

**United States Department of the Interior  
Heritage Conservation and Recreation Service**

**National Register of Historic Places  
Inventory—Nomination Form**

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



## 1. Name

historic Downtown Birmingham Historic District

and/or common

Roughly bounded by 1st and 3rd Aves,

## 2. Location

20th and 25th Sts.

2000-2400 blocks 2nd Avenue North, 2000 block 3rd Avenue North, 200 block 20th  
street & number Street, part of 100 & 200 blocks 21st, 22nd, 23rd, 24th not for publication

Streets and part of 300 blocks of 20th & 21st Streets

city, town Birmingham vicinity of \_\_\_\_\_ congressional district 6

state Alabama code 01 county Jefferson code 073

## 3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture <input type="checkbox"/> museum
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial <input type="checkbox"/> park
<input type="checkbox"/> structure	<input checked="" type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational <input type="checkbox"/> private residence
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment <input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input 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 See attached list of property owners

street & number \_\_\_\_\_

city, town \_\_\_\_\_ vicinity of \_\_\_\_\_ state \_\_\_\_\_

## 5. Location of Legal Description

courthouse, registry of deeds, etc. Jefferson County Courthouse

street & number 716 21st Street North

city, town Birmingham state Alabama

## 6. Representation in Existing Surveys

Downtown Birmingham 1977; Jefferson County Historical Sites Survey, 1976 and 1972;  
title NRHP 1979 (Watts Building, Waters has this property been determined eligible?  yes  no  
Building)

date 1972, 1976, 1977, 1979  federal  state  county  local

depository for survey records Birmingham Historical Society & Jefferson County Historical  
Commission

city, town Birmingham state Alabama

# 7. Description

<b>Condition</b>		<b>Check one</b>	<b>Check one</b>	
<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 Downtown Birmingham Historic District, in the heart of Birmingham's central business district, contains buildings from every major period of development in the city's history, from its first decade (1871-81) through the 1920s, picking up after World War II and continuing into the 1970s. It stretches from the high density business core at the western end of the district, where skyscrapers mark the intersections, through the interim blocks of stepped rooflines scaling down from four stories, to the one and two-story buildings at the eastern end of the district which is like the main street of a small town commercial district. These buildings constitute the largest concentration of significant architecture in downtown Birmingham.

Although the district includes buildings that vary greatly in size (26-story skyscrapers to 1-story storefronts) and in usage (banking houses to farm stores), the district is held together by a consistency in materials, setback and most importantly, a sense of place. Throughout the district the buildings relate to the pedestrian, opening storefronts or public lobbies to the street at regular intervals and providing architectural detail for the pedestrian eye. Brick is the most common material used, with a few examples of cast iron fronts, limestone facades and polychromed terra cotta-faced buildings.

There are 94 buildings within the district. Of these, 85 (90%) are considered significant.

\* \* \* \* \*

The earliest styles represented in the district are from the Victorian period, exemplified in the vernacular architecture of the Dewberry Building (by 1880; Inv. #10) and the Wilson Building (1880; Inv. #9), with their rough-textured surface and classical motifs derived from the laying of the brick to form window arcades and dog-tooth cornices, and in the more developed styles represented by the classical facade of the Peter Zinszer Building (1888; Inv. #24) and the brick and stone striped facade of the Daniel Building (1888; Inv. #25), ornamented with pressed metal spandrels and cornices.

The buildings remaining from the first decade of the 20th century use two major stylistic motifs. The commercial storefront buildings are Beaux Arts-influenced designs with cornices, cartouches and terra cotta ornamentation derived from classical motifs. The two-story storefront at 2210 2nd Avenue North (1907; Inv. #42) is a fine representative of the style. Of red brick, the facade carries two classical cornices with running dog friezes, one atop the storefront, the other capping the building. A cartouche rests on the upper cornice, and terra cotta ornaments at the same level act as capitals for the framing pilasters. The broad segmental arch-headed window attempts to enlarge the rather narrow facade. The other major stylistic influence is the Chicago style skyscraper. Four fine representations of this style exist in the district, the most notable is the nine-story Title Guaranty & Trust Company Building (1903; Inv. #100), a honey-colored brick-faced steel-frame building that follows the division of base, shaft and capital that was perfected by Louis Sullivan. Terra cotta imitating stone at the ground floor articulates an impressive entry; quoined brickwork at the second and ninth stories provides a transition to the flat wall with its window grid at the intermediate stories. Two others of this type, the Frank Nelson Building (1903; Inv. #13) and the Farley Building (1909; Inv. #104), interpret the style similarly with geometric forms, and grids of grouped windows, while the Jefferson County Savings Bank (1913; Inv. #19) interprets the style with Beaux Arts motifs in marble, granite and polished terra cotta.

## 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 checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-1930	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

**Specific dates** by 1880-1930, 1946      **Builder/Architect**

### Statement of Significance (in one paragraph)

#### ARCHITECTURE:

The Downtown Birmingham Historic District is architecturally significant because of the design quality of many of its buildings, and the fact that they provide an extraordinarily complete summary of the city's commercial architectural history. The oldest buildings in the district typify the simple architecture of the early city, one and two-story brick buildings such as the Dewberry Building (by 1880; Inv. #10) and the Wilson Building (1880; Inv. #9) that derive architectural ornament from the laying of the brickwork in simple Italianate patterns. The buildings of the later 19th century, such as the Peter Zinszer Building (1888; Inv. #24) with its ranges of classical colonnettes and cornice lines with elaborate moldings in egg and dart patterns and dentils, and the Daniel Building, a four-story iron-frame building with a brick and stone-striped facade with pressed metal spandrels and cornice with Greek-cross and lions head designs, reflect, through their greater size and more elaborate detailing, the prosperity of the city following its first boom of 1886, which transformed Birmingham to an industrial hub of the "New South". The buildings of the 1900s and 1910s constitute the largest and best collection of architecture in the district. Most notable are the several Chicago style skyscrapers (four of nine built in the city between 1903 and 1913 are within the district). The Title Guaranty & Trust Company Building (1903; Inv. #100) and the Frank Nelson Building (1903; Inv. #13), both designed by Birmingham's most prominent architect of the period, William C. Weston, are quality interpretations of the Chicago style, with fine brickwork and well massed form.

The later Farley Building (1909; Inv. #104) a red and gold-brick nine-story tower by local architect H. D. Breeding and the 26-story Beaux Arts style Jefferson County Savings Bank (1913; Inv. #19), for over fifty years the tallest building in the city, and the last major commercial work of William C. Weston are equally fine. But the bulk of building during this period was of small-scale commercial buildings that spread eastward along 2nd Avenue expanding the commercial core of the city. The 2400 block of 2nd Avenue (c. 1913, Inv. #67; c. 1911, Inv. #68; c. 1908, Inv. #69; by 1910, Inv. #70; c. 1907, Inv. #71; c. 1908, Inv. #72) is a completely intact example of this development. The basically functional two-story brick buildings are ornamented with simple cornices, window frames and inset panels of stone and/or terra cotta. These buildings have commercial space at the ground floor, and residential rooms and lofts above.

By the 1920s, architecture in Birmingham was keeping pace with national trends, particularly the Art Deco style, exemplified by the Watts Building (1928; NRHP 1979; Inv. #94) with its geometric forms and zigurat roofline, and elaborate interpretations of Renaissance motifs, seen in the Florentine Building, a confection of polychromed terra cotta, travertine marble and wrought iron by architect David Oliver Whilldin, built to house an exclusive club.

The Depression brought construction in the city to a halt. Little was built during the 30s and through the war years. The first major building constructed in the district after this time was the Bromberg's Building (1946; Inv. #1) the finest expression of the international style in the city. Its smooth limestone-faced tower with dramatically placed windows is a landmark that solidifies the southwest corner of the district.

