

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received MAR 7 1984
date entered

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

1. Name

historic Stone Fort Block
and/or common Market Street Warehouse Historic District (Preferred)

2. Location

street & number 1118-1148 Market Street N/A not for publication
city, town Chattanooga N/A vicinity of
state Tennessee code 047 county Hamilton code 065

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

4. Owner of Property

name See Continuation Sheet
street & number N/A
city, town N/A N/A vicinity of state N/A

5. Location of Legal Description

courthouse, registry of deeds, etc. Hamilton County Courthouse
street & number Georgia Avenue
city, town Chattanooga state Tennessee

6. Representation in Existing Surveys

Chattanooga-Hamilton County See Continuation Sheet
title Landmarks Survey has this property been determined eligible? yes no
date 1976-77 federal state county local
depository for survey records Planning Commission, 200 City Hall Annex
city, town Chattanooga state Tennessee 37402

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input checked="" 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 Market Street Warehouse Historic District is composed of eight contributing row warehouse structures (1904-1929) and one non-contributing office building (1953,1949). The district is located in downtown Chattanooga on the south end of the central business district on flat terrain on the site of the Old Stone Fort, a natural land formation used as a redoubt during the Civil War. This portion of Chattanooga contains many structures directly and indirectly related to Chattanooga's railroad industry such as depots, hotels, and industrial concerns; the warehouses themselves sit adjacent to a spur railroad track. These warehouses present a strong architectural unit due to similarities in construction modes and architectural detailing. As the only example of row warehouses in Chattanooga, this district is thus Chattanooga's only example of a nationally common architectural building type. The architectural detail and design of the warehouses is distinctive and attractive while representative of architectural trends popular during the early twentieth century. The buildings are presently used for warehouse and office space; plans are under way to renovate the buildings for shops, office space, and residential units. The buildings retain their architectural integrity to a high degree.

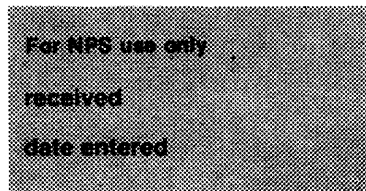
The eight warehouses reflect a strong visual unity as well as having strong historical associations thus creating a highly cohesive unit. This strong sense of unity and monumentality is largely due to uniform materials, consistent setbacks, common scale and massing, and similar architectural details as well as the unaltered state of most of the facades and rear elevations of the buildings. With the exception of one three-story building, the warehouses are five stories in height and have similar flat rooflines. The facades and rear elevations of the warehouses present a homogenous appearance largely due to the repetitive bay treatment and fenestration arrangement. Most of the warehouses have a three or four-bay facade treatment with restrained decorative elements used for the lintels and cornices. This minimalization of individual building details adds to the feeling of unity and cohesiveness.

The eight contributing warehouses are discussed below (running north to south along Market Street):

- 1) James Supply Company (1118 Market Street): 1906, five stories, red brick, flat roof, four-bay facade, heavy bracketed cornice, brick structural piers have stone capitals and bases, stone sills, stone decorative treatment at each bay division on the fifth floor, recessed facade loading dock; rear elevation contains three bays of paired windows, first floor contains four loading bays.
- 2) Tom Fritts Hardware Company/Archer Paper Company (1114-1120 Market Street): 1906, five stories, red brick, flat roof with terra cotta coping, four-bay facade, brick piers have stone capitals and bases, segmental arched brick lintels on the fourth and fifth floors, recessed facade loading dock; rear elevation contains two bays with two windows on the lower levels and three windows on the fifth floor; second, fourth, and fifth floors have segmentally arched brick lintels, first floor contains four loading bays.
- 3) Stagmaier and Fletcher Company (1124-1130 Market Street): 1905, five stories, red brick, flat roof, four-bay facade, stone piers, facade angles at center line to conform with street change, facade has pedimented parapet roofline with stone capping accentuating the angled feature, recessed facade loading dock; rear elevation contains two bays of paired windows, upper two floors have segmentally arched brick lintels, first floor has four loading bays.

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 Historic District

4) Trotter Brothers Wholesale Grocers (1132-1136 Market Street): 1904, five stories, red brick, flat roof with terra cotta tile coping, three bay facade, segmental arched brick lintels with stone keystones on fifth floor, first floor facade severely altered; rear elevation contains three bays of paired windows with segmental arched brick lintels, first floor contains three loading bays with segmental arched brick openings; exposed southern elevation contains seven rows of openings on each floor with segmental arched brick lintels.

