

JAN 17 2013

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United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. **Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).**

1. Name of Property

historic name Farmers Mutual Reinsurance Company Building

other names/site number _____

2. Location

street & number 821 5th Avenue N/A not for publication

city or town Grinnell N/A vicinity

state Iowa code 073 county Poweshiek code 157 zip code 50112

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this x nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property x meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide x local

[Signature]
Signature of certifying official/Title

1/17/13
Date

State Historical Society of Iowa
State or Federal agency/bureau or Tribal Government

In my opinion, the property ___ meets ___ does not meet the National Register criteria.

Signature of commenting official Date

Title State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

entered in the National Register ___ determined eligible for the National Register

___ determined not eligible for the National Register ___ removed from the National Register

___ other (explain:) _____

[Signature]
Signature of the Keeper

3.13.13
Date of Action

Farmers Mutual Reinsurance Building
Name of Property

Poweshiek, Iowa
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply.)

Category of Property
(Check only **one** box.)

Number of Resources within Property
(Do not include previously listed resources in the count.)

- private
- public - Local
- public - State
- public - Federal

- building(s)
- district
- site
- structure
- object

Contributing	Noncontributing	
1	0	buildings
		district
		site
		structure
		object
1	0	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing)

Number of contributing resources previously listed in the National Register

N/A

0

6. Function or Use

Historic Functions
(Enter categories from instructions.)

Commerce/Trade/Business

Current Functions
(Enter categories from instructions.)

Commerce/Trade/Business

7. Description

Architectural Classification
(Enter categories from instructions.)

Modern Movement

Materials
(Enter categories from instructions.)

foundation: Concrete
walls: Brick
 Stone/limestone
roof: Synthetics/Rubber
other: Stone/granite

Farmers Mutual Reinsurance Building
Name of Property

Poweshiek, Iowa
County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- A Owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

Areas of Significance

Commerce

Architecture

Period of Significance

1951-1961

Significant Dates

1951

1957

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

Architect/Builder

Griffith, Gerald I.

Haynes, Kenneth

Lovejoy Construction Company (builder)

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67 has been requested)
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____
- recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository: Grinnell Public Library

Historic Resources Survey Number (if assigned): _____

Farmers Mutual Reinsurance Building
Name of Property

Poweshiek, Iowa
County and State

10. Geographical Data

Acreege of Property Less than one acre

UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>15</u>	<u>522910</u>	<u>4621280</u>	3	<u></u>	<u></u>	<u></u>
	Zone	Easting	Northing		Zone	Easting	Northing
2	<u></u>	<u></u>	<u></u>	4	<u></u>	<u></u>	<u></u>
	Zone	Easting	Northing		Zone	Easting	Northing

11. Form Prepared By

name/title James E. Jacobsen

organization History Pays! date January 7, 2013

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Additional Documentation

Submit the following items with the completed form:

- **Maps:**
 - A **USGS map** (7.5 or 15 minute series) indicating the property's location.
 - A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Continuation Sheets**
- **Photographs.**
- **Additional items:** (Check with the SHPO or FPO for any additional items.)

Property Owner:

(Complete this item at the request of the SHPO or FPO.)

name 5th Avenue L.L.C.

street & number 1104 5th Avenue telephone 641-236-6686

city or town Grinnell state Iowa zip code 50112

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.A. 460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 CA. Street, NW, Washington, DCA.

National Register of Historic Places Continuation Sheet

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

The City of Grinnell, located in the northwest corner of Poweshiek County, is the largest city in the county but has never enjoyed the status of being the county seat, largely due to its location. Poweshiek County is located southeast of the state's center point and is just north of Interstate 80, the state's only east/west interstate and its principal vehicular route in that direction. The city's downtown is centered within its plat and the subject building is located along the northern part of the downtown area. U. S. Highway 6 is located less than one block to the north, and bisects the city east to west.

