

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

FOR NPS USE ONLY
RECEIVED 4 SEP 1979
DATE ENTERED OCT 18 1979

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC

Warren Opera House Block/^{and}Hetherington Bloek

AND/OR COMMON

LOCATION

STREET & NUMBER

156 Public Square

__NOT FOR PUBLICATION

CITY, TOWN

Greenfield

CONGRESSIONAL DISTRICT

__ VICINITY OF

Fifth

STATE

Iowa

CODE

COUNTY

Adair

CODE

CLASSIFICATION

CATEGORY

OWNERSHIP

STATUS

PRESENT USE

__DISTRICT

__PUBLIC

OCCUPIED

__AGRICULTURE

__MUSEUM

BUILDING(S)

PRIVATE

__UNOCCUPIED

COMMERCIAL

__PARK

__STRUCTURE

__BOTH

__WORK IN PROGRESS

__EDUCATIONAL

__PRIVATE RESIDENCE

__SITE

PUBLIC ACQUISITION

ACCESSIBLE

__ENTERTAINMENT

__RELIGIOUS

__OBJECT

__IN PROCESS

YES: RESTRICTED

__GOVERNMENT

__SCIENTIFIC

__BEING CONSIDERED

__YES: UNRESTRICTED

__INDUSTRIAL

__TRANSPORTATION

__NO

__MILITARY

__OTHER:

OWNER OF PROPERTY

NAME

Earl Westering

Dwight Fry

STREET & NUMBER

415 E. 5th Street

CITY, TOWN

Logan

Greenfield, Iowa
VICINITY OF

STATE

Iowa 51541

LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.

Adair County Courthouse

STREET & NUMBER

CITY, TOWN

Greenfield

STATE

Iowa

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

Iowa Opera House Survey

DATE

in process

__FEDERAL STATE __COUNTY __LOCAL

DEPOSITORY FOR
SURVEY RECORDS

Division of Historic Preservation

CITY, TOWN

Iowa City

STATE
Iowa

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input checked="" type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

This nomination is for two commercial blocks, erected almost simultaneously and sharing a common entrance and staircase. The larger of the two is the Opera House Block, originally owned by E.E. Warren. The smaller, exclusively commercial block on the south was owned by John J. Hetherington, whose name appears on the lintel above a second story window. Both buildings are 2½ stories on full basements, of solid brick construction, and they share a common architectural style. Large plate-glass windows and recessed entrances (now modernized, but similar to the original) characterize the ground floor. Above this level, the facades each have a tripartite arrangement with very slightly projecting center frontispieces. A broad beltcourse of rock-faced stone runs along the tops of the second story windows. In the area between the beltcourse and the narrow metal cornice is a series of lunette overpanels, placed like "caps" above the center windows of the frontispieces and on the flanking windows of the opera house portion of the facade. Flanking the overpanel on the opera house frontispiece are small square windows with their own stone lintels. On the Hetherington block, this motif is executed as a blind square panel outlined with a decorative terracotta molding. Small caps with finials are spaced along the top of the brick parapet to denote the outer edges of the Opera House block and its frontispiece, which is topped with a triangular pediment below which are the words "opera house" in stone letters. The frontispiece of the Hetherington block ends in a similar feature, but here it takes the form of a simple stone triangle on a brick base.

The north elevation is very simple, with round-arched windows irregularly placed. A metal stairway to the second story has been removed.

The most prominent feature of the building is the corner turret, faced with pressed metal which has decorative spandrels, blind oculi, and a copper "dome" with finial.

The ground floors of both buildings are used as retail space. The main store area of the opera house block is 80' x 44', with a smaller store area, oriented toward the north, at the rear, measuring 22' x 44'. The auditorium area on the second floor is 82' x 44'. The west 20 feet (on the front) of the second floor was originally built as four rooms, which could be used either as an office suite or as four individual offices. The stage has been removed, and the second floor is vacant.