# 9. Major Bibliographical References

See attached Bibliography:

DATE NOT VERIFIED  
 NAME NOT VERIFIED

# 10. Geographical Data

Acreeage of nominated property Approx. 8.4 acres

Quadrangle name Birmingham, North

Quadrangle scale 1:24000

UMT References

A 

1	6	5	1	8	4	4	0	3	7	0	8	5	6	0
Zone		Easting				Northing								

B 

1	6	5	1	8	5	0	0	3	7	0	8	4	8	0
Zone		Easting				Northing								

C 

1	6	5	1	8	0	2	0	3	7	0	8	1	8	0
Zone		Easting				Northing								

D 

1	6	5	1	7	8	8	0	3	7	0	8	4	0	0
Zone		Easting				Northing								

E 

1	6	5	1	8	0	2	0	3	7	0	8	4	8	0
Zone		Easting				Northing								

F 

Zone		Easting				Northing								

G 

Zone		Easting				Northing								

H 

Zone		Easting				Northing								

Verbal boundary description and justification

See yellow line on attached map.

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

state	code	county	code

# 11. Form Prepared By

name/title Stephen W. Stella

organization Birmingham Historical Society date June 1981

street & number 1425 22nd Street South telephone (205) 254-2138

city or town Birmingham state Alabama

# 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  local

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

State Historic Preservation Officer signature *Therese O. ...*

title State Historic Preservation Officer date 1-4-82

For HCERS use only

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

*Delores Byers* Entered in the National Register date 2/11/82

Keeper of the National Register

Attest: \_\_\_\_\_ date \_\_\_\_\_

Chief of Registration

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

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The 1910s buildings are more stylized, with an emphasis on silhouette and geometric ornamentation. An activated roofline replaces the cornice, with terra cotta panels and various colors of brick and stone used to create designs on flattened facades. A four-story commercial building (1913; Inv. #28) is a fine example of this style, with its recessed spandrels, with brick banding surrounding terra cotta and stone panels, and a stone-capped activated roofline.

Two styles appear in the district in the 1920s. The most notable is Art Deco, expressed ultimately in the Watts Building (1928; NRHP 1979; Inv. #94), a monumental design with a stepped roofline that gives it a profile unchallenged in the Birmingham skyline. The other major stylistic influence is Renaissance Revival, as expressed by the Florentine Building (1927; Inv. #21), a polychromed terra cotta and marble interpretation of Venetian Renaissance motifs, and in the less dramatic Fire Station #4 (1926; Inv. #66) with its fine brickwork and terra cotta balcony arcade.

Of the post 1930 architecture, there are two fine examples. The International style Bromberg's Building (1946; Inv. #1) with its smooth faced limestone walls and monumental, asymmetrically placed windows cleanly defines the southwestern edge of the district. The Guaranty Savings and Loan Building (1971, 73; Inv. #15), an example of the Brutalist style, shows the important contribution contemporary architecture can make to reinforce the character, scale and design quality of the district.

The present use of the district is 100% commercial, although a proposed adjustment in zoning regulations would return a residential aspect to the district, a move that has historical precedent.

The structural conditions in the district are generally good, with many buildings needing minor repair, painting and standard maintenance. But a few buildings exhibit severe deterioration caused by property neglect, sometimes over many years. The buildings at the western end of the district are generally in better repair, being in the high-use business district, with more vacancies and a greater sense of neglect apparent as one moves eastward.

The district boundaries enclose the largest concentration of Victorian and early 20th-century buildings in the city. With 2nd Avenue North as the core of the district, boundaries are drawn to include the blocks of 2nd and the portions of adjacent blocks in which a majority of the buildings pre-dating 1930, and contributing to the district's character, remain. Simply stated, the boundaries of the district mark the end of the concentration of buildings of contributing quality.

There are four categories of buildings within the district. Contributing properties meet the 50-year age criteria (with the exception of one 1946 building), they retain their original materials of construction, and have not been extensively altered

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overall, and their design is of a quality that contributes to the overall character of the district. Conditional contributing properties are contributing in age and scale, but because of major alteration or damage to the original fabric (which is not too drastic, thus allowing restoration of the building to its original appearance), the building is listed as conditional pending restoration. Supportive non-contributing buildings are those buildings within the district that do not meet the age requirement, but are seen as contributing to the quality of the district through design, scale and/or materials. Non-contributing properties are those that do not contribute to, and in fact detract from, the historical and architectural character of the district.

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CONTRIBUTING PROPERTIES

1. Bromberg's, SE corner 20th Street & 2nd Avenue North: 1946; Miller, Martin and Lewis; International style; 5 stories; limestone and marble; the finest example of the International style in Birmingham.
4. Burger Dry Goods Building (Conwell Building), 2015 2nd Avenue North: 1906; Commercial style; 4 stories; brick and terra cotta; terra cotta ornament around windows and cartouche.
7. Drennen Building, 2021 2nd Avenue North: c. 1895; Commercial style; 3 stories; brick; recessed bay windows on second floor, fine brickwork, classical details.
8. Cayce Building, 2025-27 2nd Avenue North: by 1880; Commercial storefront style; 2 stories; brick.
9. Wilson Building, 2029 2nd Avenue North: 1880; Victorian Commercial storefront; 2 stories; brick; window arcade & brick cornice treatment; one of the oldest and most intact buildings in the district.
10. Dewberry Drugs, SW corner 2nd Avenue & 21st Street North: by 1880; Victorian Commercial storefront; 2 stories; brick; window arcade and brick cornice treatment; possibly the oldest building in the district.
11. Phenix Insurance Building (Rex Shoe Repair), 118 21st Street North: possibly 1884; Victorian Commercial storefront; 2 stories; brick; Phoenix bas relief sculpture and brick cornice treatment.
13. First National Bank-Frank Nelson Building, NE corner 2nd Avenue & 20th Street North: 1903; William C. Weston; Chicago School Skyscraper style; 10 stories; brick and terra cotta; an important local interpretation of the Chicago School Skyscraper, was the third steel frame skyscraper in Birmingham.
14. Singer Building (Guaranty Savings. & Loan Association), 2008 2nd Avenue North: 1928; Warren, Knight & Davis; Renaissance Revival style; 2 stories; limestone; Palladian window, finely laid ashlar masonry and balustrade that caps roofline.

(11/78)

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17. The Fair Variety Store (Ace Pawn Shop), 2020 2nd Avenue North: c. 1890; Commercial storefront style; 2 stories; brick; cast iron frame around 1st story, brick quoining, arched windows and decorative brick treatment above windows.
19. Jefferson County Savings Bank Building (City Federal Building), NW corner 2nd Avenue & 21st Street North: 1913; William Weston with John Davis, Eugene Knight; Beaux Arts Skyscraper style; 26 stories; terra cotta and granite; classical columns and pilasters, elaborate cornices, use of marble and glazed terra cotta; was the last and grandest of Birmingham's early skyscrapers, for over 50 years the tallest building in the skyline.
20. Harris Building (Smith Print & Copy Center), 115-21st Street North: c. 1886; Victorian commercial style; 3 stories; brick; round and segmental arch windows, recessed twisted colonnettes, corbelled cornice treatment.
21. Florentine Building, SE corner 2nd Avenue & 21st Street North: c. 1927; D. O. Whilldin; Renaissance Revival style; 2 stories; terra cotta and marble; columns, window arcade at 2nd floor, bas relief sculpture; an architectural landmark noteworthy for its skillful interpretation of Venetian Renaissance motifs.
22. Denechaud Building (People's Loan Company), 2107 2nd Avenue North: c. 1887; Victorian commercial style; 3 stories; brick; decorative hood molds and prominent corbelled cornice with blind arches.
24. Peter Zinszer's Mammoth Furniture House (Beard Furniture), 2117-19 2nd Avenue North: 1888; Victorian commercial style; 3 stories; cast iron; classical details, Queen Anne motif windows in the transoms; a rare (one of only two) and excellent example of cast-iron-front architecture in the city.
25. Daniels Building (Spencer Furniture), 2121 2nd Avenue North: 1888; Victorian commercial style; 4 stories; brick and cast iron; striated brick and stone wall treatment, window arrangement, pressed metal spandrels, elaborate cornice with Greek crosses; the largest Victorian building in the city and possibly the oldest cast iron frame building in Birmingham.



