

United States Department of the Interior
National Park Service

For NPS use only

National Register of Historic Places
Inventory—Nomination Form

received JUN 28 1984
date entered JUL 26 1984

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

1. Name

historic Broad Street Commercial Historic District

and or common Same

2. Location

Broad and Athens Sts

street & number North of U.S. 29 and Seaboard Coast Line Railroad N/A not for publication

city, town Winder N/A vicinity of

state Georgia code 013 county Barrow code 013

3. Classification

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

4. Owner of Property

name Multiple Property Owners

street & number

city, town _____ vicinity of _____ state _____

5. Location of Legal Description

courthouse, registry of deeds, etc. Superior Court

street & number Barrow County Courthouse

city, town Winder state Georgia

6. Representation in Existing Surveys

Historic Structures Field Survey:

title Barrow County, Georgia [continued] has this property been determined eligible? ___ yes no

date 1976 ___ federal state ___ county ___ local

depository for survey records Historic Preservation Section, Georgia Dept. of Natural Resources

city, town Atlanta state Georgia

7. Description

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

Describe the present and original (if known) physical appearance

The Broad Street Commercial Historic District consists of one full block and parts of three others of late-nineteenth- and early-twentieth-century commercial and governmental buildings in downtown Winder. It is centrally located in that it is centered around the courthouse which was built after the town's development was well underway. The town lots vary in size from long, narrow commercial lots to others of considerable size. Buildings occupy much of the available land space, although there is open space around the courthouse-jail block and the home of Dr. Bush. Most of the commercial structures are two stories, while one is three. The commercial structures date from late-nineteenth through the early-twentieth century and are mostly commercial in style. The courthouse is a brick Neoclassical-styled structure with a cupola, while the adjacent jail is a small, brick Gothic Revival style with crenelated parapets. The two-story home of Dr. Bush is frame with added siding. Brick is the predominant building material for commercial buildings in the district. One noticeable exception is the Granite Hotel with its remaining second-floor granite facade. Except for the courthouse and jail, detailing on the other buildings is confined to exteriors, usually the front facade. Detailing consists primarily of decorative brick work and some window lintels. Many storefronts have been remodeled, along with a few front facades. There is one non-historic building and one intrusion in the district.

Non-contributing Properties

The intrusions in the district are all modern buildings constructed after the district's period of significance had passed. These buildings, because of their design, proportions, massing, siting, or other features, detract from the significance of the district. Criteria for inclusion included date of construction, design features, and compatibility with district.

There are some buildings with potential historical significance. The buildings are over fifty years of age, but have been altered in such a way that it is currently impossible to determine their significance to the district. This alteration is generally the application of a modern, metal storefront over the historic facade. Criteria for inclusion included date of construction, date of alteration, and degree of alteration.

There are some non-historic structures in the district. Most buildings in this category are structures built after the 1930s. While they generally blend into the district in terms of siting, proportion, massing, height, and design, they do not necessarily contribute to the significance of the district. These are usually very non-descript buildings, with few if any design details. Criteria for inclusion included date of construction, design features, and compatibility with district.

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 checked="" 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/
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800–1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input checked="" type="checkbox"/> politics/government	<input checked="" type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates 1870s–1930s **Builder/Architect** Various

Statement of Significance (in one paragraph)

In terms of architecture, the Broad Street Commercial District is significant because of its collection of modest late-nineteenth- and early-twentieth-century commercial buildings representative of those found in similar smalltown downtowns. It also contains the historic Sharpton Opera House built within a commercial building, a granite-sided hotel, the Neoclassical-styled courthouse, designed in 1920 by James J. Baldwin, a noted courthouse architect, and the Gothic Revival-styled jail, also designed by Baldwin in 1916. In terms of commerce, the district is significant for representing an intact portion of Winder's historic central business district. This served as the historic commercial center of the city and especially was the center for newly created Barrow County after 1914. The area developed due to two railroads. In landscape architecture, the district is significant due to the courthouse grounds, which point to the residential origins of downtown Winder when Dr. Bush's home sat on this lot, and thus set the courthouse apart from other downtown structures. The courthouse grounds have been used for many civic and patriotic events since the county was created. In politics and government, the district is significant because of the courthouse and jail being the center for county governmental activity since the county was created in 1914. This has been the county's only courthouse since it was built in 1920 and the county's only jail since 1916. The district is significant in transportation due to the railroad's influence in the town's growth. The tracks run north and south of the district, thus influencing development in between. The home of Dr. W. H. Bush, ca. 1872, is within the district. He was not only the primary force in bringing the railroads to Winder, but his home was moved due to transportation development and later served as a hotel for railroad passengers.

These areas of significance support property eligibility under the National Register criteria A, B and C.