The Farmers Mutual Reinsurance Building fronts south on Fifth Avenue. Apart from church steeples this is one of two of Grinnell's tallest commercial buildings. Immediately to the west is located the office of Grinnell's principal newspaper, the *Herald-Register*. The building fully occupies its lot to the north, but narrow open ground, paved on the west side, remain along each sidewall. The overall plan is rectangular, save for an added loading dock located on the north end of the west side wall. The distinctive building front, a combination of bands of windows, intervening stone spandrel rows and an abstract two-story modernistic upper limestone front, draws attention to this building. Also distinctive is the placement of an elongated rooftop penthouse that contains the building's heating plant.

This is a four-story with full basement commercial building with a footprint that measures 85 feet in depth and 60 feet in width. There is a metal-clad rooftop utilities penthouse that is centered along the east sidewall that contains elevator hoisting equipment and, curiously, the building's heating plant. The building fronts south onto 5th Avenue. The lower portions of each sidewall remain unobstructed as these areas remain open ground. There is an added loading dock at the northwest corner of the plan and an open approach links that dock with the alley to the west. The rear (north) of the building is immediately adjacent to an adjoining single-story garage building. The principal façade has a fully-paved sidewalk frontage.

When considering style and design influences this is a good example of a situation where a living architect or architects could explain their design influences and how they themselves categorized their final product in terms of style. The subject building was designed immediately after World War II at a time when smaller-scale building designs were largely based upon pre-war design adaptations but also incorporated wartime building lessons that were also largely the by-products of mass production and increased mechanization (an increased use of aluminum, steel and arc-welding being the primary examples of this). In this example the design team was just that and they designed a building that was intended to be expanded over time. As a result the final design was the long-term vision. One architect prepared the final drawings, the interim between first and final phase construction having outlasted the architects' partnership, but that final work simply adapted the original final concept. The most curious aspect of that design was the artistic, although apparently random, arrangement of the mosaic pattern of the upper façade. Lacking a key to any intended meaning, it places the building style solidly with the post-war design context.

The style is modernistic but is not Moderne (lacking rounded corners or streamlined elements). The architects combined several pre-World War II design influences with emerging post-war ones. The building façade retained a hint at a tripartite or classical stacking of base

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column and capital, although there is no true capital but rather a layering of the column components, alternating ribbon window sets with the solid stone veneer sections. There is also the use of natural materials in lieu of manufactured ones, meaning the use of the limestone panels and granite entryway. Even here, the limestone is not left in its "natural" state but is extensively processed by means of the shot-sawn surfacing technique, clearly an industrial application. A most notable period use of the same shot-sawn texturing was in the Pentagon Building (1942-44). Another component is the use of contrasting natural materials and colors, these being the flanking marble entrance panels juxtaposed to the white limestone front. There is also an International Style influence that is embraced by the flat roof, ribbon windows, the smooth stone veneer, flush-set windows and the lack of an eaves line. Missing from that style are asymmetry and any cantilevered upper components. It is suggested that the lost aluminum sunscreens might have provided some façade variation along these lines. John Blumenson's definition of the style emphasizes asymmetry and cantilevered upper components while Cyril Harris emphasizes the rectilinear. Gerald Foster adds that "cantilevered roof extensions as sun shading or applied screening devices are common" (Blumenson, pp. 74-75; Harris, p. 182; Foster, p. 362).

Cyril Harris defines modern architecture as a range of styles "in which emphasis in design is placed on functionalism, rationalism, and up-to-date methods of construction; in contrast with architectural styles based on historic precedents and traditional ways of building." The subject building is best classed as being modernistic in style while, as noted, not meeting the specific criteria of the closest stylistic categories, the International or Moderne or the Art Deco (the options allowed for by the National Register Bulletin 16a) (Harris, p. 217).