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26. Commercial building (New York Pawn Shop), 2125 2nd Avenue North: c. 1918; Commercial storefront style; 2 stories; brick.
27. Yeilding's, SW corner 2nd Avenue & 22nd Street North: 1911; Miller, Martin & Lewis; Commercial style; 3 stories; brick; ornamental brickwork, Roman grill vent covers, heavy massive cornice with classical detail, fine brickwork; an excellent example of the functional commercial style of the early 20th century and built for the oldest and in continuous operation retail establishment in Birmingham.
28. Commercial building (Anco Furniture), SE corner 2nd Avenue & 22nd Street North: c. 1914; Wheelock & Wheelock; Commercial style; 4 stories; brick & terra cotta; ornamental brickwork, marble & terra cotta spandrels, stone caps at roofline.
29. Hastings Building (AAA Furniture), 2205 2nd Avenue North: c. 1917; Commercial style; 4 stories; brick; rope cornice over windows.
30. Commercial building, 2207 2nd Avenue North: c. 1921; Commercial storefront style; 3 stories; brick.
31. Green-Bragan Building (Najjar's Bargain Center), 2209-11 2nd Avenue North: 1911; Commercial style; 2 stories; brick; intact transom lights at ground floor level, corbelled brick cornice treatment.
33. Rhodes-Carroll Building (Standard Furniture-Crow Furniture), 2217-19-21 2nd Avenue North: c. 1913; Commercial style; 3 stories; brick; inset brick panels in spandrels and at cornice line.
34. William S. Brown Mercantile Building (Harold's Rental Return & Used Furniture Sales), 2223-2225 2nd Avenue North: c. 1905; Commercial style; 3 stories; brick; cast iron brackets and cornice above 1st and 3rd floors, stone lintels and sills, Roman grill vents; an excellent example of the early 20th-century expression of Beaux Arts motifs in commercial architecture.
35. Commercial building (Harold's Sales & Furniture Leasing Co.), 2227 2nd Avenue North: c. 1922; Commercial style, 3 stories; brick; stone lintels and sills.
36. Commercial Building (Cameron Furniture), 2231-33 2nd Avenue North: c. 1916; Commercial style; 1 story; brick; stone window frames, original window treatment intact, stone cap at roofline.
37. Commercial building (Waters Building), 209 & 211 22nd Street North: 1888; Victorian Commercial style; 3 stories; brick; the finest remaining of the combination retail-residential buildings that appeared during the city's first major boom in the late 1880s.

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38. Commercial building (Johnson's Tailors), NE corner 2nd Avenue & 22nd Street North: c. 1904, 1908: Commercial style; 1 story; brick; carved limestone.
39. Commercial building (United Jewelry Co.), 2204 2nd Avenue North: possibly 1908; Commercial style; 1 story; brick; polychromed brick pattern.
40. Commercial building, 2206 2nd Avenue North: possibly 1902, refaced 1920s; Commercial style; 2 stories; brick (refaced with stucco and Carrara glass): relieved piers and bull's-eye frieze at cornice line.
42. Commercial building, 2210 2nd Avenue North: 1907; Commercial style; 2 stories; brick; fine brickwork, pressed metal cornices with running dog frieze, segmented arch window opening, pressed metal brackets and cartouche; a particularly intact example of the Beaux Arts influence on early 20th-century commercial architecture.
43. Gingold Building, 2212 2nd Avenue North: c. 1904; Commercial style; 2 stories; brick; steel beam lintel above ground floor entry; ornamental brickwork on ground-level piers, above second-story windows and at cornice line.
44. Taylor Carriage Company Building (Lucas Paints), 2214 2nd Avenue North: possibly 1905; Commercial style; 3 stories; brick; limestone sills, unique window treatment on 2nd and 3rd floors, dogtooth corbelling at cornice line.
45. Commercial building (E. L. Klinner Furniture Co.), 2216 2nd Avenue North: c. 1915; Commercial style; 3 stories; brick; pressed metal cornice and downspouts and ornamental brickwork with stone accents, window treatment 2nd and 3rd floor.
46. Commercial building (Klinner Furniture), 2218 2nd Avenue North: c. 1906; Commercial style; 2 stories; brick; transoms above 1st floor, corbelled brick at cornice line with Dutch colonial stone cap at roof line.
48. Commercial building (Grundy's Music Room), 208 23rd street North: c. 1920; Art Moderne style; 2 stories; brick; polychromed glaze on brick, rounded glass brick windows; an excellent example of a modest building's successful incorporation of Art Moderne style features.

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49. Commercial building (Baldone Tailors), SE corner 2nd Avenue & 23rd Street North: c. 1915; Commercial style; 2 stories; brick; grouped segmented arches over windows, beveled corner entrance.
52. Commercial building (Davis Furniture & Salvage), 2311 2nd Avenue North: c. 1896; Victorian Commercial style; 2 stories; brick; arched windows with stone keystones, ornamental brickwork.
53. S. F. Teague Building (Alabama Berman Mercantile Co.), 2313-15 2nd Avenue North: c. 1904; Commercial style; 2 stories; brick; cast iron columns 1st floor, ornamental brickwork above 2nd floor windows.
54. Commercial building (Alabama Berman Mercantile Co.), 2317-19 2nd Avenue North: c. 1904; Commercial style; 2 stories; brick; cast iron columns ground floor, segmental headed windows 2nd floor, brick corbelling and cornice line.
55. Commercial building (Alabama Berman Mercantile Co.), 2321-23 2nd Avenue North: c. 1888; Commercial style; 2 stories; brick; cast iron column ground floor, round-headed recessed windows and dog tooth brick cornice.
56. Blackwood-Bentley Building (2nd Time Around), 2325-27 2nd Avenue North: c. 1910; possibly William C. Weston; Commercial style; 2 stories; brick; pressed metal cornice with heavy brackets; one of the only glazed brick facades in the city.
57. Commercial building (Jack's Auto Supply), SW corner 2nd Avenue & 24th Street North: c. 1904; Commercial style; 2 stories; brick; brick corbelling along cornice line; decorated cast iron lintels above ground floor windows.
58. Commercial building (The Entertainer's Club & Iron Workers Shopmen Local Union No. 539), 112-14 24th Street North: c. 1910; Commercial style; 2 stories; brick; quoining in ground floor piers and corbelling at cornice line; stone caps and projecting piers at roofline; the articulation of the facade to include a stair hall to the second floor.

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60. Kreulhaus-Steele Building (Chicago Pawn Shop), 2306 2nd Avenue North: c. 1910; Commercial style; 2 stories; brick; stone inset ornament and stone caps at the crenelated roofline.
61. Killian Building (Seeds 4 Antiques), 2308 2nd Avenue North: c. 1897; Commercial style; 2 stories; brick.
62. Commercial building (Beard's Government Surplus), 2310 2nd Avenue North: c. 1910; Commercial style; 1 story; brick; two bay.
63. Commercial building (Shepherd's Furniture & FDSK German Club, 2312-14-18 2nd Avenue North: c. 1918; Commercial style; 1 story; brick; four-bay, recessed panels with limestone inlays; dentilled cornice treatment.
64. Commercial building, 2320-32 2nd Avenue North: c. 1904; Commercial style; 1 story; brick; 8-bay; pressed metal cornice.
65. Commercial building (Joyce Jewelry), 208-210 24th Street North; c. 1920; Commercial style; 2 story; brick.
66. Birmingham Fire Station No. 4, 2142 24th Street North: 1926; Renaissance Revival style; 2 story; brick & terra cotta; terra cotta trim around door, arcade, cooper cornice & terra cotta tile roof; unique for being a work of quality design for a utilitarian building.
67. Wright-Acton Building, SE corner 2nd Avenue and 24th Street North: c. 1913; Commercial style; 2 stories; brick; ornamental brickwork at cornice line, window treatment.
68. Ferguson Building (Grier Antiques), 2407 2nd Avenue North: c. 1911; Commercial style; 2 stories; brick; ornamental brickwork and limestone inlay.
69. Commercial building (Grier Antiques), 2409 2nd Avenue North: c. 1908; Commercial style; 2 stories; brick; brick corbelling above 2nd story windows and at cornice lines.

