

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

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

1. Name

Historic Resources of Kalamazoo, Michigan:
historic Partial Inventory -- Historic and Architectural Resources

and/or common N/A

2. Location

Incorporation Limits of City of
street & number Kalamazoo N/A not for publication

Kalamazoo N/A vicinity of

state Michigan code 026 county Kalamazoo code 077

3. Classification

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

4. Owner of Property

name Multiple owners

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. Kalamazoo County Register of Deeds

street & number 201 W. Kalamazoo Ave.

city, town Kalamazoo state Michigan

6. Representation in Existing Surveys

Michigan State Survey Data title has this property been determined eligible? Haymarket H.D. yes no

date 1978-1982 federal state county local

depository for survey records Michigan History Division

city, town Lansing state Michigan

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7. Description

Condition

excellent

good

fair

deteriorated

ruins

unexposed

Check one

unaltered

altered

Check one

original site

moved date _____

Describe the present and original (if known) physical appearance

See attached continuation sheets.

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INTRODUCTION

This document contains nomination materials for historically and architecturally significant properties--including five districts and twenty-one individual properties--in the City of Kalamazoo, Michigan. The study area for this nomination includes all of the present day incorporation limits of the City of Kalamazoo. In these nomination materials no consideration has been given to archaeological sites, since no archaeological work was done as part of the study leading to the nomination and no full archaeological inventory of the city has yet been made.

This nomination is the outgrowth of long years of public interest in historic preservation in the City of Kalamazoo. The City first became interested in historic preservation in an organized way in 1965 when, following the suggestion of local and regional historian Dr. Willis Dunbar, the City Commission established the Kalamazoo Historical Commission. One of the commission's assigned tasks was to make an inventory of the city's historic structures and sites.

In April, 1971, the commission delegated to Dr. Peter J. Schmitt, a professor of history at Western Michigan University, the task of preparing the inventory. Dr. Schmitt presented a list of forty-eight structures in November, 1971, and this list was adopted as an "initial" inventory.

The Kalamazoo City Commission established an historic district study committee (under the authorization of Public Act 169 of 1970, the Michigan law providing for the establishment of historic districts and historic district commissions) in September, 1971. The committee recommended that an historic district ordinance be adopted and a South Street Historic District established. In August, 1973, the City established South Street as Kalamazoo's first historic district. The City has since designated the Stuart Historic District (1976), Haymarket Historic District (1980), and a number of individual sites. In addition, the city government has sponsored and supported efforts to secure National and State Register listings for several properties within its boundaries (see list of properties previously nominated).

Under the sponsorship of the Kalamazoo Historical Commission, Dr. Schmitt continued his research concerning the histories of major Kalamazoo homes and wrote Kalamazoo: Nineteenth-Century Homes in a Midwestern Village, which the commission published in 1976. Profusely illustrated with magnificent photographs by Balthazar Korab, an architectural photographer of national fame, this book has served as a catalyst for historic preservation efforts in Kalamazoo and led to the project of which this nomination is an end-product.

Recognizing the need for a more thorough and representative inventory that included sites, structures, and districts of all types located throughout the city, the Historical Commission began in 1978 a systematic, three-phase, identification and documentation project. (Partial funding was provided by grants from the United States Department of the Interior administered by the Michigan Department of State.) It was the commission's intention to seek National Register of Historic Places designation for the resources that were identified.

In the project's first phase, a research team, headed by architectural historians Dr. Paul Sprague and Susan E. Karr of Historic Preservation Services, visually evaluated every structure within the city limits of Kalamazoo for its architectural significance. A three-level classification system was used. Those structures of greatest merit were given an "N" designation; a "P" listing denoted structures which were significantly above average in visual and architectural quality; while a designation of "C" was applied to common or typical historic structures. The structures were plotted on a map of the entire city and color-coded according to the assessments of architectural significance. Historic Preservation Services then made recommendations, based on the evaluations and on the concentrations of structures deemed to be significant

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which resulted, that certain individual structures and broadly defined areas merited serious consideration for historic designation.

During the second phase of the project, conducted by local architect David Pyle and Mary Donohue, now the survey coordinator for the Connecticut State Historic Preservation Office, in coordination with the Historical Commission and Michigan History Division, these recommendations were reevaluated. With input from the Historical Commission and City, the Michigan History Division's Historic Sites Research Unit, neighborhood groups, and the public, and on the basis of additional research performed by the consultants, the districts were defined and their boundaries established and the list of significant individual structures revised. Using the National Register criteria as the selection criteria, the consultants for Phase II recommended the designation of six historic districts and thirty-four individual structures. In further consultation with the Michigan History Division, the City established a "final" list of historic districts and individual structures (similar to the one produced during Phase II) to be nominated to the National Register. This multiple resource nomination, along with the publication of a guidebook describing the districts and sites, constitutes the third phase of the project.