5) Knox-Thomas-Spears Company (1140-1142 Market Street): 1909, five stories, red brick, flat roof with stone coping, three-bay facade, segmentally arched brick lintels on fifth floor, stone window sills and decorative blocks at fifth floor level, recessed entrance; rear elevation contains three bays of paired windows with arched brick lintels, first floor has one loading area with segmentally arched brick lintels, one arched lintel on this elevation inappropriately patched.

6) Betterton-England Shoe Company (1144 Market Street): 1910, five stories, yellow brick, flat roof with stone coping, one large bay width composed of four windows, segmentally arched brick lintel on fifth floor with decorative stone treatment, entrance has been altered; rear elevation contains two bays of paired windows with segmentally arched brick lintels, first floor contains one loading bay.

7) Mills and Lupton Hardware Company (1146 Market Street): 1911, five stories, red brick, flat roof, three-bay facade, segmentally arched brick lintels on fifth floor level, stepped brick effect on cornice with stone band, brick piers with stone foundations; rear elevation contains four bays of single windows with segmentally arched brick lintels, first floor has one loading bay.

8) General Electric Supply Corporation (1148 Market Street): 1929, three stories, flat roof with terra cotta coping, red brick, segmentally arched brick lintels with stone keystones above first floor windows, patterned brick treatment above second floor windows, flat arch lintels above third floor windows, circular window and decorative brick treatment in facade gable; rear elevation contains four bays of single windows with arched brick lintels, first floor contains one loading bay.

Non-Contributing Buildings:

9) Edney Building (1100 Market Street): c. 1953, nine stories, yellow brick, two stories added to original seven stories in 1959.

In style the buildings are typical of many early twentieth century commercial structures. The facades are broken into three visual areas: the ground floor with the entrance area, the intermediate level with a vertical emphasis, and the cornice treatment which usually contains more decorative elements than the other portions. Each building reflects this design approach to some extent. One building that uses it especially effectively is the Betterton-England Building. This building reflects a strong vertical emphasis in its fenestration arrangement of four rows of windows encased in one bay with modillions underneath the arch leading the eye to the cornice treatment. Singularly and collectively, these buildings typify early twentieth century trends in the architectural design of commercial structures.

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 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-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input checked="" type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates 1904-29; 1953, 1959 **Builder/Architect** W. T. Downing (1132-36 Market) Other architects unknown

Statement of Significance (in one paragraph)

The Market Street Warehouse Historic District derives its significance from its architectural uniqueness as the only example of multi-storied row warehouses in Chattanooga and from its value as a representative example of early twentieth century commercial architecture. The buildings are significant secondarily due to their association with the railroad industry which greatly influenced Chattanooga's development as an industrial and commercial center. As such, it is being nominated under Criteria A and C.

During the nineteenth century, Chattanooga grew slowly. As a town, it had not been formed until after the Indian Removal in 1838, and the Civil War further damaged the town and its resources. This slow recovery continued until a major real estate "boom" occurred in 1887 when great land speculation and investments occurred. During that year, numerous investors and entrepreneurs who would shape the town's future moved to Chattanooga. Major Chattanooga developments such as Highland Park, St. Elmo, Fort Wood, Alton Park, and Hill City had their origins in this building period.

One such development concerned a site known as the Old Stone Fort. On this site in the nineteenth century was a stone mass known as the Stone Fort. During the Civil War, the Federal Army used the site as one element of a double line of fortifications to defend Chattanooga and officially named the site Redoubt Jones. After the war, development of this site was led by newcomer John Wesley Adams who worked with a group of Ohio investors to purchase a large tract of land that included the Old Stone Fort. This group named their development the Stone Fort Land Company. The company's plan was to level the huge mound of stone, sell the rock, and develop the leveled area for commercial purposes. These plans were given impetus by the construction of the Customs House (NR 4/13/73) by the Federal government in 1891 on a portion of this site. Initially, it seems few other projects followed.

In February of 1903 Z. C. Patten and John Patten bought the Stone Fort Land Company. Shortly Z. C. Patten's son-in-law, John Lupton, traded other interests to John Patten for his share of the Stone Fort Land Company. Soon plans to level and develop the old fort site were initiated. Also in 1903, the Stone Fort Land Company petitioned the city council for right-of-way for a railroad track to enter the property. Approval was soon given. Afterwards, the company hired E. A. Wilson to clear the Old Stone Fort site.