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70. Commercial building (Massey's Corral), 2413 2nd Avenue North: by 1910; Commercial style; 2 stories; brick; small-paned transom windows and tall 2nd story windows with segmental arch heads, brick corbelling on cornice line.
71. Commercial building (J. T. Massey Mercantile Co.), 2419 2nd Avenue North: c. 1907; Commercial style; 2 stories; brick; multi-paned windows above 1st floor, pressed metal cornice, stone lintels and sills at 2nd floor, brick corbelling at cornice line, stone cap at roofline.
72. Vandergrift Building (Massey's Corral), 2423 2nd Avenue North: c. 1908; Commercial style; 2 stories; brick; stone lintels, 2nd floor large multi-paned windows, brick corbelling at cornice line, Dutch Colonial gable motif at roofline.
73. Hickman Cotton Warehouse (J. T. Massey), 2425 2nd Avenue North: c. 1895; Commercial style; 2 stories; brick.
74. Commercial building (Oxford Galleries), 209-211 24th Street North: c. 1928; Commercial style; 2 stories; brick.
76. Commercial building (Oxford Galleries), 2412 2nd Avenue North: possibly 1912; Commercial style; 1 story; 2 bay; brick; stone caps at roofline.
77. Commercial building (Oxford Galleries), 2414 2nd Avenue North: possibly 1928; Commercial style; 3 stories; brick; limestone and Carrara glass refacing.
78. Commercial building (Oxford Galleries), 2416 2nd Avenue North: c. 1906; Commercial style; 1 story; brick.
81. 20th Street Realty Block (Shoney's Restaurant, Bon Ton Hatters Shoe Repair & Half Price Store), SE corner 3rd Avenue & 20th Street North: 1890s, refaced in 1927; Miller, Martin and Lewis; Art Deco style; 3 stories; limestone; pressed metal spandrels, bas relief sculpture at cornice line, and capping piers and mullions, well integrated fire escapes.

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- Demolished*
82. Commercial building (McKinstry's Flowers), 2007 3rd Avenue North: c. 1904; refaced c. 1927; possibly Miller, Martin & Lewis; Art Deco style; 3 stories; limestone; bas relief sculpture capping piers, well integrated fire escapes, strong relationship to 20th Street Realty Block.
83. Mustin Building, 2009 3rd Avenue North: c. 1889; Victorian commercial style; 3 stories; brick; recessed bays of arched windows, terra cotta ornament (egg & dart molding).
84. Commercial building (Cokesbury Bookstore), 2011 3rd Avenue North: c. 1889; Victorian commercial style; 3 stories; brick; terra cotta panels and molding.
- to be*
86. Drennen Building (Henderson's Fine Arts), 2015 3rd Avenue North: c. 1889; Victorian commercial style; 3 stories; brick; cornice lines which use molded terra cotta in circular, dog tooth and classical motifs.
87. Eubank Building (Spencer Furniture), 2017 3rd Avenue North: c. 1889; Victorian commercial style; 3 stories; brick.
88. Gilreath Building (Marks-Fitzgerald Moderna Annex), 2019 3rd Avenue North: 1891; Victorian commercial style; 3 stories; brick; dentilled cornice and parapet relieved with narrow patterned terra cotta insets.
89. O'Neill Building (Marks-Fitzgerald Moderna Annex), 2019 3rd Avenue North: 1891; Victorian commercial style; 3 stories; brick; dentilled cornice and parapet relieved with narrow patterned terra cotta insets.
90. Bankers Bond-Massey Building, SW corner 3rd Avenue & 21st Street North: 1925; William Leslie Welton; Spanish Revival Skyscraper style; 10 stories; brick and terra cotta; unusual brick colors and patterns, elaborate twisted columns, false balconies and three dimensional terra cotta ribbing; an elaborately ornamented Spanish Revival skyscraper that is an excellent expression of 1920s taste for elaborate and baroque expressions in emulation of the decade's prosperity.
91. Commercial building (Friar Tuck's Chicken), 313 20th Street North: c. 1885; Victorian commercial style; 2 stories; brick; pressed metal hoods over upper windows, cornice; One of the oldest buildings in downtown and the only remaining 1880s building on 20th Street, Birmingham's main axis.
- Demolished*
- to be*

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94. Watts Building (Molton-Allen & Williams), NE corner 3rd Avenue & 20th Street North: 1928; Warren, Knight & Davis; Art Deco style; 16 stories; brick, terra cotta, & granite; gabled roofline with three dimensional sculpture, streamlined window articulation and grand entrance and lobby; one of the most distinctive elements in the city skyline and the most imaginative interpretation of the Art Deco style in the city.
97. Birmingham Paint & Glass Company Building (Hood-McPherson & Standard Furniture), 2014 & part of 2020 3rd Avenue North: c. 1904; Commercial style; 4 stories; brick; arched windows with stone keystones and square windows with stone lintels, Ionic capitals, brick cornice treatment.
98. Oster Brothers Building (Standard Furniture), 2020 3rd Avenue North: c. 1900; Commercial style; 4 stories; brick; two-story window arcade with fanlights and fleur-de-lis motif, semi-circular opening with wrought iron grill, cylindrical rusticated buttresses support central parapet.
99. Massey Business College, 2024-26 3rd Avenue North: 1904; William C. Weston; Beaux Arts Commercial style; 3 stories; brick; fine brickwork, quoining and limestone carving surrounding entrance, classical capitals, pressed metal cornice supporting flagpole.
100. Title Guaranty & Trust Co. Building (Title Building), NW corner 3rd Avenue & 21st Street North: 1903; William C. Weston; Chicago School Skyscraper style; 9 stories; brick and terra cotta; fine brickwork, using quoining; imitation keystones and cornice lines above 1st, 2nd and 8th stories. The second skyscraper built in Birmingham, it is the finest expression of the Chicago School style in the city.
101. Alabama State Land Building (Electric Blue Printing Co.), 310 21st Street North: c. 1911; Chicago School influence style; 5 stories; brick; three pointed arches of graduated stone and brick that enframe fanlights, glazing at ground level.

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102. Farley Building, SW corner 3rd Avenue & 20th Street North: 1909; H.D. Breeding; Chicago School style skyscraper; 9 stories; brick; Its pilasters of red brick rise from a quoined base to monumental arches with keystones, broken at each floor by the horizontal emphasis of the gold brick spandrels and ranges of Chicago-style windows, while making a rhythmic repetition across the facade. The fine brickwork and high contrast polychromy add a visual dimension to the building design. A flat, deep cornice was removed in a 1960s remodeling.

CONDITIONAL CONTRIBUTING PROPERTIES

5. Commercial Building (Conwell Building), 2015 2nd Avenue North: c. 1887; Commercial storefront style; 2 stories; brick; substantially altered, if the ground floor facing and the incompatible windows at the second floor were altered to reflect the original character of the facade, this building would become contributing.
12. Commercial building (John's Restaurant), 112 21st Street North: possibly 1925; Art Deco style; 2 stories; limestone; substantially altered, refaced with aluminum and tile; if the aluminum panel that screens the second floor windows were removed this building would become contributing.
16. Stollenwerk & Lewis Building, 2018 2nd Avenue North: c. 1888; Commercial style; 2 stories; brick; substantially altered, if the facade of this building was altered to reflect the original character of the facade, this building would become contributing.

SUPPORTING PROPERTIES

3. Martha Washington Lunch (Conwell Building), 2015 2nd Avenue North: c. 1887; Storefront commercial style; 2 stories; brick; substantially altered; the 1979 brickwork of this facade reflects the character of the district.
15. Commercial building (Guaranty Savings & Loan Association), 2012 2nd Avenue North: c. 1890; Brutalism influence style; 2 stories; limestone and cast stone; substantially altered; this newly remodeled building (1971, 1973) is compatible with the character of the district in scale, materials and design.