It should be pointed out that the large list of structures and districts in Kalamazoo deemed (as a result of this and previous documentation projects) to be worthy of preservation is not considered to be a complete and final one. The constraints of time and money for research and documentation work and the level of public interest, as well as the Historical Commission's own assessment of the relative needs for action in various parts of the city, have meant that heavy emphasis has been placed upon the nineteenth-century, inner-city neighborhoods and the downtown. It is likely that future study will lead to the nomination to the National Register of additional historically and architecturally significant resources in the neighborhoods surrounding this core area.

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DESCRIPTION OF THE MULTIPLE RESOURCE AREA

Kalamazoo, Michigan, a city of 80,000 people, is the heart of a metropolitan area about twice this large. First settled by a white man in 1829 and shortly thereafter named the county seat, the city is located on a bend of the Kalamazoo River, one of the state's largest waterways, which flows to Lake Michigan. In addition to the Kalamazoo River, the town is served by a number of lesser streams, the most important of which are the Portage, Arcadia, and Axtell. The city is situated within the Kalamazoo River valley and rolling hills encircle the town. Historically, it has been these surrounding hills and the Kalamazoo River to the east which have defined Kalamazoo's boundaries.

It can be said that in its physical appearance Kalamazoo combines both metropolitan and "small-town" characteristics. Kalamazoo is a culturally active town; the home of four colleges (including a large state university), an art institute, and a symphony orchestra. At the same time, the town has managed to maintain the physical look of a much smaller place. Its streets are often narrow and lined with shade trees. The attractive downtown contains a public square which is surrounded by churches and public buildings. The buildings of the central business district, with a few exceptions, are small in scale, generally only three stories in height. Kalamazoo -- even its downtown district -- is not a modern city of concrete and steel.

Kalamazoo can be divided into its downtown district, an area of inner-city neighborhoods which encircle it, and another region of suburbs which are situated on the city's surrounding hills. Industrial concerns are located both within the downtown and further out of the town, especially to northeast, east and south.

Kalamazoo's downtown commercial district extends principally along Michigan Avenue, which runs east and west, and Burdick Street, which runs north and south. Michigan Avenue is a broad, east-bound, one-way street which, entering the downtown from the west, passes one block to the north of the public square. Entering the downtown, it passes the brown-colored, metal and glass Kalamazoo Center, a recently built civic center which stands on the north side of Michigan Avenue between Rose and Burdick Streets. Michigan Avenue then passes two of the city's earliest "skyscrapers," the Kalamazoo Building and the fine, Art Deco-styled American National Bank Building, and then enters the proposed Haymarket Historic District. The district, located between Portage and Pitcher Streets, contains two blocks of well preserved, late nineteenth- and early twentieth-century, commercial blocks. After passing through the Haymarket District, Michigan Avenue crosses a series of railroad tracks which effectively form the eastern edge of the downtown area. On the "other side of the tracks" to the north and east is an old warehouse/factory district. The other main street in the downtown, Burdick Street, contains a mixture of old and new, three- and four-story, commercial structures. Between Water and Lovell Streets, Burdick Street has been made into an outdoor pedestrian mall, the nation's earliest. The mall features fountains and plantings and fits in well with the recently constructed civic center. Many of the historic structures that survive on Burdick Street have been extensively renovated over the years to keep in fashion with the modern character of the mall and civic center. Near the southwest corner of the central business district is the downtown's other focal point, Bronson Park. This park (bounded by Academy Street to the north, South Street to the south, Park Street to the west, and Rose Street to the east) is a rectangular square which, set aside as public land by the town's founder, Titus Bronson, is surrounded by many architecturally significant public buildings, including the City Hall, old County Building, and nearby Post Office. No less than seven churches stand nearby. The Late Victorian Ladies Library Association Building at 333 South Park Street is another fine structure near the park.

