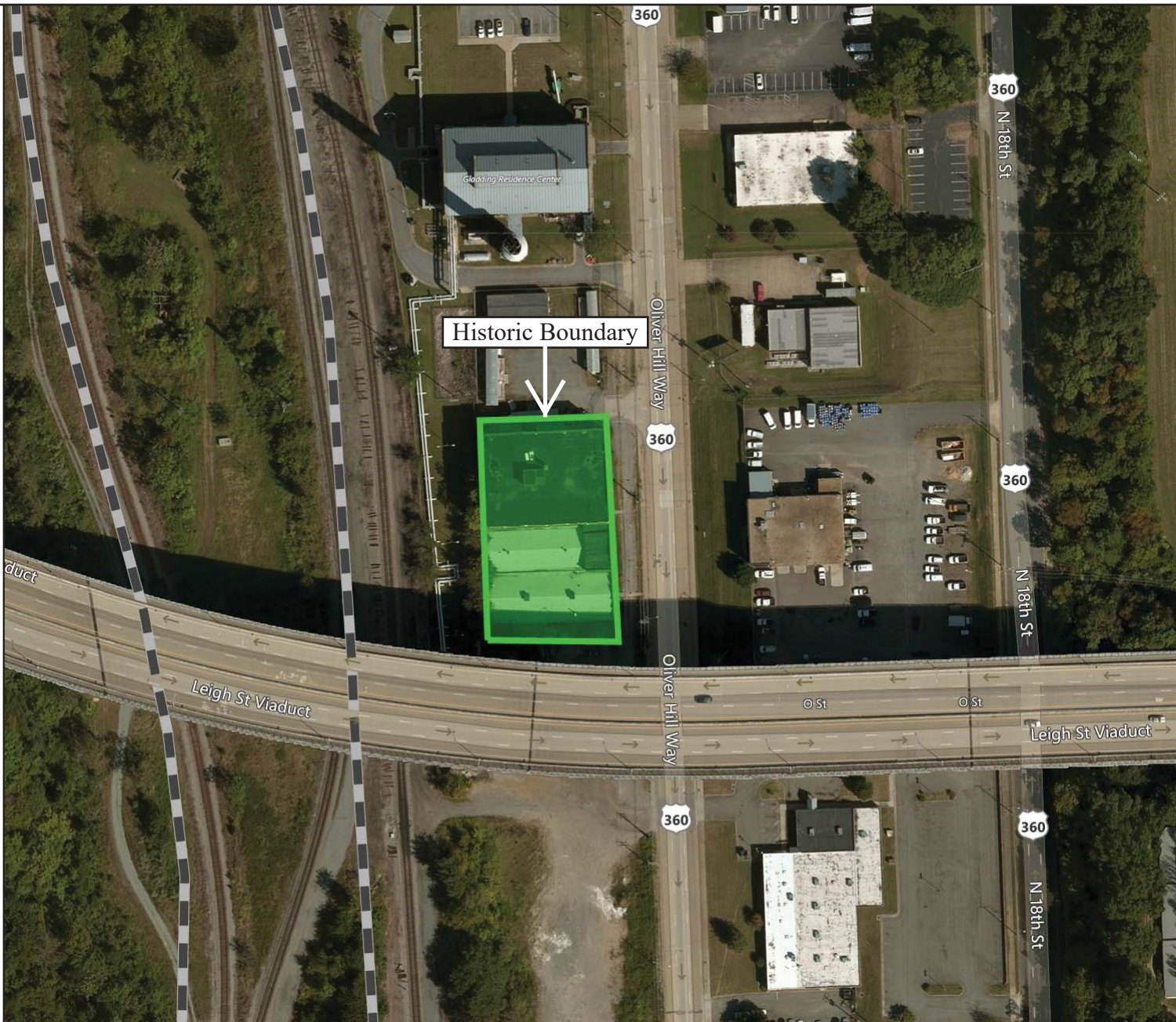
City of Richmond

DHR No. 127-6914

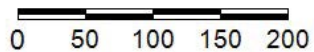
Latitude/Longitude Coordinates

Latitude: 37.541600

Longitude: -77.424630



Feet



1:2,257 / 1"=188 Feet

Title: Digital Location Map

Date: 2/6/2018

DISCLAIMER: Records of the Virginia Department of Historic Resources (DHR) have been gathered over many years from a variety of sources and the representation depicted is a cumulative view of field observations over time and may not reflect current ground conditions. The map is for general information purposes and is not intended for engineering, legal or other site-specific uses. Map may contain errors and is provided "as-is". More information is available in the DHR Archives located at DHR's Richmond office.