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79. Birmingham Cotton Storage & Commission Building (Willie's Market), 2422 2nd Avenue North: possibly 1904; Commercial style; 1 story; substantially altered, refaced with permastone; this building contributes to the character of the district in scale, despite alterations.

NON-CONTRIBUTING PROPERTIES

2. Commercial building (Ebony Sewing Machine), 2009 2nd Avenue North: c. 1890; International style influence; 3 stories; brick; substantially altered, refaced with marble.
6. Commercial building (Terri's Tall Shop), 2019 2nd Avenue North: c. 1893; Commercial storefront style; 2 stories; substantially altered, refaced with red masonite.
18. Melba Theatre, 2022 2nd Avenue North: 1940; Art Moderne influences style; 2 stories; terra cotta, marble and cast stone.
23. Parking Lots (3-25' lots), 2100 block of 2nd Avenue North.
32. Vacant Lot, 2200 block of 2nd Avenue North.
41. Vacant Lot, 2200 block of 2nd Avenue North.
47. Athens Building, NW corner 2nd Avenue & 23rd Street North: late 1960s; International style influence; 4 stories; brick.
50. Vacant Lot, 2300 block of 2nd Avenue North.
51. Vacant Lot, 2300 block of 2nd Avenue North.
59. Vacant Lot, 2300 block of 2nd Avenue North.
75. Vacant Lot, 2300 block of 2nd Avenue North.
80. Commercial building (Home Federal Savings & Loan Association; 1927; 1966; International style influence; 3 stories; brick; substantially altered, refaced with marblcrete panels & brick.
85. Vacant Lot, 2000 block of 3rd Avenue North.

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92. Vacant Lot, 300 block of 20th Street North.
93. Commercial building (Bank of the Southeast), 305 20th Street North:  
1888; 1975; Commercial style; 3 stories; brick; substantially altered,  
refaced with brick.
95. Parking Lot, 2000 block of 3rd Avenue North.
96. Empire Theatre, 2012-14 3rd Avenue: c. 1888; 1949; 4 stories; brick;  
substantially altered, refaced with permastone.

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The district continues to exhibit architectural quality, in recent times. The Guaranty Savings and Loan Association Building (1971, 73; Inv. #15) is a Brutalist style building that complements the scale and design quality of the historic district. Several recent rehabilitation projects indicate that the historic architecture in the district is beginning to be appreciated and preserved.

**COMMERCE:**

The Downtown Birmingham Historic District is historically significant because its buildings record every major period of Birmingham's commercial development. Birmingham originated at the intersection of two railroads, founded on the hope that it would become the great industrial city of the New South. For its first 15 years (1871-86) it was a town constructed out of need, to house growing population and the services they required. The Dewberry Building (by 1880; Inv. #10) and the Wilson Building (1880; Inv. #9) are examples of early commercial buildings that served as drugstores, groceries and mercantile stores. In 1886, the city experienced its first industrial boom, brought on by the growth of the iron and coal industries. The city began to take on a more cosmopolitan character, as its wealth and commerce grew. This is expressed in the Peter Zinszer Building (1888; Inv. #24), an elaborate cast-iron front building that housed Peter Zinszer's Mammoth Furniture House, an "easy payment" furniture store that catered to the growing population of the city. The Waters Building (1888; NRHP 1979; Inv. #35), which housed a shop that sold imported china, exemplifies the modest storefront buildings with stylish architectural trim that dotted the city, with commercial space at the ground floor and residential rooms above.

In 1899 the city became a viable producer of steel, which fostered growth in the mining and metallurgical industries that bolstered the local economy. Districts developed in the city's core that served special functions. Finance and business enterprises centered about 20th and 21st Streets, with investors erecting skyscrapers at major intersections. The 10-story Frank Nelson Building (1903; Inv. #13) was financed by local steel magnate William H. Woodward and housed The First National Bank of Birmingham. The Title Guaranty & Trust Company erected a nine-story building (1903; Inv. #100) and the Jefferson County Savings Bank erected a 26-story tower (1913; Inv. #19) that was the tallest building in the city (some say the Southeast) for over fifty years. As the business district grew vertically, the small merchant commercial district spread horizontally along 2nd Avenue between 22nd and 25th Streets. Yeilding Brothers, the oldest retail concern founded in the city (1876) and still in existence, built a fine three-story Beaux Arts style commercial storefront (1911; Inv. #27) here. The 2400 block of 2nd Avenue (c.1913, Inv. #67; c.1911, Inv. #68; c.1908, Inv. #69; by 1910, Inv. #70; c.1907, Inv. #71; c.1908, Inv. #72) is representative of this development, these buildings housing various retail concerns including mercantile stores, dry goods stores, fish markets and groceries.

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The 1920s were a time of prosperity in the city, and redevelopment occurred within the high-density areas in the western end of the district. Art Deco and Renaissance Revival style buildings replaced Victorian structures that had become outdated. The Singer Sewing Machine Company erected a small but handsome Renaissance Revival style building (1928; Inv. #14) to house their Birmingham outlet, while more substantial buildings, such as the Watts Building, a 16-story Art Deco tower and the Florentine Building, a Renaissance Revival confection, were erected by prominent Birmingham entrepreneurs. Birmingham commercial and industrial development came to a halt with the advent of the Great Depression, and there was little new construction in the city from 1930 until after World War II. The Bromberg's Building (1946; Inv. #1) was the first building constructed in the district after this period, built to house Bromberg's the state's oldest retail establishment and a Birmingham-based concern since 1900.

Although the district has seen little new development in recent times, this has worked to preserve much of its architectural character, and it still functions as a banking and business center along 20th and 21st Streets, and the eastern end of the district retains its small-merchant ambiance with its collection of farm stores, hardware stores and furniture stores. Very recently, several businesses and offices have relocated or expanded in rehabilitated older buildings signaling a resurgence in the district's commercial life.

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## HISTORICAL DEVELOPMENT

The Downtown Birmingham Historic District is significant in the areas of architecture and commerce because it reflects, through its architecture, the development of the commercial core of Birmingham through every major period of growth. These buildings represent architecture from the simple brick buildings of the city's first decade (1871-81), to the collection of steel-frame skyscrapers erected during the 1900s and 1910s, following the growth of local mining and metallurgical industries at the turn of the century, to the elegant expression of wealth and prosperity, in the Art Deco and Renaissance Revival styles of the 1920s.

Birmingham was founded in 1871 and for 15 years was a small town developing around railroads that intersected just south of the district. The architecture that remains from this period reflects an architecture of need, buildings quickly erected to serve a new city with a growing population, rather than an architecture of plenty that was to arrive in later decades. This architecture is exemplified by the Dewberry Building (by 1880; Inv. #10) and the Wilson Building (1880; Inv. #9), two-story, rough-brick buildings that derive their style from simplified Italianate motifs, created by the laying of the brickwork to imitate arcades and cornices of classical inspiration.