The Greenfield Community Service Club is planning to purchase the Opera House block, and restore the auditorium for community use. A restaurant is planned for the second floor of the Hetherington Block.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES

1896

BUILDER/ARCHITECT

C.E. Bell & F. Kent, Council Bluffs

STATEMENT OF SIGNIFICANCE

The Warren Opera House and He^ltherington Blocks, which together form a discrete unit on the east side of Greenfield's courthouse square, stand as well-preserved examples of Iowa's small-town opera house and commercial architecture from the late 19th century. The interior arrangement of the opera house block, featuring both entertainment and commercial space, was a characteristic typical of the state's small-town opera houses, and a prudent one, since the population of the community would not be sufficient to adequately support a theater alone. The opera house is prominently sited, and the turret is a typical feature of corner-lot commercial architecture influenced by the late 19th century revival of Romanesque forms. The He^ltherington block is an appropriate companion piece, repeating the basic architectural elements of the opera house, but varying sufficiently in treatment of detail to be noticeable as a separate structure.

The contract was let for both buildings in May, 1896, to B.F. Garmer of Greenfield, who worked from plans by C.E. Bell and F. Kent of Council Bluffs. Warren's dry goods store opened at its new location on December 1 of that year. The Chase-Lister theatrical company's "Caprice" opened the opera house, to poor reviews, on December 14.

E.E. Warren was born in New London, Henry County, Iowa, in 1862. He came to Greenfield in 1879, after several years' clerking in local general stores in New London. For 2½ years Warren was employed at Greenfield's A.P. Stephens and Co., and then for two more years at Stephens' branch in Creston. In 1883, Warren went into partnership with Stephens, and the firm's name was changed to Fuller, Warren and Co. In 1886, Warren bought out his partners, brought his brother F.C. into the firm, and renamed it yet again "Warren Bros.". Warren took sole ownership in 1889, and operated the business until 1910. That year, he went west, apparently to oversee his agricultural holdings in the Dakotas. He returned to Greenfield and reopened his dry goods store, which he operated until his death.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Greenfield Transcript. 26 Feb., 7 May, 17 Sept., 24 Sept., 15 Oct., 26 Nov., 10, 17 Dec., 1896.
 History of Adair County, Iowa. Chicago: Pioneer Publishing Co., 1915, Vol. II, pp. 228, 231.

10 GEOGRAPHICAL DATA

UTM NOT VERIFIED

ACREAGE OF NOMINATED PROPERTY less than one

QUADRANGLE NAME Omaha, Nebraska; Iowa

QUADRANGLE SCALE 1:250,000

UTM REFERENCES

A 1, 5 | 3, 7, 8 | 0, 0, 0 | 4, 5 | 7, 3 | 4, 0, 0
 ZONE EASTING NORTHING

B | | | | |
 ZONE EASTING NORTHING

C | | | | |

D | | | | |

E | | | | |

F | | | | |

G | | | | |

H | | | | |

VERBAL BOUNDARY DESCRIPTION The Warren Opera House/Hetherington Block is located on the northwest corner of Block 18, Original Town Plat; it is bounded on the north by Iowa St., and on the west by the public square. Area covered is approx. 66' x 102'.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