Notice if AE sites: Locations of archaeological sites may be sensitive to the National Historic Preservation Act (NHPA), and the Archaeological Resources Protection Act (ARPA) and Code of Virginia §2.2-3705.7 (10). Release of precise locations may threaten archaeological sites and historic resources.

SKETCH MAP/ PHOTO KEY

Oliver Chilled Plow Works

Branch House

908 Oliver Hill Way

City of Richmond, VA

DHR No. 127-6914



Photo Locations

Historic Boundary

(1 contributing building)

908 Oliver Hill Way

360

360

360

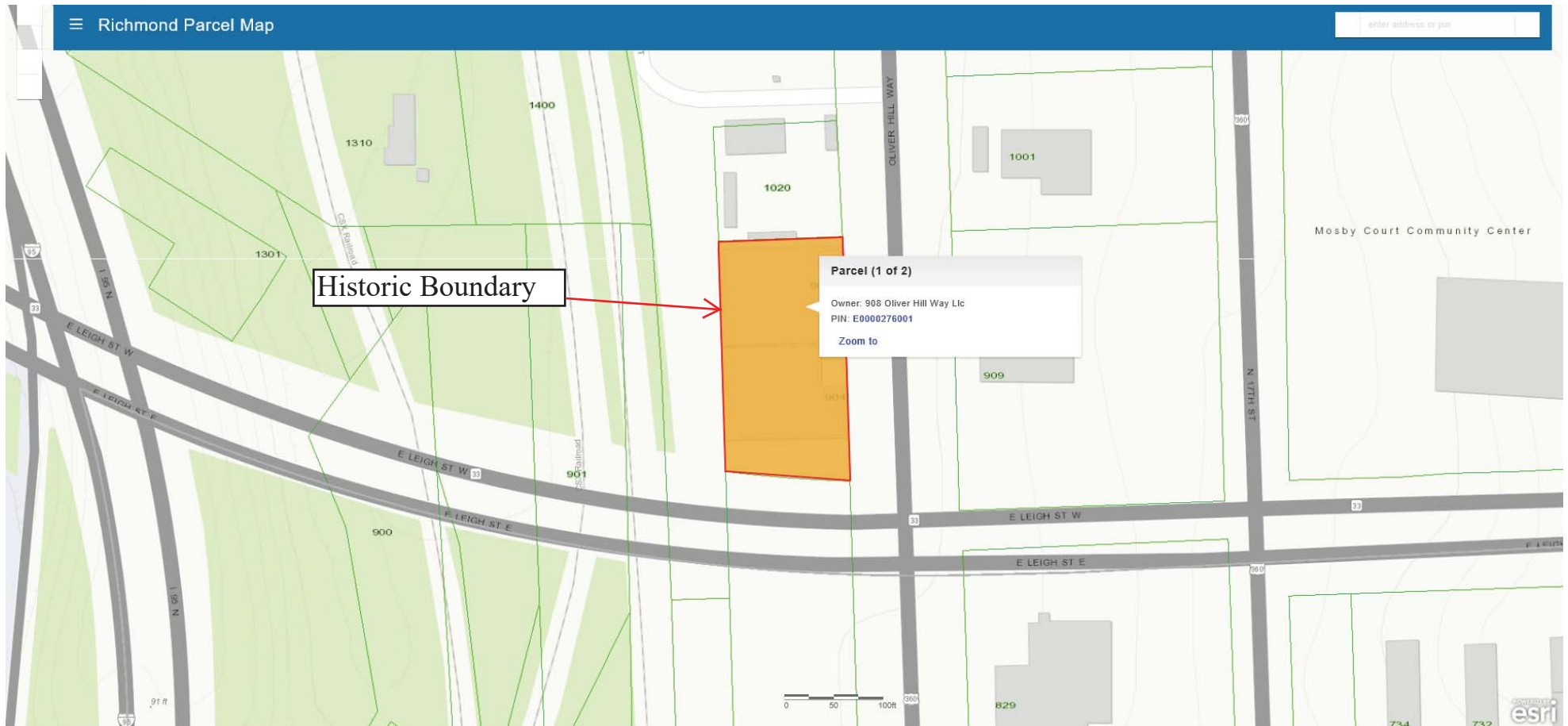
33

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Google



TAX PARCEL MAP

Oliver Chilled Plow Works Branch House

908 Oliver Hill Way

Richmond, VA

DHR No. 127-6914

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EXIT





3

2

18

FIRE
EXTINGUISHERS
→









20







UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Requested Action:

Property Name:

Multiple Name:

State & County:

Date Received: 4/20/2018 Date of Pending List: Date of 16th Day: Date of 45th Day: 6/4/2018 Date of Weekly List:

Reference number:

Nominator:

Reason For Review:

- | | | |
|---------------------------------------|--|---|
| <input type="checkbox"/> Appeal | <input checked="" type="checkbox"/> PDIL | <input type="checkbox"/> Text/Data Issue |
| <input type="checkbox"/> SHPO Request | <input type="checkbox"/> Landscape | <input type="checkbox"/> Photo |
| <input type="checkbox"/> Waiver | <input type="checkbox"/> National | <input type="checkbox"/> Map/Boundary |
| <input type="checkbox"/> Resubmission | <input type="checkbox"/> Mobile Resource | <input type="checkbox"/> Period |
| <input type="checkbox"/> Other | <input type="checkbox"/> TCP | <input type="checkbox"/> Less than 50 years |
| | <input type="checkbox"/> CLG | |

Accept Return Reject 6/4/2018 Date

Abstract/Summary Comments:

Recommendation/ Criteria:

Reviewer Jim Gabbert Discipline Historian

Telephone (202)354-2275 Date _____

DOCUMENTATION: see attached comments : No see attached SLR : Yes

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.

Hare, Jim (DHR)

From: Chen, Kimberly M. - PDR <Kimberly.Chen@richmondgov.com>
Sent: Wednesday, February 28, 2018 6:32 PM
To: Hare, Jim (DHR)
Cc: Pitts, Marianne G. - PDR; 'Chelsea Jeffries'
Subject: Oliver Chilled Plow Works Warehouse 127-6914



Jim,

The Commission of Architectural Review voted at their meeting last night to support the nomination of the above captioned project to the Virginia Landmarks Register and the National Register of Historic Places. There was much discussion and reservation over individual listing and whether or not this building rose to that level of significance either historically or architecturally. There are numerous buildings in the city of this type and the Oliver Chilled Plow Works Warehouse is not an exceptional example. The Commission's support was based more on the benefits of the tax credit program than the merits of the building. The Commission would like to see perhaps more emphasis placed on expanding districts, including discontinuous expansions, and expanding periods of significance for districts. Consideration should also be given to requesting Multiple Property Documentation to establish a broader context for many of these marginal and widely dispersed buildings.

Thank you for the opportunity to review this nomination.

Kim

*Kimberly M. Chen, Principal Planner
Planning and Preservation Division
Dept of Planning and Development Review
900 East Broad Street, Room 510
Richmond, Virginia 23219-1907
804.646.6364*

Kimberly.chen@richmondgov.com



COMMONWEALTH of VIRGINIA

Department of Historic Resources

2801 Kensington Avenue, Richmond, Virginia 23221

Matt Strickler
Secretary of Natural Resources



Julie V. Langan
Director

Tel: (804) 367-2323
Fax: (804) 367-2391
www.dhr.virginia.gov

April 18, 2018

Mr. Paul Loether
Chief, National Register of Historic Places and National Historic Landmarks Programs
National Park Service 2280
National Register of Historic Places
Mail Stop 7228
1849 C St., NW
Washington, D.C. 20240

Re: Oliver Chilled Plow Works Branch House, City of Richmond, Virginia

Dear Mr. Loether:

The enclosed disk contains the true and correct copy of the nomination for the **Oliver Chilled Plow Works Branch House** to the National Register of Historic Places. Submitted for your review, the nomination has been considered, and approved, by the State Review Board and the Virginia SHPO has recommended it for listing. Any letters of comment or objection have been copied at the end of the nomination material, along with any FPO notification letters.

Should you have any questions, please do not hesitate to contact me. My direct phone line is 804-482-6439.

Sincerely,

Lena Sweeten McDonald
National/State Register Historian

Enclosures

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962 Kime Lane
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Fax: (540) 387-5446

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