Surrounding the central business district are the older, nineteenth- and early twentieth-century, inner-city neighborhoods. To the south and west of the downtown is a large historic residential area that

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Includes the South Street Historic District and the proposed Stuart Neighborhood, Vine Area, and Rose Place districts. Typically, the streets in this residential area are narrow and lined with large maples and oaks. The larger avenues, including several main traffic arteries, often carry one-way traffic. The homes nearby all date from before World War I and are often placed on large city lots. Many homes are excellent examples of nineteenth- and early twentieth-century residential architecture. The great majority are of wood, reflecting Michigan's great lumbering era. Some of the notable examples of houses in this area are the Gothic Revival cottage of A. T. Prouty at 302 Elm Street, the octagonal residence of Allen Potter at 925 South Westnedge, the L-plan Italian villa of William A. Wood at 530 West South Street, and the rambling, Queen Anne-style Henderson Castle at the intersection of Monroe and West Main Streets.

Outside of these inner-city neighborhoods there is a ring of city suburbs, most of which date from the early years of this century. Ranging from small, bungalow communities to large neighborhoods of sprawling, revival-style structures, these areas also contain potential historic districts. However, this ring of neighborhoods has not yet been fully documented.

The industrial sections of the town, historically, were located just to the north and east of the downtown, adjacent to the railroad lines. However, the development of the paper industry at the end of the nineteenth century did much to shift the industrial district of the town. The paper industry built along the Kalamazoo River to the east and Portage Creek to the south and these areas, along with the highly industrialized north end of town, became the working and living places of working-class Kalamazooans. In more recent times, industrial activity in the city has become focused in outlying industrial parks.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input checked="" type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input checked="" 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 checked="" type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input checked="" type="checkbox"/> education	<input type="checkbox"/> military	<input checked="" type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input checked="" 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-	<input type="checkbox"/> communications	<input checked="" type="checkbox"/> industry	<input checked="" type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates See inventory Builder/Architect See inventory

Statement of Significance (in one paragraph)

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INTRODUCTORY HISTORICAL OVERVIEW OF KALAMAZOO

Kalamazoo, whose name is derived from an Indian word referring to what is now called the Kalamazoo River, was, until just before the time of its settlement by whites, a part of a Potawatomi Indian reservation established in 1821 when, by the Treaty of Chicago, the Indians ceded control of much of southern Michigan to the United States government. Several Indian villages were located in the area and a number of Indian trails converged near a ford in the Kalamazoo River located just east of what is now downtown Kalamazoo. A trading post existed here in the 1820s and until 1837 and another may have existed as far back as the 1790s.

The white settlement of southern Michigan began in earnest in the 1820s and the migration from the east increased rapidly after the Erie Canal opened in 1825. In 1827 the federal government persuaded the Potawatomi to agree to vacate their six-year-old reservation and in 1827-29 the government had the land surveyed in preparation for sale. In 1829 Titus Bronson, a native of Connecticut, visited the site of Kalamazoo and in the spring of 1831 he and a brother-in-law, Stephen Richardson, purchased from the government the area included in what is now downtown Kalamazoo and platted it as the village of Bronson.

In the meantime, the Legislative Council of Michigan Territory established Kalamazoo County in October, 1829 and Arcadia Township in 1830 (both Bronson and Arcadia Township were renamed Kalamazoo in 1836). In 1831 commissioners appointed by territorial governor Lewis Cass located the county seat for Kalamazoo County on Bronson's land. The location of the place along the route of the Territorial Road from Detroit to St. Joseph, Michigan, and at the intersection of various trails guided the choice.

The settlement grew slowly at first. However, in June, 1834 the federal government moved the federal land office for southwestern Michigan here from White Pigeon. The move coincided with the height of the Michigan land boom (in 1836 the office sold 1,634,511 acres) and the town grew rapidly. The location of the land office and the Kalamazoo House, the principal hotel, near the intersection of East Michigan Avenue and Burdick Street led to that area's becoming the heart of downtown (a distinction the area has retained ever since).

The Territorial Road, linking Kalamazoo with Detroit and St. Joseph, was marked out in 1830 (it followed an Indian trail) and gradually improved, so that by 1834 stage travel was possible. Plank roads were extended from Kalamazoo south to Three Rivers in 1848 and north to Grand Rapids in 1852-53. In 1846 the first railroad line, the Michigan Central, reached the village from Detroit; by 1852 it was completed to Chicago. Additional railroad lines were constructed in the 1860s and 1870s -- to the south in 1867 and to Grand Rapids in 1869. In 1870 the Grand Rapids and Indiana line, which eventually ran from Fort Wayne on the south to Mackinaw City on the north, was opened as far as Kalamazoo. The town's location at the intersection of major transportation routes promoted its rapid growth throughout the nineteenth and early twentieth centuries. In 1884, when the population stood at about 16,000, the village was incorporated as a city. By this time Kalamazoo had large Dutch, German, and Irish, as well as New England Yankee, populations.