The building's façade consists of two horizontal rows of windows across the lower two floors, each floor being framed between twin rows of rectangular Indiana limestone panels, comprising 15 panels per row. The upper two stories are veneered with an additional ten rows of panels. The lower level panels are surfaced, using a shot-sawn technique that entails adding steel shot to the saw-cutting process, thereby creating irregular (in terms of both width and depth) horizontal gouges in the stone surface. Rust from the shot stains the stone with brown hues. The stone veneer on the upper levels is ornamented with what appears to be a random patterning of projecting sand blasted smoother identical panels, with the shot-sawn ones. Given that the stone panels are uneven in number in terms of their column count, there is no mid-point to the design. There is no hint in any source as to the origin of the panel layout. The projecting panels are three-fourths of an inch beyond the main wall plane.

The other main façade feature is the use of two large composite red granite panels to frame the centered front entryway. The two panels consist of five superimposed rectangular blocks, with matching end blocks for a total of 15 pieces. Each panel is mounted on an angled back wall, so that the two panels are angled with respect to the entrance. The granite sections are five inches in thickness.

The sidewalls are faced with a mottled brown colored face brick. The brick walls are quite thick; being set atop tile sub curtain walls, and the south edges of each sidewall are carried forward to the façade so as to frame the stonework. The lower two stories of the façade

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Poweshiek County, Iowa

are infilled with a continuous band of fixed sash metal windows. The sidewalls are fully fenestrated, save for the centerline of the east wall, where the interior stairway runs, and along the south end on the lower two stories, where the walls are blank. On the west wall the same two lower front windows were omitted. On the upper two floors at the back of the wall, four openings were not made due to the presence of a corner-cooling tower. There is only minimal north/rear wall fenestration. There are two fourth floor and as many third floor window openings that are broadly spaced and not vertically aligned. All of the side windows have been replaced with frameless glass infills. The front windows are also not original (see alterations).

The plans document the fact that this building was substantially built. The footings are six feet below the basement floor grade. The north bay footings are massive continuous wedges that link the bay footings and the north wall. The reinforced concrete beams above the northwest corner, and those along the centerline of the east side wall are overbuilt to support the stair system in the latter instance, and the stairs and cooling equipment in the former case. The building's interior support system is steel I-beam columns that form a dozen structural bays, four deep and three wide.

The key elements of the interior plan are two stair sets, the main stair located in the second bay from the front, along the east sidewall, the rear stair occupying the northwest bay. The main stairs are wider, more elaborate in their surfacing (terrazzo) and handrails. Interior walls are curved in modern fashion and handrails are of continuous polished steel. The rear stairs are open, smaller in scale, and functionally adorned with simple handrails. There are two elevators, a newer system (apparently a hydraulic system, there being no penthouse), being located immediately north of the rear stairs, and the main elevator being located immediately west of the main front stairs. Bathrooms are located in the northwest corner of the plan.

The building is notable for the absence of a monumental main front entry, apart from the granite slabs (these measure nine feet high and six feet wide) that adorn its entrance. The simple double-door direct entry into a regular hallway is likely a reflection of the more recent single tenant occupancy of at least the main floor. The building is also notable for the near-complete absence of any original exposed interior wall, floor or ceiling surfaces. The building's ceilings consist of cast pan reinforced concrete and suspended ceilings have always obscured the structural ceiling. The cast pan pattern consists of waffle-like rectangular imprints that resulted from now removed molds. Large amounts of acoustical soundproofing were sprayed onto the underside of these ceilings and the pan system is no longer visible, the new ceiling surface having been leveled flat. All perimeter walls have been furred out (using wood framing curiously, there being no observed use of metal studding anywhere) and covered with 5/8's inch-thick drywall. All trim is new. All floor surfaces are covered with carpet. The only exposed original surfaces internally, on the upper floor levels, are found in the stairways. One exposed original feature is the copper framed fire hose openings on each floor. The existing floor plans generally align with those described in the original plans. On each level there is a lateral hallway that runs across the back portion of the plan. At the west end of this hallway a short hallway links with the elevator, stairway and bathrooms. The main floor has a main hall that links the entrance, front stairs and the lateral hall. That level is otherwise divided into leasable spaces. The second floor has two north/south running halls that connect front and rear lateral hallways. A conference room area separates the first two hallways. This floor is fully divided

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into leaseable spaces. The upper two floors are more open in plan with the current third floor interior walls, added in 2011, not being full height. The fourth floor remains open and has not yet been rehabilitated.