M.H. Bowers, Historian

ORGANIZATION

Division of Historic Preservation

DATE

July 1979

STREET & NUMBER

26 East Market Street

TELEPHONE

319/353-6949

CITY OR TOWN

Iowa City

STATE

Iowa 52240

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL

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

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

Adrian A. Anderson

TITLE

Director, Division of Historic Preservation

DATE

8/16/79

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

John Charles Shurl
 KEEPER OF THE NATIONAL REGISTER

DATE

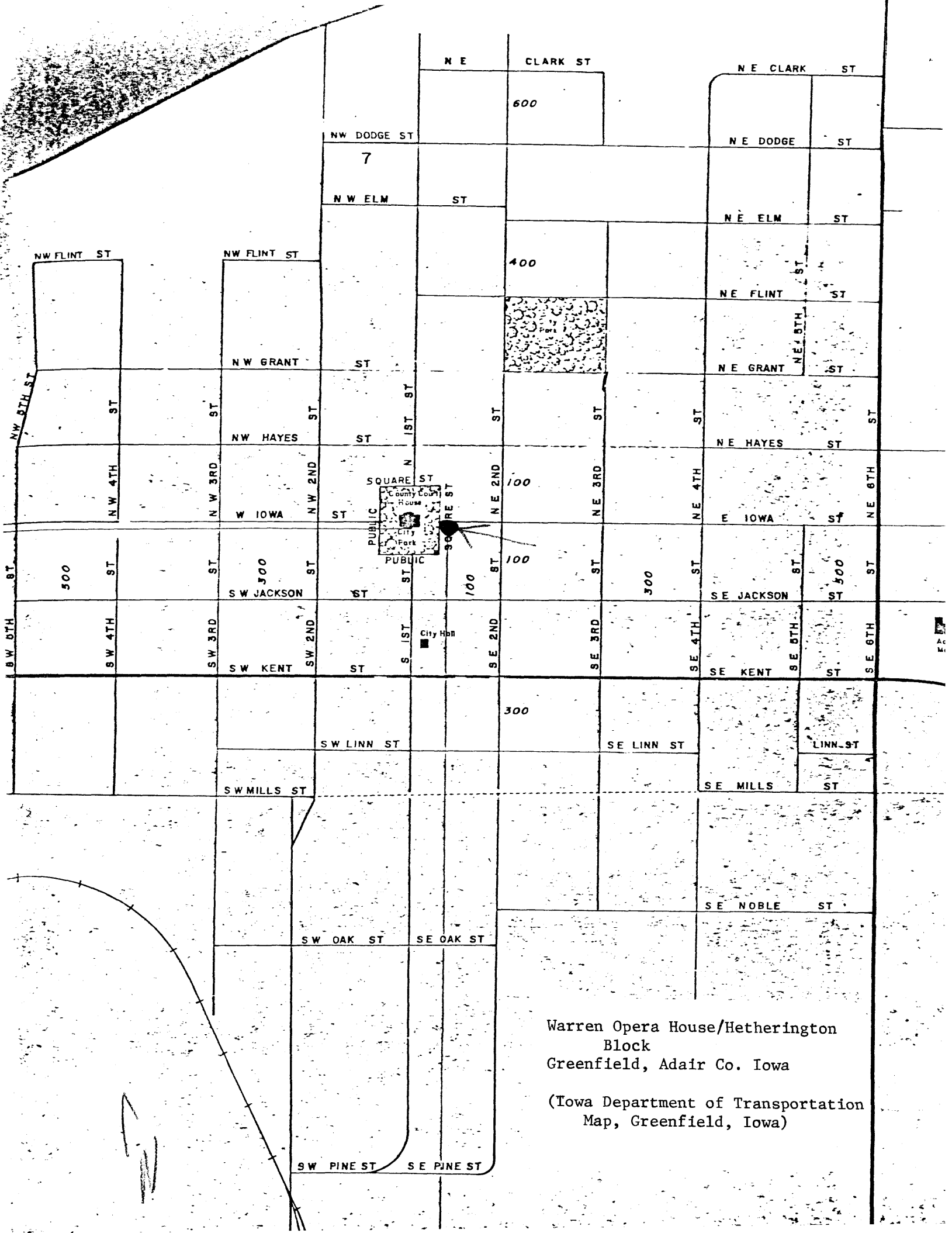
10-18-79

ATTEST:

William H. Brasman
 CHIEF OF REGISTRATION

DATE

10-17-79



Warren Opera House/Hetherington
Block
Greenfield, Adair Co. Iowa

(Iowa Department of Transportation
Map, Greenfield, Iowa)