Kalamazoo began to spread beyond its original limits in the 1850s and 1860s. The central business district began to expand to the north and east from its core at Michigan Avenue and Burdick Street. Industrial development took place to the north of downtown, along the tracks of the Michigan Central and other railroad lines, and to the east and southeast of the built-up part of the city, along the creeks that flowed into the Kalamazoo River. Residential development expanded the city limits in all directions. For the most part the north and southeast sides of town became established as working-class neighborhoods, while the south and westside neighborhoods (the Stuart Neighborhood, South Street area, and Vine Neighborhood) became the home of the town's middle- and upper-income residents.

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The advent of public transportation in the 1880s led to the rapid development of the city's suburban fringes. In 1884 the Kalamazoo Street Railway Company established a system of horse car routes. The system was electrified in 1893 and operated until 1932.

In the late nineteenth and early twentieth centuries Kalamazoo's population continued to grow rapidly -- from 17,853 in 1890 to 54,786 in 1930 -- as the city's industrial and agricultural base expanded. The city was known as a manufacturing center for agricultural implements; carts, carriages, and buggies; stoves; and paper and paper products. Lawrence & Chapin, established in 1866, manufactured plows and D. C. and H. C. Reed & Company harrows. In the 1880s five firms were manufacturing steel windmills. Firms in Kalamazoo which made carts, buggies, carriages, and their parts employed 800 men and constructed 47,500 vehicles in 1887. Another major industry, the Kalamazoo Stove Company (established in 1900), manufactured stoves for sale by mail order (the firm's slogan was "Kalamazoo direct to you").

Paper-making began in Kalamazoo in 1866 with the establishment of the Kalamazoo Paper Company plant on Portage Creek southeast of town. In 1895 the Bryant Paper Company built a plant in the same part of town and in the early twentieth century a number of other firms which manufactured paper or paper goods such as stationery, cardboard cartons and printed forms were also established. Paper was a leading industry in Kalamazoo until the 1960s.

One other firm which has put Kalamazoo on the map over the years is the Upjohn Company, manufacturers of pharmaceuticals. The firm was established in 1885 by Dr. William E. Upjohn and several brothers after Dr. Upjohn developed a new, softer type of pill (called the "friable pill") which could be absorbed more easily by the human body. The company grew rapidly in the early twentieth century; it is still located in Kalamazoo.

Conservative and Republican Kalamazoo suffered less from the Depression than other Michigan cities, in part because of the stability of the paper industry and the growth of Upjohn, and even managed in 1937 to become free of local-government-bonded indebtedness (it was said to be the only city of over 50,000 people in the United States which could claim this distinction). By 1940, although the population of the city itself was down slightly from the 1930 level, the population of the Kalamazoo urban area as a whole had grown as suburbs proliferated around the city's fringes.

In the late 1940s and 1950s the Kalamazoo area experienced continuous growth. By 1960 the city population, swelled by annexations of some of the burgeoning suburban neighborhoods, reached 82,089. However, most of this growth took place in the area to the south of the old city where, beginning in the late 1940s, Upjohn and other large firms built new plants. The development of the area to the south and southwest was further promoted by the construction of the I-94 freeway south of town in 1959-61 and of the U. S. 131 bypass just to the west of town in 1963.

Downtown Kalamazoo remained the center of the city's commercial life, but in the 1950s and 1960s new commercial development took place largely on the main arteries leading to the south and west. Downtown merchants and owners, concerned about the future of the central business district, hired Victor Gruen Associates of New York to devise a plan for downtown redevelopment. As a result two blocks of Burdick Street, in the heart of the business district, were rebuilt as an outdoor pedestrian mall -- the nation's first -- in 1959 (in 1960 the mall was extended). Kalamazoosans have referred to their town as the "Mall City" ever since. It can be generally said that Kalamazoo's downtown has been fortunate in that local residents never opted for the all-encompassing urban renewal approach that was nationally popular in the 1960s. Rather, Kalamazoo "renewed" itself by extending the downtown mall and, in the early 1970s, by constructing a central-city civic center (the Kalamazoo Center) on the site of an old downtown hotel. By following this basically conservative course of action, Kalamazoo has effectively managed to combine the old and the new in its central city area.