In 1904 the Stone Fort Land Company constructed the first building in the Stone Fort block and leased it to the Trotter brothers. A newspaper article described it as "one of the most complete business houses ever erected in Chattanooga, with every modern facility" including "electric elevators, automatic fire extinguishers and every modern appliance that will facilitate the transaction of a great business." Mr. W. H. Trotter explained their choice of this site by saying that with the Market Street and railroad frontage, this location was "the legitimate location of the future jobbing business."

9. Major Bibliographical References

See Continuation Sheet

10. Geographical Data

Acreage of nominated property approximately 1.9 acres

Quadrangle name Chattanooga, Tennessee

Quadrangle scale 1:24000

UTM References

A

1	6	6	5	4	2	4	0	3	8	7	8	9	2	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 N/A county N/A code N/A

state N/A code N/A county N/A code N/A

11. Form Prepared By

name/title Martha Carver for
J. Timothy Anderson and Associates
organization Cambridge, Massachusetts

date November 1983

street & number Route 2

telephone (615) 741-5363

city or town Smyrna

state Tennessee 37167

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.

Deputy
State Historic Preservation Officer signature Herbert L. Hays

title Executive Director, Tennessee Historical Commission

date 3/1/84

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

Melrose Byers
for Keeper of the National Register

date 4/5/84

Attest:

date

Chief of Registration

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Historic District

A few months later, Stagmaier and Fletcher Wholesale Grocers moved into a building next door. The following year another warehouse opened containing Stagmaier and Fletcher's Archer Paper Company and the Tom Fritts Hardware Company. The same year the James Supply Company was completed. Construction on this block was completed in 1907 with the construction of the four-story brick Eastern Hotel (demolished 1951).

For the next few years, development of the Stone Fort Land Company centered around the northern portion of the tract. In this area, J. B. Pound, local newspaper and hotel entrepreneur, worked with the Stone Fort Land Company between 1906 and 1908 constructing the Eastern Hotel, the Patten Hotel, and the Pound Building (an office building that was the tallest structure in Chattanooga when finished).

In 1909 work began on the second block of warehouses with the construction of the Knox-Thomas-Spears Building. In 1910 the Betterton-England Shoe Company moved into a new building next door. The following year the Mills and Lupton Building and the Trigg, Dobbs, and Company Building (demolished 1980) were constructed. Between these latter two warehouses, a building site was left vacant. Between 1914 and 1928 a frame building was erected which was replaced in 1929 by the General Electric Supply Corporation Building. Over the years, a variety of wholesale enterprises have operated from these warehouses and occupancies have changed frequently. Presently, the warehouses are either vacant or used for wholesale operations.

The warehouses are located in a portion of Chattanooga heavily influenced by the railroad industry. Chattanooga was a pivotal railroad center; a fact that affected its architectural history. Noted Chattanooga historians Drs. Livingood and Govan have described Chattanooga's selection as a terminal of the Western and Atlantic Railroad in the 1840s as "the most important decision in the town's history." This decision resulted in Chattanooga becoming a center that drew other railroad oriented projects. Numerous rail lines entered the town both before and after the Civil War and thus greatly influenced Chattanooga's development patterns. Due to the significance of Chattanooga as a rail center, almost all construction in this portion of the town was either directly or indirectly related to the railroad industry. The railroads themselves constructed primary support buildings such as depots, sheds, roundhouses, engine shops, and offices. In addition, a variety of secondary support buildings thrived such as hotels, industrial mills, factories, storage buildings, and warehouses. These warehouses are located in this area on a spur railroad track without easy access to river transport, an indication of the significance the railroad industry had on the commercial development of Chattanooga. The warehouses derive historical significance from their associations with the railroad industry and the major role it played in Chattanooga's history.

The primary area of significance is however in architecture. While the architectural design is largely determined by functional considerations, there are decorative elements in the form of patterned brickwork, cornice treatments, and stonework which combine to render the buildings handsome as well as functional. One unusual feature is found in the Stagmaier and Fletcher Building, the facade of which forms an angle or inverted "V" to conform to the street pattern--a feature which accentuates the visual cohesiveness of the warehouses. The warehouses are also representative of a common style of commercial

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architecture: multi-storied row warehouses. While a common building type nationally, these two blocks of warehouses are the only example of multi-storied row warehouses in Chattanooga.