About 1886 the city began to realize its prominence as a production center for pig iron, fostered by the opening of mines and furnaces during the first half of the decade. By the time this first industrial boom occurred, Birmingham had become the largest city in Alabama, in wealth and commerce, as well as in population. This new found cosmopolitan air was displayed in the architecture during the period. The Peter Zinszer Building (1888; Inv. #24) a three story cast-iron facade building elaborately decked with ranges of classical colonnettes and cornice lines, housed Peter Zinszer's Mammoth Furniture House, an "easy payment" furniture store that sold furniture, carpet, stoves and a general line of household furnishings to a public eager

to amass the qualities of the "civilized life". (For many years after Peter Zinszer died in 1894, the store was run by his widow, Rosa Zinszer, who was the most prominent female entrepreneur in early Birmingham.) The Daniel Building (1888; Inv. #25) believed to be the oldest remaining iron-frame building in the city, was built to house the V.V.V. Blood Medicine Manufacturing Company and had residential rooms on the upper floors, a characteristic of many of the buildings in the district from the 1880s until the 1910s. It is a four-story brick and stone-faced building, overlaid with pressed metal spandrels and cornices, and it originally carried an elaborate pediment at the roofline. This building's skin of pressed metal and striped masonry carefully masks the straightforward structural form of the cast-iron frame construction that is a landmark point in the movement toward the turn-of-the-century erection of the city's steel-frame skyscrapers. Less imposing buildings of the period also expressed the new wealth of the city. The Waters Building (1888; NRHP 1979; Inv. #35), with its Italianate pressed metal window hoods, elaborate pressed metal cornice and general ordering of the facade, is a modest but rather stylish building that originally housed a shop that sold imported china. The Fair Variety Store Building (1890; Inv. #17) is a small storefront that is notable for its design composition, skillful brickwork, molded terra cotta ornament, which provides a distinctive pattern and texture and a completely intact pressed metal and cast-iron storefront. The Fair Variety Store was established by a local merchant, John W. O'Neill, and remained in this location until 1930, selling notions, crockery and glassware. Between 1889 and 1896, a group of buildings were erected along the south side of the 2000 block of 3rd Avenue North [the Gilreath Construction Company erected several buildings (c.1889, Inv. #84; c.1889, Inv. #86; c.1891, Inv. #88; c.1896, Inv. #89) and other contractors built two others (1889, Inv. #83, c.1889, Inv. #87)], that express Victorian taste for ornament

in their brick and terra cotta facades, with inset panels and molded cornices. These buildings housed furniture stores, groceries, hardware stores and offices, and were the last buildings erected in the district before the turn of the century. In 1893 a depression in the national and local economies brought construction to a halt. Birmingham, the Victorian boomtown, would have to wait until the next decade, the first of a new century, to grow up.

By 1900 steel was being produced in commercial quantities in local furnaces. This new industrial might needed raw materials to keep going, so the first decade of the century was a time of rapid growth and investment especially connected with coal and iron ore mining. The growth of mining and metallurgical industries brought with it a general land speculation. All of this fostered Birmingham's economy, which pushed the city to the forefront of the industrial "New South". As rapidly as the economy picked up, so did the building industry. New suburbs ringed the Victorian town, and most importantly, new buildings, of great size and of the new technology, replaced outmoded Victorian buildings.

The first steel-frame skyscraper erected in the city was completed in 1903. The second, the Title Guaranty & Trust Company Building, and the third, the Frank Nelson Building, followed within the year. The Title Guaranty & Trust Company Building (1903; Inv. #100) is perhaps the finest expression of the Chicago style in the city. It was designed by Birmingham's most prominent early 20th-century architect, William C. Weston. A honey-colored brick-faced building, it follows the division of base, shaft and capital that was devised by Louis Sullivan expressed here with the use of terra cotta at the ground floor, articulating an impressive entry, quoined brickwork at the second and ninth floors that provide a transition to the central floors that are articulated by flat walls with a grid of paired windows. The removal



of a projecting cornice in 1956 was an unfortunate alteration that only somewhat diminishes the design quality of the building. The Frank Nelson Building (1903; Inv. #13), also designed by Weston for The First National Bank of Birmingham and financed by local steel magnate William H. Woodward, is a ten story buff-colored, brick-faced building that expresses the Chicago style through a balance of vertical and horizontal elements, specifically the vertical ranges of paired windows and the series of string courses and cornice lines at every floor. The most dramatic of the early skyscrapers, and for more than 50 years the tallest building in the city (some say the Southeast), is the 26-story Jefferson County Savings Bank Building (1913; Inv. #19), a Beaux Arts-expression of the Chicago style in marble, granite and terra cotta. Bank president Eugene F. Enslin, son of a German immigrant who founded the bank in 1884, was responsible for erecting the building. This building was the last major work by architect William C. Weston in Birmingham, who was assisted in the building's construction by two architects of later prominence in the city, Eugene Knight and John Davis. While the financial base of the city was expanding, as evidenced in the erection the large banking houses and skyscrapers, the local retail economy was growing. The Yeilding's Store, the oldest retail establishment founded in the city (1876) that is still in existence, built a new building in 1911 (Inv. #27). This three-story brick building, by local architects Miller & Martin with J.A. Lewis, is an excellent example of the functional commercial style of the early 20th century, here influenced by Beaux Arts design expressed in a classical cornice, Roman grill attic story and a large blank parapet at roofline. Originally the store served as a feed and grain store for farmers, with residential rooms above. Farther east along 2nd Avenue in the 2200 block a group of two and three-story commercial storefront buildings (1907, Inv. #42; c.1904, Inv. #43; 1905, Inv. #44; 1915, Inv. #45; c.1906, Inv. #46)

represents the development of small business and merchant concerns that occurred in the district during the early part of the century. Originally this stretch of 2nd Avenue North was primarily residential with frame dwellings interspersed with small groceries and other neighborhood service concerns. As the central business district expanded along the 2000 and 2100 blocks of 2nd Avenue, the smaller merchants, grocers, tailors, jewelers and clothing and hardware stores--as well as farm goods stores and carriage shops--moved here. A good example of the type of building erected by these small merchants is 2210, a two-story red brick storefront that shows Beaux Arts influence in its use of classical motifs in the pressed metal cornices that top the storefront and the roofline, the fine brickwork that frames a large segmental arch window opening, and the use of a cartouche and terra cotta ornament along the parapet to give the building a decorative finish.

The buildings of this period transformed the eastern end of 2nd Avenue from a residential neighborhood to a small-merchant business district. The buildings at the eastern end of the district had storefronts at the street level, with residential rooms and lofts in their upper stories. The 2400 block of 2nd Avenue (c.1913, Inv. #67; c.1911, Inv. #68; c.1908, Inv. #69; by 1910, Inv. #70; c.1907, Inv. #71; c.1908, Inv. #72) is an intact example of this development.

The 1910s saw a development of more stylized buildings that relied on the use of geometric patterns and fine brickwork, with inlays of stone and terra cotta, and the replacement of a cornice with an activated roofline. A four-story commercial building (1913; Inv. #28) is a fine example of this style, built by the local architectural firm of Harry Wheelock. Its gold brick facade is relieved by recessed spandrels and brick banding, with inlays of terra cotta and stone, a commercial adaptation of the Craftsman style.

During the time of the first World War, building slowed in the district, but it rapidly picked up during the 20s. The most prominent styles appearing were the Art Deco and Renaissance Revival. Three fine Art Deco skyscrapers were erected in the city between 1926 and 1928 by the architectural firm of Warren, Knight & Davis. The most notable, and in fact the ultimate expression of the Art Deco style in the city was the Watts Building (1928; NRHP 1979; Inv. #94), a monumental tower sheathed in terra cotta panels with geometrical patterns, and window bays that emphasize the verticality of the building. Its stepped roofline gives it a profile unchallenged in the Birmingham skyline. The other major stylistic influence, Renaissance Revival, is expressed by the Florentine Building (1927; Inv. #21), a polychromed terra cotta and striated travertine marble interpretation of Venetian Renaissance motifs by local architect David Oliver Whilddin and built by local attorney William Upson Simms to house an exclusive club. These buildings, as well as the several others in the district that are equally fine designs, on more modest scales, represent the aspirations and hopes of Birmingham, which was fast becoming the biggest industrial city in the South, surpassing in population the older established cities in the region.

With the depression, Birmingham's economy came to a halt. Furnaces and mines were shut, and the city's development pace, accelerated during the 20s, stopped cold. Between 1930 and 1946, only a handful of buildings were constructed throughout the city, the most common occurrence was the vacating of old buildings, not the construction of new ones. Within the district, not one building was constructed. The first building constructed in the district after the depression and war era was the Bromberg's Building (1946; Inv. #1). It is the finest example of the International style in the city, its smooth limestone walls and monumental, asymetrically placed windows cleanly expressing

an elegant and balanced composition. Bromberg's, a jewelry and fine furniture store, is the oldest retail concern in the state, founded in Mobile in 1836, and moving to Birmingham in 1900. Although the building is only 34 years old, its design, quality, scale, materials and historical associations make it an integral part of the historic district.