In the past decade, the citizens of Kalamazoo have sought actively to preserve the town's heritage. A

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good number of historic districts and sites have been recognized on either a national, state, or local level. Several notable structures in the city have been renovated or restored, including the Michigan Central Railroad Station, the Ladies Library Association Building, and the Kalamazoo Regional Psychiatric Center's water tower. In addition to these public buildings, many private residences, especially in the South Street and Stuart Neighborhood areas, have been accurately restored by local citizens. Recently, there has also been impressive and encouraging interest in the preservation and restoration of downtown business structures in the Haymarket Historic District. By these broadly based efforts, Kalamazoo has shown to be sincere in the desire to protect its past in a meaningful way.

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INTRODUCTORY OVERVIEW OF KALAMAZOO RESIDENTIAL ARCHITECTURE

Kalamazoo's earliest remaining homes, dating from the 1830s to the 1850s, are Greek Revival in style and, although few in number, exemplify a broad range of housing types which, in vogue at the time all across southern Michigan, pioneer settlers brought with them from New England and New York State. The James Henry and Frank Little houses on South Street (both in the South Street Historic District) exemplify the end-gable, "temple-front" type, while the W. G. Bartholomew House at 832 Elmwood Street in the Stuart Neighborhood and the Justus Burdick House, now at 447 West Vine in the Vine Area Historic District, are probably Kalamazoo's finest flank-gable, Greek Revival dwellings. A variation of the flank-gable format, the Austin-Sill House at 226 West Lovell Street (Bronson Park Historic District) is a five-bay, center-entrance structure with a hip roof. The A. J. Stevens House at 4024 Oakland Drive is the city's best preserved L-plan, Greek Revival house.

In the 1850s the Greek Revival began to pass out of favor as Early Victorian styles such as Gothic and Italianate came into fashion. Several houses in Kalamazoo dating from the 1850s to the early 1860s, however, are transitional structures combining Greek Revival and Early Victorian features. They are the 1853-54 John Gibbs House at 3403 Parkview Avenue, the 1857 R. Dexter Walker House at 628 South Park Street (Vine Area Historic District), and the 1861 Henry Montague House at 814 Oakland Avenue.

Gothic Revival homes were never common in Kalamazoo and the city's largest and finest example, the Austin House at Austin and Oakland Avenues, was long ago destroyed. However, two fine Gothic structures survive: the 1852 Amariah T. Prouty House, with its highly fanciful bargeboard and porch trim, located at 302 Elm Street in the Stuart Neighborhood, and the more reserved, 1853 William DeYoe House at 602 West South Street (South Street Historic District).

Italianate dwellings were constructed in Kalamazoo from the mid-1850s (the 1854-58 Stuart House at 427 Stuart Avenue may have been the city's first) until about 1880. Low-roofed structures with broadly projecting eaves generally "supported" by decorative brackets, these structures take several forms: cubical houses, such as the John M. Edwards House of 1861 at 610 West South Street (South Street Historic District) and the 1864 Dr. William A. Johnson House at 211 Woodward Avenue (Stuart Neighborhood); towered villas, such as the symmetrical-fronted, 1860 Edwin Carder House at 225 West Walnut Street in the Vine Area Historic District and the L-plan Ira Bixby (1866) and Wood-Up-John (1877-78) houses in the Vine Area and South Street historic districts (respectively); and houses of irregular form, such as the 1867 Isaac Brown House at 427 South Burdick Street, the Allen Potter House of 1870 at 718 West South Street (South Street Historic District), and The Oaklands (1869-70) on West Michigan Avenue.

Among Kalamazoo's Early Victorian dwellings are two octagonal houses, the 1855 Allen Potter Octagon House at 925 South Westnedge Avenue and the James P. Clapham House (1856) at 628 South Rose Street (in the Vine Area district). The sudden nationwide popularity of the octagon house in the 1850s came about largely as a result of the publication in 1848 (with several new editions in the 1850s) by the New Yorker Orson Fowler of A Home for All in which Fowler advocated the octagon as a most economical building form in that it provided more floor area per length of exterior wall than the square or rectangular forms.

Between the Civil War and about 1890, local houses reflected the High Victorian taste in vogue across the nation for verticality, irregularity of form, and complexity of surface textures and, often, color. Roofs became higher and more steeply pitched and the irregular house forms resulted in numerous gables and dormers. Unlike earlier Victorian structures, High Victorian ones can rarely be easily classified by architectural style. Instead, each structure is likely to be a pastiche of references--often very dim indeed--to European design sources.