The raised basement plan does have exposed interior concrete walls, cast up to a point above grade. The basement side windows (measuring 2 feet 9 inches high and 3 feet, 4 inches in width) have 1/1 horizontal metal hopper sash and are placed within concrete light wells. The window interior features a projecting cast concrete stool, a singular attempt to stylize the concrete work. The pan ceiling system remains visible in the basement. The south part of the plan consists of one large open tenant space, set south and west of the elevator/stairs base. Twin halls divide the plan. Along the west wall, one room contains a backup diesel generator. Mechanicals fill the entirety of the northeast and east central basement.

The penthouse is reached by the main front stairs. It is steel framed and has a metal panel exterior. There are a number of mechanicals on the roof deck. The building has a good rubber membrane roof and flashing. The northwest stairs and elevator do not continue to the roof level and there is no hoisting penthouse at that point.

The building interior is also notable for its simply immense heating and ventilation system, one that was presumably a direct reflection of the presence of an internal laboratory/engineering department and the need to safely vent all types of effluents. Originally the northwest corner of the plan was part of a two-story cooling tower (upper two floors) that had redwood louvers on two sidewalls. Two upper level rooms remain completely full of ventilation equipment, as does much of the basement. The building's heating plant is located on the roof, an unusual location to be sure. The elongated rooftop penthouse contains the elevator lifting machinery, the furnace, roof access and a link with the main stairway. The penthouse was presumably on the original two-story building and was then raised to the new roof level when the building was enlarged.

Alterations:

The following major changes are identified and have these associated general dates:

Original Construction, 1951. The building was built with an elevator pit and partial shaft in anticipation of gaining at east another story (Building Permit dated April 8, 1950).

Two floors added, 1957. The building gained its stone front across the upper two floors when those levels were added. The building heating plant, on the original roof, was elevated by two stories, and the stairways and elevator shafts were extended.

Removal of the cooling tower. The original ventilation equipment was removed in 2011. The northwest corner of the 1957 addition was used as a wood-louvered ventilator. These voids were bricked in at some undetermined later date, replaced by a rooftop ventilator. The replacement brickwork is most visible on the west wall. Likely the change was more driven by the need for a second freight elevator rather than a systems

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Poweshiek County, Iowa

change. The elevator addition likely was made at the same time as the new loading dock.

GTE Data Services, 1977: The General Telephone Company secured a permit to do \$312,881 in changes. These changes very likely included the exterior window changes, as well as alterations to the building venting system. This work likely marks the point where antennae first appeared on the roof and penthouse. A façade site plan indicates that this work include a new gridded front sidewalk and four ornamental trees set along the curbing in metal grates (Building Permit dated July 1, 1977).

New Loading Dock, ca. 1977: This is in the northwest corner and it projects from the rear west sidewall to the west. The dock has an overhead door and links to the interior new elevator and the rear stairway. This was likely a part of the 1977 building conversion work.

Window Replacement, ca. 1977: All of the original windows were replaced. The first windows were metal framed with four horizontal hopper lights arranged vertically (Hopes Steel Sash, Intermediate Projected, Unit No. 466-with narrow upper and lower awning/hopper units). The replacement and current windows are single lights with virtually no framing. Any window trim was removed. On the façade the metal frames were replaced and vertical channels were added across the lower level stone panel sets to create a more vertical patterning. This was likely a part of the 1977 building conversion work.

Aluminum Louvered Sunshades Removal, ca. 1977: This change was presumably made when the windows were replaced (probably 1977). The sunshade sets of welded aluminum measured 3 feet 8 inches in width and only 3 feet projected beyond the façade wall plane.