Contemporary building in the district includes both new construction and renovation of older buildings. Most notable of the new construction is the Guaranty Savings and Loan Association Building (1971,73; Inv. #15) an example of the Brutalist style, using rough-cast concrete and bronze-tinted glass to create a design compatible with the historic buildings that surround it, showing how contemporary architecture can contribute to the character of the historic district without patronizing its traditional architecture. Several buildings have undergone restoration in the past 5 years, with varying degrees of quality, although none of the efforts have detracted from the historic character of the district. With the city of Birmingham's support for revitalization here, it is certain that the district will become a center of restoration activity promising to bring new vitality and quality architecture to the district.

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1/AMC Realty Co., Inc.  
c/o Bromberg & Co.  
20th St. & 2nd Ave. N.  
Birmingham, AL 35203

10/11 Martha C. Brasfield  
3416 East Briarcliff  
Birmingham, AL 35223

21 William W. Conwell  
2015 2nd Ave. N.  
Bham, AL 35203

2 Guy H. Herdman  
2131 No. 3rd Avenue  
Bham, Al 35203

21 Douglas Corretti  
Corretti, Newsome & Rogers  
529 Frank Nelson Bldg.  
Bham, AL 35203

22 Arthur A. Adams III  
2120 No. 1st Avenue  
Bham, Ala 35203

/Mr. & Mrs. W.W. Conwell  
3240 Wisteria Drive (3,4+5)  
Bham, Al 35216

23 Yancey J.L. Real Estate ETC  
9515 Parkway East (23 & 70)  
Bham, Ala 35215

10/11 Francis B. Clements, Jr.  
400 Ferncliff Drive  
Bham, AL 35213

13 Bham Realty Co.  
2118 No. 1st Avenue  
Bham, Ala 35203

23 Bham Trust & Sav Co TR  
#1058  
Bham, Ala 35202

10/11 Julia J. King  
531 Franklin Street  
Huntsville, AL 35801

/Guaranty Savings & Loan  
2012 No. 2nd Avenue (14+15)  
Bham, Ala 35203

23 Bernard S. Steiner  
1920 No. 3rd Avenue  
Bham, Ala 35202

6 Mr. & Mrs. Michael Cohen  
1819 No. 4th Avenue  
Bham, Ala 35203

24/27 Yeilding Bros. Holding C  
c/o Frank B. Yeilding  
Jefferson Federal Building  
Bham, AL 35203

7 S. Rich  
c/o #50 Follen St.  
Apt. 414  
Cambridge, MA 02138

16 First Natl Bk of Bham TR  
P. O. Box 2534  
Bham, Ala 35202

24 Allen W. Haskell TR  
2880 Hastings Road  
Bham, AL 35223

7 Nathalie B. Steuer  
2900 Glengary Road  
Shaker Heights, OH 44120

17 Winifred Gibb  
1231 So. 23rd Street  
Bham, Ala 35205

24 Lucinda J. Beard  
c/o 3609 Westbury Road  
Bham, Ala 35223

7 Arnold R. Rich  
c/o #50 Follen St.  
Apt. 414  
Cambridge, MA 02138

18 Investment Realty Co. Inc  
P. O. Box 9267  
Bham, Ala 35213

25 Edward W. Spencer  
529 North Drive  
Bham, Ala 35206

8 Hontzas Properties  
112 21st Street North  
Bham, AL 35203

19 City Fed. Sav & Loan Assn  
2030 North 2nd Avenue  
Bham, Ala 35203

26 Jonas Schwab  
1006 Massey Bldg  
Bham, Ala 35203

Phil & Geo. Hontzas  
897 Delcris Drive (9/12)  
Bham, Ala 35226

20 R.W. & Nell Smith  
115 No. 21st Street  
Bham, Ala 35203

PROPERTY OWNERS  
DOWNTOWN BIRMINGHAM  
HISTORIC DISTRICT

Numbers are keyed to attached address sheet

38 John C & Billie G Rockett  
2944 Berwick Road  
Bham, Ala 35213

49 Frank J & Helon Baldone  
c/o 2301 No. 2nd Avenue  
Bham, Ala 35203

*Alma Novelty Home*  
28 ANRECO Corporation  
2201 2nd Ave. N.  
Bham, AL 35203

39 Randall Stuart Benson  
P. O. Box 7607-A  
Bham, Ala 35223

50 Thomas E. Huey, Jr.  
2935 Carlisle Road  
Bham, Ala 35213

29 Geo. S. & Thomas Blair  
115 South Street  
Talladega, Ala 35160

40 Granad Co.  
2658 Swiss Lane  
Bham, Ala 35226

51 Harolds Furniture  
2227 No. 2nd Avenue  
Bham, Ala 35203

30/70 Clifford Lamar  
1304 27th Pl. So.  
Birmingham, Al. 35205

/BTNB - Trust Paul Warrell  
P. O. Box 2554 (41 & 42)  
Bham, Ala 35290

52 Chester A. Bingham  
6 Club View Dr.  
c/o John Bingham  
Bham, Ala 35223

31 T.C. Najjar, SR,  
1001 So. 42nd Street  
Bham, Ala 35222

/Helen L. Berman (53/54)  
144 Glenhill Drive  
Bham, Ala 35213

32 CINCO, Inc.  
P. O. Box 775  
Douglasville, GA 30134

/Louis E & Joseph Gingold  
2212 No. 2nd Avenue (43 & 44)  
Bham, Ala 35203

59 Stanley M. Erdreich, Extr.  
P.O. Box 11007  
Bham, AL 35288

33 May Edwards O'Rourke  
c/o W.B. Leedy & Co.  
P.O. Box 1716  
Birmingham, AL 35201

55 Berman Mercantile Co Inc  
2315 No. 2nd Avenue  
Bham, Ala 35203

34 Mose & Tillie Lischkoff  
2152 So. 15th Avenue (34 & 35)  
Bham, Ala 35205

45 Dean Edwards  
c/o W.B. Leedy & Co.  
P.O. Box 1716  
Bham, AL 35201

56 Bettye Long Cain  
2000 Hartwood Lane  
Apt. 68  
Bham, Ala 35216

35 HAROLD F. LEEDY

/Waters Theatre Co. (46/47/48)  
#4 Office Park Cir-Suite 101  
Bham, Ala 35223

57 Stacey Corp.  
110 Office Park Drive  
Suite 101  
Bham, Ala 35223

36 F.K. & Grace B. Bradley  
1913 4th Avenue  
Bessemer, Ala 35020

58 Structural Iron Wkrs  
Local #92  
3212 So 6th Avenue  
Bham, Ala 35222

37 Mr. Jim H. Waters  
209 22nd St. N.  
Bham, AL 35203

59 Guardian Realty Co Inc  
1920 No 3rd Avenue  
Bham, Ala 35203

(60) Isadore Irving Epsman  
2306 No 2nd Avenue  
Bham, Ala 35203

/Home Fed Sav & Loan Assn  
212 North 20th Street (80/83/  
Bham, Ala 35203 84)