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Mansard houses, characterized chiefly by the mansard roof type (named for Francois Mansart, the French sixteenth-century architect who popularized it) with its steep lower and shallow upper slope, are one of the earliest manifestations of High Victorian taste in Kalamazoo. However, the type was never very popular locally. The Stuart Neighborhood contains all of the city's mansard residences, including the 1866 Isaiah Flagg House at 305 Stuart Avenue and the 1870 Griffith House at 302-304 West Kalamazoo Avenue.

Kalamazoo houses of the 1870s typically contain references to earlier styles such as Italianate or Gothic, but defy as a whole any stylistic classification. In a number of Stuart Neighborhood and Vine Area houses, bracketed cornices and sometimes, as in the Rufus Tyler House of 1872 at 1030 West Main Street (Stuart Neighborhood), round-headed windows that have an Italianate flavor are combined with high-roofed house forms characterized by a very non-Italian feeling of verticality. In the c. 1870 Enoch Shaffer House at 1437 Douglas Avenue, curvilinear Gothic Revival bargeboards are combined with an otherwise astylar house form.

In the 1870s and 1880s High Victorian houses characteristically contained Swiss, Eastlake (patterned--often in a distant way--after the furniture designs of the nineteenth-century Englishman Charles Eastlake), and Ruskinian (panel brickwork and polychromatic decoration inspired by the medieval architecture of northern Italy) influences. The 1878 David Lillienfeld House at 447 West South Street with its Eastlake, incised-decoration window caps, panel-brickwork, and semi-Swiss gable ornaments; the 1880 Chappell-Stewart House at 213 Elm Street (Stuart Neighborhood) with its Swiss stickwork facing; and the 1880 State Hospital Gatehouse with its light and airy, Swiss gable ornaments and Eastlake porch and window-cap detailing are among the most notable of these High Victorian structures.

The zenith of the late nineteenth-century aesthetic of verticality, irregularity, and complexity was reached in the 1880s and early 1890s in the Queen Anne style. Kalamazoo grew rapidly both in population and prosperity in those years and Queen Anne houses make up the bulk of the city's nineteenth-century housing stock. Queen Anne houses have highly irregular, picturesque forms; numerous gables and dormers, the former often cantilevered over the slant-sided or diagonal-corner rooms in the body of the structure below; extensive porches; and, often, round, cone-roof or square, pyramid-roof towers. The exterior detailing includes massive chimney stacks, patterned gable shingling, and lathe-turned porch posts and other trim. Kalamazoo's most notable examples of the style exist in the Stuart Neighborhood/Henderson Park, Vine Area, and South Street historic districts, including the 1885 Stockbridge-Everard House at 821 West South Street, the Bartlett-Upjohn House of 1886, and the Taylor-Hatfield-Sutherland House of 1889 at 229 and 316 Stuart Avenue (respectively), and the house at 616 South Westnedge Avenue (Vine Area). Several smaller examples--the Martin W. Roberts House (1870, remodeled in 1886) at 703 Wheaton Avenue, the 1888 Henry Gilbert House at 415 West Lovell Street, and the 1895 Peter B. Appeldorn House at 532 Village Street--are also particularly pleasing in design. However, the queen of Kalamazoo's Queen Anne residences and one of the finest such homes in southwestern Michigan is the "Henderson Castle" at 1415 West Main Street which, built in 1890-95, crowns the hill at the west end of town.

The height of the Queen Anne style in America was reached in the mid-1880s and by 1890 the beginnings of a reaction against its highly picturesque qualities was taking place. The beginnings of this major, nation-wide shift in aesthetics became apparent in Kalamazoo in the larger houses built after 1895. In them the previous deliberate irregularity of form was reduced and the decorative scheme toned down and given over largely to Georgian and Colonial motifs. The most outstanding of these turn-of-the-century, Queen Anne/Colonial Revival houses in Kalamazoo are to be found in the Stuart Neighborhood/Henderson Park and Vine areas: 838 West Main Street, 936 West Kalamazoo Avenue, and the 1905 Ihling-Burdick House at 1903 West Grand Avenue in the Stuart Neighborhood/Henderson Park district and the houses at 704, 813, and 904 South Park Street in the Vine Area district.

Modest Queen Anne/Colonial Revival homes with high, gable roofs and colonial front porches continued to

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appear in the city's neighborhoods into the late 1910s and today make up a great part of the housing stock in the Stuart and Vine areas; however, beginning about 1905 the most up-to-date of the city's new houses were full-fledged Georgian/Colonial Revival or Tudor structures having simple (often symmetrical or at least rectangular) forms, low rooflines, and sparingly used detail. South Street, at the turn of the century still one of Kalamazoo's most prestigious residential streets, contains the finest of these early twentieth-century structures: the portico-fronted, Georgian Revival, Donald O. Boudeman (1905) and Carder-VanDuesen (1866, remodeled early twentieth century) houses and the Tudor-style Blumenberg-Wilson (1904), Gilmore (1908), and Lewis H. Kirby (1911) houses. By 1910, however, similar structures were being built throughout Kalamazoo.