Ceiling Insulation, 1991: Spray Insulation, Inc. performed the interior ceiling insulation application on the upper two floors of the building (Letter of Approval, City of Grinnell, October 31, 1991).

New Tenant Conversion: The new owner/tenant firm, DeLong's Sportswear changed the building interior to fit its needs at a cost of \$185,000 (Building Permit dated May 3, 1994).

Loading Dock Superstructure: This was added at a cost of \$4,310 by DeLong's Sportswear and consisted of a wood frame with metal roofing, measuring 8 feet by 18 feet (Building Permit dated April 23, 2001).

2011 Rehabilitation: The building was comprehensively rehabilitated on its interior. No changes were made to the façade and the only substantial exterior change was the replacement of a small number of window openings with vents. These new vents have the same coloration as the windows and their locations were chosen in an effort to

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minimize their visibility. A new heating system was installed and the building interior was altered for continued use as a multi-tenant office building. The basement floor plan, still original, was not altered. A small number of cell tower antennae, of the same size as pre-existing antennae, were installed on the rooftop furnace unit. These are not visible from any street-level perspective. The third floor, still largely open in plan, was left open, with partition walls that do not reach the ceiling. Drop ceilings within the various levels were left in place. The hot water heat system, with a boxed baseboard radiation system, was disconnected but left in place. Stairwells, hallways, elevators, and bathrooms were left in place. Upper level mechanicals, no longer used, were removed.

Historic Integrity:

This rehabilitation project was approved at the part one and two levels by the National Park Service. The focus of the argument for a retention of historical integrity focused upon the façade stonework and the overall building design. The loss of original windows on the façade and sidewalls was regrettable but the replacement façade windows were sufficiently sympathetic in their design as to be acceptable. The side windows were deemed to be less important given their reduced visibility. The later loss of the two aluminum louvered sun shades is another regrettable alteration. The building interior, designed to be structurally open, still retains a largely open plan on its upper two floors. The overall evaluation of historical integrity is that the building remains recognizable in terms of its style, massing, etc., sufficient to be deemed National Register eligible. An amendment is now in process to expand the listed commercial downtown district and this building is a contributing building within that expanded district.

The building retains a good level of historical integrity overall. While the building interior has been repeatedly remodeled, the basement and the hall layout, particularly in the north end of the plan, remains intact, as does the main stairway and front elevator shaft. The building was designed from the start to utilize non-load-bearing partitions and its changing floor plan continues to adhere to this model. Currently the fourth floor remains largely open in plan, and is very representative of the use history of the upper two floors as open plan levels. The fourth floor steel structure and roof system also remains uncovered and visible above the drop ceilings.

In terms of location the building continues to occupy its original site and its historic parcel and it is still a part of the downtown. The building design remains intact and readily visible, the key component being the stone paneling and granite entrance. The design was augmented with a later set of entry porches and these re-interpret the slightly different design of the addition. The building massing and all of the original major design components remain in place and intact. The building setting remains intact. It is located within its historic commercial downtown. The key exterior building materials, limestone and brown brick, remain intact and visible on the building exterior. Windows have been replaced. Workmanship remains intact in the form of the limestone panels and brickwork, and the stairway interiors. Feeling is evoked by the ready ability to read this building as an example of the modernistic movement and its time period. It remains a landmark in downtown Grinnell. Association, like feeling, is retained by

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means of the survival of the evolved building, its scale relative to the setting, and its orientation to its neighborhood.

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

Historical Significance:

The Farmers Mutual Reinsurance Company Building is individually locally significant for its architectural merit (Criterion C) and for its association with commercial history (Criterion A). It is historically significant under Criterion A under the context of commerce, for its direct association with the successful growth of the Farmers Mutual Reinsurance Company. The initial construction and early enlargement of this building directly interprets the rapid post-World War II growth and diversification of Iowa's premier reinsurance company. The company's early Grinnell years, beginning in 1938, required simple upstairs rented quarters and indeed, when this new building was first occupied, only half of the new building actually housed company offices. The original new building trebled the company's space and within six years the building had to be doubled in size and was then completely occupied by the reinsurance company. This building also represents the post-World War II northward expansion of Grinnell's downtown. All of the major modernistic office building designs were necessarily built in the same one-block area of that expansion, between 5th Avenue and U. S. Highway 6 (6th Avenue) to the north.