(61) N S Haddad  
636 Green Springs Avenue  
Bham, Ala 35205

(71) Hugh H. Massey, SR.  
809 Zellmark Drive  
Bham, Ala 35235

(81) Twentieth St. Realty Co.  
608 North 21st Street  
Bham, Ala 35203

(62) Jeanne Waters Jolly  
#4 Office Park Cir-Suite 101  
Bham, Ala 35223

ELLEN J DICKERSON (ETAL)  
3900 HILLOCK DR  
35213

(72) Ellen J Dickerson  
210 Woodland Terrace  
Alexandria, VA 22302

(81) B. T. Terry  
2131 No. 3rd Avenue  
Bham, Ala 35202

(63) Glenn A & Rebal Shepherd  
2314 No. 2nd Avenue  
Bham, Ala 35203

(72) Wilcie D. Kozmian  
c/o W.B. Leedy Co.  
P.O. Box 1716  
Bham, AL 35201

(81) Alice G. Sims  
2521 Mountain Brook Cir.  
Bham, Ala 35223

(63) FDUK  
c/o Mary C. Sefton  
2710 S. 20th St.  
Bham, AL 35209

(73) Hugh Massey, Jr  
2419 No. 2nd Avenue  
Bham, Ala 35203

(82) First Natl Bk of Bham TR  
P. O. Box 11007  
Bham, Ala 35288

/Minge C Peach TRS  
329 No. Fork Road (64/65)  
Stuart, FL 33494

73 - RYAN, H.H.  
2100 So 2 Ave 35206

/Bonnie G. Chew (74/75/76)  
2412 No. 2nd Avenue  
Bham, Ala 35203

(82) Sam B. Tillman  
1407 Homestead Avenue  
Metairie, LA 70005

(66) City of Bham  
City Hall CTHSE Rm 202-A  
Bham, Ala 35203

23  
SAM B Tillman  
P.O. Box 1057

/Eleanor Estelle Kidd  
3070 Salisbury Road (67/68/69)  
Bham, Ala 35213

(77) C & J Co. Inc.  
2412 No. 2nd Avenue  
Bham, Ala 35203

(85) Bham Downtown Corp  
209 1/2 No. 21st Street  
Bham, Ala 35203

(78) Grand Properties Inc.  
2422 2nd Avenue No.  
Bham, Ala 35203

(86) Hendersons Fine Arts Inc  
2015 No. 3rd Avenue  
Bham, Ala 35203

29  
P.O. Box  
35201

(87) Katherine M. Traywick  
3408 Silver Lane  
Montgomery, Ala 36106

88 Marks Fitzgerald Furn Co  
2023 No. 3rd Avenue  
Bham, Ala 35203

89 Wylie Farm & Mercantile Co  
Inc.  
Riverside, Ala 35135

89 Ruth Watson  
Rte 1, Box 18-A  
Odenville, Ala 35120

/Property Upkeep Inc.  
1919 Morris Avenue (100/101)  
Bham, Ala 35203

90 Massey Associates, Ltd.  
c/o Warner Floyd - Suite 1135  
Bank for Savings  
1919 Morris Ave.  
Bham, AL 35203

91 H H Constantine  
c/o 206 Jefferson Fed Bldg  
Bham, Ala 35203

92 Bank of Southeast  
215 No. 21st St.  
Bham, Ala 35203

93 Margaret C. Tutwiler TRS  
608 N. 21st St-Ridgely Apts  
Bham, Ala 35203

94 Molt n-Allen & Wms ETC  
P. O. Box 548  
Bham, Ala 35201

95 Bank of Southeast  
3657 Dunbarton Drive  
Bham, Ala 35223

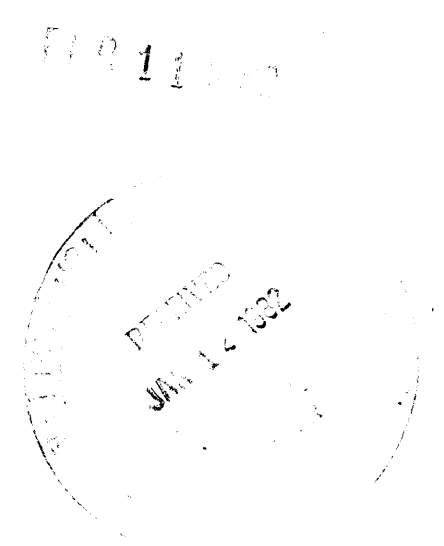
96 Sara Wise Cleage  
4 Cross Creek Park  
Bham, Ala 35213

97 Gaymar Realty & Inv Co  
2013 4th Avenue North  
Bham, Ala 35203

98 Alva S. Shevin TR  
P. O. Box 7468  
Bham, Ala 35223

102

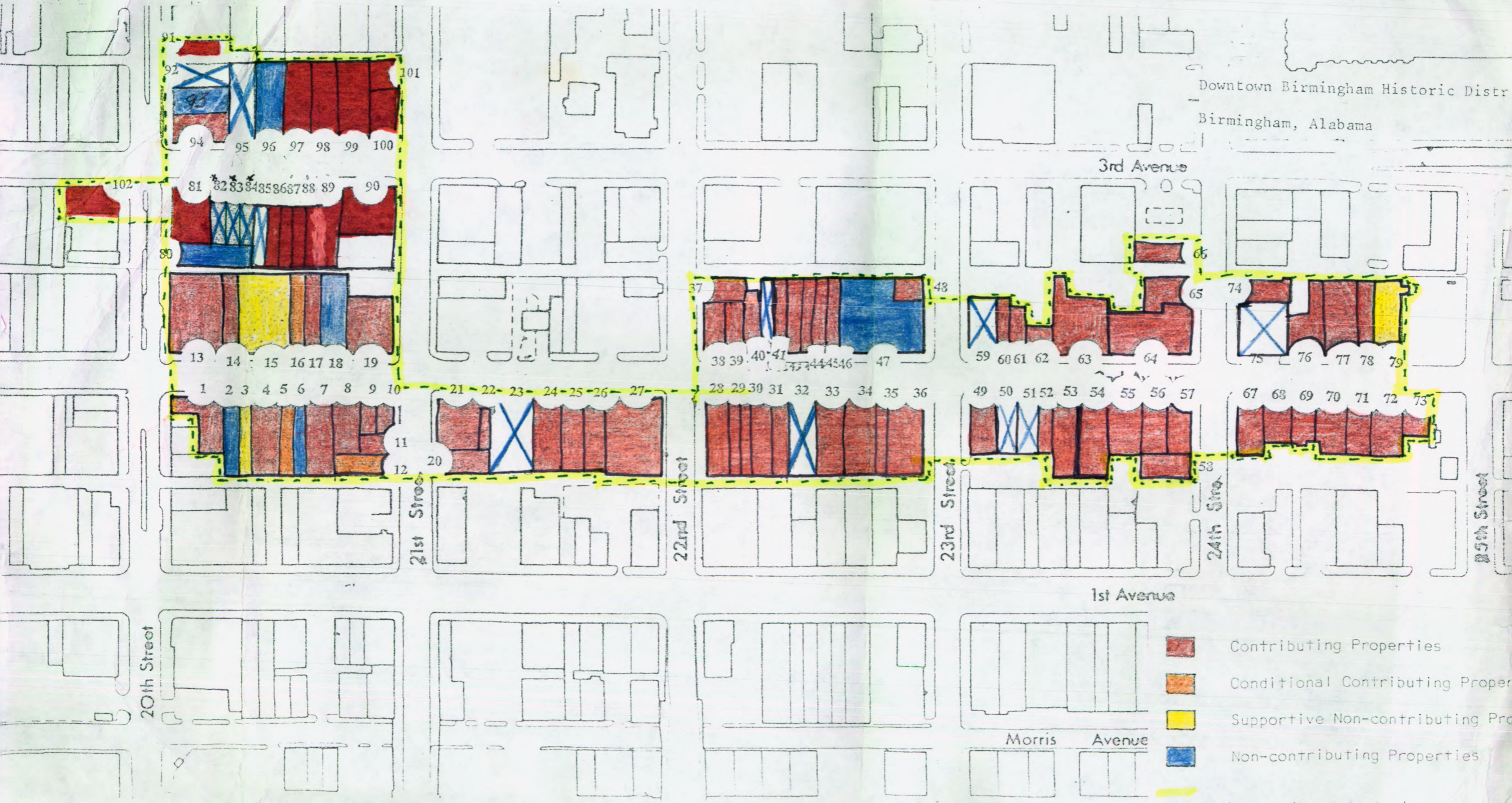
Third Ave 3 - 100/101  
P.O. 2527 35205





\* to be demolished

Downtown Birmingham Historic District  
Birmingham, Alabama



- Contributing Properties
- Conditional Contributing Properties
- Supportive Non-contributing Properties
- Non-contributing Properties