Historical Narrative

While the area around Winder was settled as early as the 1790s, little development took place in the vicinity until the last quarter of the nineteenth century. A small village, named Jug Tavern, was established where Jackson, Gwinnett, and Walton counties met. When Jug Tavern was incorporated in 1884, it had fewer than 200 citizens.

One of these early citizens was Dr. Wiley H. Bush. In 1872, Dr. Bush built a large frame house on the site of the present-day courthouse. Hoping to bring

[continued]

9. Major Bibliographical References

See Continuation Sheet.

10. Geographical Data

Acreage of nominated property Approx. 4 acres

Quadrangle name Winder South, Georgia

Quadrangle scale 1:24,000

UTM References

A

1	7	2	4	8	6	1	0	3	7	6	4	4	6	0
Zone		Easting				Northing								

B

Zone		Easting				Northing								

C

Zone		Easting				Northing								

D

Zone		Easting				Northing								

E

Zone		Easting				Northing								

F

Zone		Easting				Northing								

G

Zone		Easting				Northing								

H

Zone		Easting				Northing								

Verbal boundary description and justification

See Continuation Sheet.

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

state N/A code county code

state code county code

11. Form Prepared By

name/title Kenneth H. Thomas, Jr., Historian

organization Historic Preservation Section
Georgia Dept. of Natural Resources

date April 23, 1984

street & number 270 Washington Street, S.W.

telephone (404) 656-2840

city or town Atlanta

state Georgia 30334

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

Elizabeth A. Lyon
Elizabeth A. Lyon

title State Historic Preservation Officer

date 6/20/84

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I hereby certify that this property is included in the National Register

Entered in the
National Register

date 7/26/84

J. Melrose Byers
Keeper of the National Register

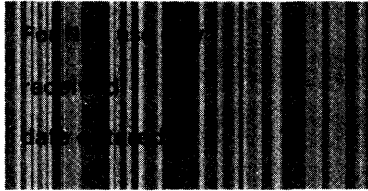
Attest:

date

Chief of Registration

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

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Representation in
Continuation sheet Existing Surveys Item number 6 Page 2

Title: County Courthouses in Georgia, Thematic National Register Nomination

Date: 1980 X - Federal

Depository: Historic Preservation Section, Georgia Department of Natural Resources

City, State: Atlanta, Georgia

NOTE: This includes the Barrow County Courthouse and the Barrow County Jail on the same lot.

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development to the area, Dr. Bush sold land to the Gainesville, Jefferson, and Southern Railroad for a right-of-way. His fee was \$10. This became the Gainesville-Midland Railroad, which came through Jug Tavern in 1884 on its route from Gainesville southeast to Social Circle. The route followed Midland Avenue and a depot was erected at the corner of Midland Avenue and Broad Street.

Seeing the benefits of the railroad, Dr. Bush and others also worked to bring the Seaboard Air Line Railroad to Jug Tavern. In 1892, track was laid through the town, south of the present-day district. This line provided rail connections with Atlanta and spurred growth. By 1895, the town had a population of 1,200. In appreciation, Jug Tavern's name was changed to Winder, in honor of John H. Winder, general manager of the Seaboard.

The railroads, and especially the route to Atlanta, brought rapid growth to Winder. One- and two-story frame commercial structures were erected along Broad and Jackson streets. By 1899, the town had hardware, harness, general merchandise, wagon, and drug stores. The Winder Banking Company opened in September of 1899 with T.A. Maynard as president. Winder included an attorney, dentist, undertaker, and several blacksmiths among its citizens.

One important new enterprise of the early 1900s was the Winder Foundry and Machine Works. Storefronts made by this firm can be found in both Winder and nearby Monroe, Georgia. The telephone also came to Winder in 1900, as the town continued to grow.

An early commercial building, the Granite Hotel (later the Winder Hotel), was built ca. 1900 on Broad Street. This plain, two-story building had a balcony on the Broad Street facade. Stone for the building came from a nearby quarry. Stores and a cafe were located on the first floor. Hotel rooms (later converted to apartments) were on the upper floors. By 1903, the hotel was part of one-and-one-half blocks of commercial structures along Broad Street.

Two other important buildings were erected in the district around 1907. The Sharpton Opera House (313 South Broad Street), built by S.E. Sharpton, originally served as a business establishment with a second-story opera house. Iron storefronts from the Winder Foundry and Machine Works remain on the building. The lower floor has been used as an auto company and a Railway Express office. Silent movies were also shown in the opera house. Next door is the Garrison Building, built about the same time at the corner of Broad and Athens streets. At one time, this building served as the home of the Farmer's Bank.