Under Criterion C, architecture, the building represents the best preserved example of a modernistic commercial building design in Grinnell. On a broader level it represents a very early modernistic commercial design and one that was pre-designed to be enlarged so as to achieve its present and final appearance. A noteworthy feature of this design was its emulation of the well-known Pentagon Building's shot-sawn limestone exterior in Washington, D. C., which used the same shot-sawn limestone and indeed the same limestone quarry. It was the key post-war downtown building to be built in Grinnell, was its tallest commercial building, reflected a new need for substantial office buildings, and its construction represented the northward expansion of the downtown. There was just one remotely comparable modernistic design in Grinnell, that being the Iowa Central Telephone Company, at 1010 Main, which was built in 1956. That building design is of a lesser and as noted later quality and it has suffered more exterior alteration than this building. This design conforms in both of its iterations with evolving post-World War II commercial architecture. The original design emphasizes horizontal patterning, a mix of materials (stone types, metals) and coloration and angled components (the entryway stone panels). The final design reflects the emergence of the slip screen concept, but in this case as original construction, eschewing traditional full fenestration for no upper façade fenestration.

The building has a period of significance of 1951-1961, that being the years during which the firm actually occupied the building. The building is locally significant but it is probable that a statewide study of this particular industry would show that this company dominated a market area that equaled or exceeded the State of Iowa. Similarly further architectural contextual research might well determined that this modern design is of statewide significance. Significant dates are 1951 and 1957, the year of its original completion and the year of its expansion to four stories.

Associated with the Criterion C significance claim is the innovative nature and the high quality of the architect's design. Most noteworthy is the use of an unfenestrated upper two-story façade with a distinctive stone panel front. The façade is adorned with an a designed

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mixing of raised sand blown panels and recessed shot-sawn ones. The patterns within the design do not appear to convey any other "message." In addition to the limestone panel front, angled red granite monoliths flank the entrance, and the sills are limestone. The building was very substantially built that it can be said to have been overbuilt. The building design included simply massive heating and ventilation systems, all of which survives in place. The latter system has large blowers on the upper two floors. The system design originally included a two-story cooling tower that was located in the northwest corner of the upper two floors. The heating system was upside down with its full-scale furnace being located on the roof. The building retains its backup generator, powered by an eight-cylinder diesel engine, in the basement. All in all the building's appointments reflect a post-war emphasis on the use of natural materials on the façade and innovative and a somewhat overbuilt structure and mechanical system.

This visibly dominant larger commercial building was added as a later date installment to Grinnell's northward expanding downtown. Situated on a key cross street, in proximity to the local newspaper office, the initial building provided growing room for a fast-emerging local firm, the Farmer's Mutual Reinsurance Company. The two-story initial phase provided sufficient room for the company as well as leasable office space as an additional revenue source. Within just four years however, the company's postwar expansion demanded a doubling of the original building. Continued growth fast outpaced even these enlarged quarters and the company relocated to the future right-of-way of Interstate Highway #80, three miles to the south of the City of Grinnell. The company had previously operated their private airstrip from that same site.

The concept and history of the Reinsurance Industry:

Reinsurance is insurance that is purchased by an insurer from another insurer for the purposes of limiting risk and exposure. The procedure allows for the spreading of risk so that larger risks can be handled without the exacting of onerous costs on the part of the insured entity. The concept had its origin in marine risk, beginning in the 13th Century, and fire insurance, beginning in the latter part of the 18th Century. German, Swiss and Russian companies emerged during the middle-19th Century and these extended their business to Great Britain and the United States. The First World War and the Russian revolution effectively removed the then dominant German and Russian firms from the competitive field and American counterpart companies arose to fill the void. By the late 1920s industry expert Edwin Kopf could state, "reinsurance is becoming more and more the essential element of each of the related insurance branches." By branches, he was referring to the separate classes of reinsurance (life, fire, casualty and surety, workmen's compensation, farm) (Kopf, pp. 27, 61).