Due to the rarity of this building type in Chattanooga and its historical significance, this area is perceived as important in Chattanooga's architectural and historical development. A 1976-77 architectural and historical study funded by the Department of Housing and Urban Development selected this area as one of six significant areas in downtown Chattanooga. The Chattanooga-Hamilton County Landmarks Survey and Preservation Plan, prepared by architectural consultants, summarized the importance of this area in the following manner:

The Warehouse Area: Comprising only two small blocks, this significant district deserves most careful preservation due to the remarkable degree of current retention of the original facades (and rear walls) of the late 19th century warehouse structures fronting Market Street. A striking display of loft building design with excellent ornamentation...

The identity of the architect for only one warehouse is known: Atlanta architect W. T. Downing designed the first warehouse for Stone Fort Land Company, the Trotter Brothers Building. Downing is known for his work in designing the palatial country home of the Z. C. Patten family (Ashland Farms, 1905), the Patten Hotel (1908), and the 1915-16 plan for the University of Chattanooga.

In summary, the Market Street Warehouse Historic District derives its significance from its value as a representative example of early twentieth century commercial architecture and from its uniqueness as Chattanooga's only example of row warehouses. While restrained in decorative details, the overall appearance is highly cohesive and unified, creating an interesting and attractive grouping of functional buildings. The oldest warehouse derives significance from its design by noted Atlanta architect W. T. Downing. In addition, the warehouses derive significance from their association with the railroad industry which was a major factor in Chattanooga's historical development.

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Chattanooga City Directories.

Chattanooga Plat Maps.

Chattanooga-Hamilton County Landmarks Survey and Preservation Plan. N.P.: N.P., 1977.

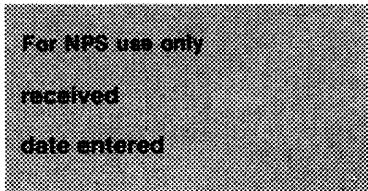
Govan, Gilbert E. and Livingood, James W. The Chattanooga County 1540-1976. Knoxville: University of Tennessee Press, 1977.

Herndon, Joseph. "Architects in Tennessee Until 1930." M.A. thesis, Columbia University, 1975.

U. S. War Department. War of the Rebellion. Series I, Vol. 49, Part 2. Washington: Government Printing Office, 1899.

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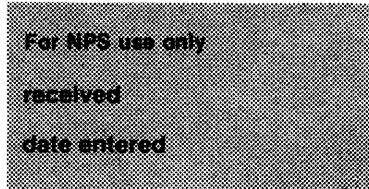
Page 2

Verbal Boundary Description and Justification

The district is bounded on the west by Market Street, the north by 11th Street, the east by adjoining property lines, and the south by Newby Street. The nomination includes only the land historically associated with the buildings and not the entire Old Stone Fort area.

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Market Street Warehouse

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Item number

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Page

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1118 Market Street
1120 Market Street
1144 Market Street
1146 Market Street

Stone Fort Land Company
1201 Tallan Building
Chattanooga, Tennessee 37402

1130 Market Street

W. C. Hudlow
1220 King Street
Chattanooga, Tennessee

1132 Market Street

W. Bryan
1132 Market Street
Chattanooga, Tennessee 37402

1140 Market Street

Second Century, Inc.
1201 Tallan Building
Chattanooga, Tennessee 37402

1148 Market Street

Mrs. M. A. Hodes
1414 Continental Drive
Apartment 706
Chattanooga, Tennessee 37405

1100 Market Street

Tennessee Valley Authority
United States of America
605 Lupton Building
Chattanooga, Tennessee 37402

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DETERMINATION OF ELIGIBILITY: These buildings were eight of fourteen buildings (twelve contributing and one non-contributing) comprising the Market Street Commercial District which was submitted for a determination of eligibility in 1980. The determination of eligibility was requested by the Chattanooga Community Development Office for the Department of Housing and Urban Development. The district was subsequently determined eligible for inclusion in the National Register of Historic Places 25 February 1980.

Since 1980 one contributing property and one other building have been demolished. Also, the Southern Freight Depot was individually listed on the National Register in 1983.

DEPOSITORY OF SURVEY RECORDS: In addition to the survey materials located at the Chattanooga-Hamilton County Regional Planning Commission, similar materials are located at the Tennessee Historical Commission (Customs House, 701 Broadway, Nashville, Tennessee 37203).