By 1910 the movement toward directness and simplicity in plan and decoration resulted in the development of very regular house types in which the roof pitches were kept low, wings and gables and other extensions of the basic form virtually eliminated, and fussy ornamentation avoided. The basic plan became a two-story, square or rectangular box with a low hip or gable roof and a porch across the front. These houses--given a mildly colonial dressing, as in the structure at 415 North Stuart Avenue (Stuart Neighborhood); a simple Prairie School covering, as in the house at 715 South Park Street (Vine Area); a nominally Tudor facing, as in the house at 1227 Grand Avenue (Stuart Neighborhood/Henderson Park district); or a simple, astylar clothing of clapboarding, as in the house at 614 South Rose Street (Vine Area), or stucco, as in the house at 726 Eleanor Street (Stuart Neighborhood)--became very popular in Kalamazoo in the 1910s and 1920s and are fairly common in the Stuart Neighborhood/Henderson Park and Vine Area districts.

The story of Kalamazoo's residential architecture after 1920 becomes more and more involved with the neighborhoods beyond the inner core of the city. These neighborhoods on the southeast, south, southwest, and west fringes of the city contain a wealth of notable domestic architecture from the 1910s and 1920s, including Colonial, Tudor, Italian, and Prairie School structures and bungalows, and other notable houses from more recent years, including four Frank Lloyd Wright homes constructed in the 1948-50 period in the city's far west-side Parkwyn Village neighborhood. These resources have been inventoried but, as we have noted in the introduction to this nomination, they have not been fully researched and documented as yet. Consequently, these later houses and neighborhoods have little bearing upon this multiple resource nomination.

9. Major Bibliographical References

See general, district, and individual property bibliographies.

10. Geographical Data

Acreeage of nominated property See attached.

Quadrangle name Kalamazoo, Kalamazoo SW, Portage, and Schoolcraft NW
Quadrangle scale 1:24000

UTM References See attached.

A

Zone	Easting		Northing		

B

Zone	Easting		Northing		

C

--	--	--	--	--	--

D

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E

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F

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G

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H

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Verbal boundary description and justification

The boundaries of the multiple resource area are those of the City of Kalamazoo.

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

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

state	code	county	code
-------	------	--------	------

11. Form Prepared By

name/title	Brendan Henehan		
	Robert O. Christensen, Historic Preservation Coordinator		
organization	Kalamazoo Historical Commission	date	June 30, 1981
	Michigan History Division	date	December, 1982
street & number	241 West South Street	telephone	616/385-8017
	208 North Capitol Avenue	telephone	517/373-0510
city or town	Kalamazoo	state	Michigan
	Lansing		

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national (State Theater)
 state local

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

State Historic Preservation Officer signature

Martha M. Bigelow

title Director, Michigan History Division

date 3/31/83

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

See Continuation Sheet for listing date

Keeper of the National Register

Attest: date

Chief of Registration

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Collections of Primary Materials:

The Edward Stevens File, Kalamazoo Public Museum
Kalamazoo City Historical Commission, Inventory Forms of the Initial Inventory of Historic Sites and Buildings (1971), Western Michigan University Regional Archives
Kalamazoo County Vital Records File, Kalamazoo Public Library

Federal Census Records

Historical Photographs Collections:

Kalamazoo Public Library Local History Room
Kalamazoo Public Museum
Western Michigan University Regional Archives

Kalamazoo City Records:

Official City Papers
Annual Reports of the City of Kalamazoo
Tax Assessments Rolls
City Fire Records
Burial Records
Sanitary Main and Sanitary Main Connection Records

Kalamazoo County Records:

Deeds and Land Records
County Tax Assessment Rolls
Birth and Death Records

Maps and Atlases:

1853, 1855, ca. 1859, 1861, ca. 1864 (birdseye), 1873, 1874 (birdseye), 1883 (birdseye), 1890, 1910, 1913, 1932, 1958.