Kopf penned a very helpful description of the development of the reinsurance industry in 1929. Kopf wrote:

A most interesting development of reinsurance practice in the United States relates to farmers' mutual property insurance. Here we may note particularly the experience and practices in Iowa. In that State, there are 160 county mutual associations. Their business is primarily to insure farm property within their

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respective territories against hazards of fire and lightning. The diversity in size of these county associations is illustrated by the fact that the smallest has a total of \$85,700 of risks in force; while the largest carries a total risk of \$30,100,955. The average association carries \$6,058,398.

It has been shown that the aggregate of these small local associations provide property insurance to the farmers at a rate which is, on the whole, much lower than for larger organizations operating throughout a wide area. These farm fire risks are by no means attractive to stock companies operating from the big cities. Among the farm mutuals, it has been found possible to incorporate, by means of a reinsurance plan, some of the advantages of a statewide organization and to retain thereby the advantage of controlling moral hazard, which these local associations seem to have. The insurance associations of Iowa stand at the forefront of the development of reinsurance facilities for farmers' organizations.

The Iowa Farmers' Mutual Reinsurance Association of Greenfield, Iowa, was organized April 18, 1908, and for more than a decade confined its work to specific insurance. It now [1929] carries blanket reinsurance to the extent of \$225,000,000, or something less than a quarter of the total insurance that all county associations have in force.¹

Upon applying for blanket reinsurance, each local association submits a schedule of its gross risks in force and its gross losses for each of the preceding ten years. On these data, the reinsurance association computes a normal loss ratio for that association. The net amount of risks in force in the reinsuring association is multiplied by the normal loss ratio to obtain the loss budget or the total amount of loss, which might normally be expected during the year. The reinsurance association agrees to pay any losses of the reinsuring association in excess of 125 per cent of the loss budget up to 225 per cent. Any losses in excess of this percent must be borne by the local association. Funds for the payment of these losses are gained by an equitable assessment upon member associations based upon the loss budget.

Some have maintained that this blanket reinsurance plan operates to the disadvantage of the larger local associations, but this has not been definitely established.

Kopf credits the Iowa farm mutuals with forming the first statewide reinsurance association in the country. He lists no other comparable companies as of the time of his writing in 1929. He also distinguishes farm risk from the other types of insurance. In his substantial list of American reinsurance companies that formed after World War I Kopf includes the Reinsurance Life Company of Des Moines, formed in 1917, and in operation the next year. The Iowa firm

¹ This is a county-level precursor of the later statewide company.

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offered no competition with Farmer's Mutual for the reasons explained by Kopf and the fact that it handled only life, double indemnity and disability policies (Kopf, pp. 61-64).

The Mutual Farm Insurance Movement in Iowa:

A mutual insurance association was owned and operated by its policyholders for the exclusive benefit of those investors. There were no stockholders. Losses were covered by annual assessments. The earliest associations tended to be predominantly German and represented the transfer of Continental experiences to America. The mutuals initially covered farm fire losses and they organized on a county level. Thus they were county mutual insurance associations. Town dwellings, buildings containing (or near to those that did) steam engines, and most buildings contents were excluded from coverage. Most associations provided coverage using a capped or pro-rata (proportional) basis. Early on there were pressures to expand farm insurance coverage, but it fell to a large number of statewide associations to bear this burden. These organizations covered flour mills, wind and tornado loss, town buildings, automobiles, and the like. One impediment to these statewide mutual insurers was an 1896 Iowa Code limitation of memberships of any mutual association to just 2,000 members. An impediment to the broadening of a county mutual's coverage was a state prohibition on the inclusion of both fire and tornado coverage in the same policy. This was not eliminated until 1908 (Giese, pp. 11, 16, 38, 183-184, 224).