By 1910, development was increasing in the central business district. Winder's waterworks and electric-light plant was built in 1909. A small brick meat store was constructed on Candler Street, west of Broad Street. Other brick

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Continuation sheet Significance Item number 8 Page 3

stores replaced earlier frame buildings. This growth led to increased pressure for the formation of a new county.

Efforts began in 1835 to create a new county in the area, but they failed, as did similar attempts in 1904. However, by 1914, there was such growth in the region that a new county was created by the state legislature, with Winder designated as the county seat. In November, Barrow County became a reality. The new county was named for David C. Barrow (1852-1929), chancellor of the University of Georgia.

Improvisation was required for the first term of the county court, held in 1915. Prisoners were boarded in Clarke and Gwinnett counties as work began on a new jail. The brick, Gothic-style structure was completed in 1916.

Construction of a courthouse took longer, however. From 1915 to 1920, the second floor of the Sharpton Opera House served as a temporary courthouse. Dr. Bush moved his house to face Porter Street and the new courthouse was built on the previous site of his home. The brick, Neoclassical courthouse was designed by James J. Baldwin of Anderson, South Carolina, and built at a cost of \$133,400 by R.W. Wimbish of Savannah. The courthouse clock was installed by the E. Howard Clock Company of Boston for \$1,790. Barrow County's courthouse was completed in 1920.

Other development in the district took place in the 1910s and 1920s. In 1919, the second floor of the Garrison Building became the county's first clinic and hospital. It was operated by Doctors Randolph, Harris and Matthews. A.E. Bush, son of Dr. W.H. Bush, built a two-story brick commercial structure next to the courthouse in 1920. Originally constructed as an office building, it has since served as a school, the Chamber of Commerce, the library, and city hall. It presently houses the police and fire departments.

By 1920, Dr. Bush's old house was in use as the Nowell Hotel (name later changed to the Barrow Hotel). While development was concentrated along Broad and Jackson streets, vacant lots could be found between the two sections along Athens Street. During the 1920s, the Masonic Hall (present-day Perkins) and other stores filled one side of Athens Street, but a break remained between the two developments. Broad Street was first paved in the 1920s.

The historic structures of the Broad Street district were generally built by 1930. Carwood Manufacturing and the Winder News were in the Sharpton Opera House at this time, while the A.E. Bush Building was used as an auto store. Changes in occupants and stores continued over the next five decades. The eastern side of Broad Street, between Athens and Candler streets, was the area where this change was most dramatic. One- and two-story brick buildings were

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01/11/1981
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Continuation sheet Significance Item number 8 Page 4

replaced with modern commercial structures in the 1950s and 1960s. A parking lot was also added in this block. The 1965 remodeling of the People's Bank Building further changed the character of this area. Metal storefronts along Athens Street and on Broad Street, northeast of Candler, altered the streetscape. Finally, expansion of the central business district up North Broad resulted in the replacement of old homes with modern commercial structures.

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Continuation sheet Bibliography and Boundary Item number 9 and 10

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9. Major Bibliographical References

Ingram, C. Fred, ed. Beadland to Barrow: A History of Barrow County, Georgia. Atlanta: Cherokee Publishing Company, 1978.

Ingram, C. Fred. Barrow County Historical Society, Winder, Georgia. Interview by David J. Brown, March, 1982.

Newspapers: The Jackson Economist, Winder, Georgia, 1896-1900; Winder News, Winder, Georgia, 1908-1931; and Chamber of Commerce and Special Trade Edition of the Winder (Georgia) News, July 15, 1915.

Pictorial Review of Barrow County. Dallas, Texas: Taylor Publishing Company [used those found in Beadland to Barrow].

Preston, Howard L., and Martha F. Norwood. "Winder Depot," National Register Nomination Form, October 11, 1978. On file at the Historic Preservation Section, Georgia Department of Natural Resources, Atlanta, Georgia.

Sanborn Maps of Winder, Georgia, 1903, 1909, 1921 and 1930.

10. Verbal Boundary Description

Boundary Explanation: The district boundary includes the historic commercial and governmental sections along Broad Street in the Winder Central Business District. The boundary was chosen because of the concentration of historic resources. To the north and east lie later buildings. Nearby, the Jackson Street Commercial Historic District is separated by three buildings on Athens Street that break the historic continuity due to greatly altered storefronts. South of the district are altered industrial buildings, the railroad and strip development. Residential development is on the west side.

TAX MAP

BROAD STREET COMMERCIAL HISTORIC DISTRICT
Winder, Barrow County, Georgia

Scale: 1" = approx. 75'

Source: Barrow County, Georgia, Tax Assessors Office

Date: 1982

Key: The nominated district is marked by a dashed black line.

- CONTRIBUTING
- INTRUSIONS
- ▨ NON-HISTORIC STRUCTURES
- ⊙ NUMBER/DIRECTION OF PHOTOGRAPHS