STATE OF GEORGIA

WARD 4

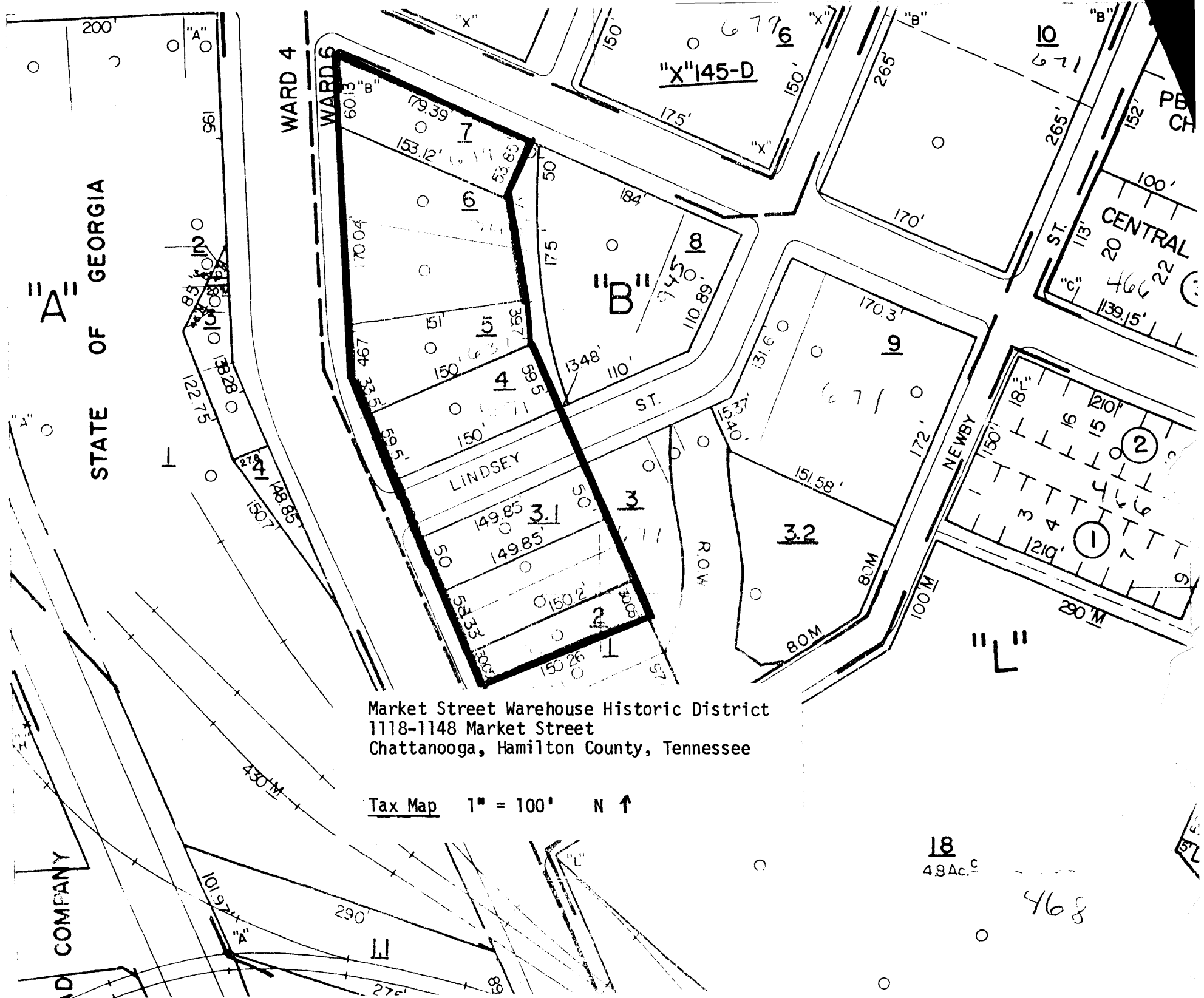
WARD 5

Market Street Warehouse Historic District
1118-1148 Market Street
Chattanooga, Hamilton County, Tennessee

Tax Map 1" = 100' N ↑

18
48 Ac. ±

468



"X" 145-D

"B"

"L"

AND COMPANY

CENTRAL

466 22

2

1

57