Newspapers:

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Multiple Resource Area
Thematic Group

dnr-11

Name Kalamazoo Multiple Resource Area
State Michigan

Nomination/Type of Review

Date/Signature

- 1. Bronson Park Historic District ~~Entered in the National Register~~ ^{for} Keeper Melona Byers 5/27/83
Attest _____
- 2. Haymarket Historic District ~~Entered in the National Register~~ ^{for} Keeper Melona Byers 5/27/83
Attest _____
- 3. Stuart Neighborhood/Henderson Park Historic District ~~Entered in the National Register~~ ^{for} Keeper Melona Byers 5/27/83
Attest _____
- 4. Vine Area Historic District ~~Entered in the National Register~~ ^{Substantive Review} Keeper Beth Grosvenor 8/16/83
Attest _____
- 5. Rose Place Historic District ~~Entered in the National Register~~ ^{for} Keeper Melona Byers 5/27/83
Attest _____
- 6. Marlborough ~~Entered in the National Register~~ ^{for} Keeper Melona Byers 5/27/83
Attest _____
- *
#29
7. Lilienfeld, David, House ~~Entered in the National Register~~ ^{Substantive Review} ~~Determined Eligible~~ Keeper Eligible - Beth Grosvenor 5/27/83
DOE/OWNER OBJECTION
Attest _____
- 8. Gilbert, Henry, House ~~Entered in the National Register~~ ^{Substantive Review} Keeper Beth Grosvenor 5/27/83
Attest _____
- 9. Brown, Isaac, House ~~Entered in the National Register~~ ^{for} Keeper Melona Byers 5/27/83
Attest _____
- 10. State Theater ~~Entered in the National Register~~ ^{Substantive Review} ~~Determined Eligible~~ Keeper Eligible - Beth Grosvenor 5/27/83
DOE/OWNER OBJECTION
Attest _____

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Multiple Resource Area
Thematic Group

Name Kalamazoo Multiple Resource Area
State Michigan

Nomination/Type of Review

Determined Eligible Date/Signature

- 11. Bank of Kalamazoo Building **Substantive Review** Keeper Eligible: Beth Grovona 5/27/83
DOE/OWNER OBJECTION Attest _____
- 12. Lawrence and Chapin Building **Entered in the National Register** for Keeper Delores Byers 5/27/83
Attest _____
- 13. Old Fire House No. 4 **Entered in the National Register** for Keeper Delores Byers 5/27/83
Attest _____
- 14. Prentice, Alonzo T., House **Entered in the National Register** for Keeper Delores Byers 5/27/83
Attest _____
- 15. Cobb, James B., House **Substantive Review** **Determined Eligible** Keeper Eligible: Beth Grovona 5/27/83
DOE/OWNER OBJECTION Attest _____
- 16. Welsh, William L., Terrace **Entered in the National Register** for Keeper Delores Byers 5/27/83
Attest _____
- 17. Appeldorn, Peter B., House **Entered in the National Register** for Keeper Delores Byers 5/27/83
Attest _____
- 18. Roberts, Martin W., House **Substantive Review** Keeper Beth Grovona 5/27/83
Attest _____
- 19. Potter, Allen, Octagon House **Substantive Review** **Determined Eligible** Keeper Eligible: Beth Grovona 5/27/83
DOE/OWNER OBJECTION Attest _____
- 20. Shaffer, Enoch, House **Entered in the National Register** for Keeper Delores Byers 5/27/83
Attest _____

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Multiple Resource Area
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Name Kalamazoo Multiple Resource Area
State Michigan

Nomination/Type of Review

Date/Signature

- 21. Engine House No. 3 Entered in the National Register *for* Keeper Melous Byers 5/27/83
Attest _____
- 22. Oaklands Entered in the National Register *for* Keeper Melous Byers 5/27/83
Attest _____
- 23. Montague, Henry, House Entered in the National Register *for* Keeper Melous Byers 5/27/83
Attest _____
- 24. State Hospital Gatehouse Entered in the National Register *for* Keeper Melous Byers 5/27/83
Attest _____
- 25. Gibbs, John, House Entered in the National Register *for* Keeper Melous Byers 5/27/83
Attest _____
- 26. Stevens, Andrew J., House Entered in the National Register *for* Keeper Melous Byers 5/27/83
Attest _____
- 27. Illinois Envelope Company Building Entered in the National Register *for* Keeper Melous Byers 5/27/83
Attest _____
- 28. Old Central High School Substantive Review Keeper Beth Croson 8/16/83
Attest _____
- 29. Lilienfeld, David, House Entered in the National Register *for* Keeper Melous Byers 1/23/86
(was DOG owner - new owner 12/23/85)
Attest _____
- 30. Keeper _____
Attest _____