The earliest county mutuals were organized in the mid-1850s but it wasn't until the early 1870s and late 1880s that the majority of counties were provided with these organizations. In 1882 the county mutuals organized a statewide organization, titled the Iowa State Association of Mutual Insurance Companies. The Iowa association inaugurated the establishment of a national organization in 1895 and ten regional states were represented in that organization's inaugural meeting in Des Moines (Giese, pp. 38, 43, 244-250).

Beginning in the 1880s the statewide group was discussing extending coverage to livestock losses. The emergence of a statewide reinsurance association parallel the evolution of the county mutuals into broader insurance coverage and increasingly more stable financial footing. As late as 1900, 43 county mutuals were in the red and most had no sizeable surpluses. The local organizations were one-man shops where a secretary bore all of the administrative burdens. For the first time in 1899, the average local mutual's coverage exceeded a million dollars. As Kopf noted, the size of the mutuals varied broadly, with some having just \$100,000 in coverage. Some experimented with reinsuring with stock companies and others tried mutual reinsurance but this was not allowed under their articles of incorporation. The problem was one of heavy or inconsistent assessments. The concept of a statewide reinsurance association was under active consideration at the state association meetings as early as 1899. Finally in 1909 a three-man investigatory committee polled the mutuals to determine whether they would support a statewide association and they investigated the legalities of such an entity. The Iowa Attorney General declined to offer an opinion absent a submitted set of articles of incorporation, so the committee prepared the articles, obtained their approval (on April 17, 1909) for the Iowa Farmers Mutual Reinsurance Association and went into business. By July 26, 1909 the requisite \$250,000 was in hand and policies were issued. By the next statewide meeting, the association reported \$292,000 in risk coverage. Some of

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the meeting attendees were apparently caught off guard by the announcement and “considerable discussion” and many questions were fielded from the floor. The new association’s secretary, J. E. Brooks, addressed the advantages and disadvantages of it. He stated “in our view this is simply one step along the line of advancement in cooperative insurance. The idea of reinsurance for the county mutuals is to bring about cooperation between the several county mutuals in the State, just as you individual association—your county mutual brought about cooperation between the members of that association; that is assistance to each other.” Brooks then used an example of a \$6,000 risk, and stated “if anything should happen to be destroyed, it makes a much heavier assessment than we want to bear; and that if it could be distributed among the other mutuals of the state, we could have an equitable rate from year to year and would not be subject to excessive assessments. That is the prime idea of a reinsurance association” (Giese, pp. 74-76, 183-240).

Iowa Invents Farm Mutual Reinsurance:

The new statewide association covered only a portion of the local mutual’s risk. Liability for any building or article was limited to half of its insured value unless its value exceeded \$1,000, and then it covered anything in excess of that value. The statewide conducted no inspections that remained the purview of the local mutual. It also wrote no direct insurance and therefore was not in competition with the local associations. The association was also the only other statewide to be represented at the statewide annual meetings. The annual meetings of both organizations utilized the unified opportunity to conduct any managerial business. Mr. Brooks reported that the total administrative cost incurred thus far in half-a-year of activity was \$425. Initially the member assessment for operational costs was a one-half mill fee and losses were assessed on a pro-rata basis. Only specific and more risky buildings were to be reinsured by the state association. By 1911 27 county mutuals had a total of \$500,000 insured with the statewide. Operational costs in 1911 were \$229; losses paid in 1910 totaled \$1,630, those in 1911, just \$14. The idea of covering all county-level risks through reinsurance was first proposed in 1913, and the key change was accomplished some years after that (Giese, pp. 231-237).

The Iowa Farmers Mutual Reinsurance Association was the first statewide organization of its kind in the United States. Like its county members, it opened for business as a one-man shop, located in Jefferson, Iowa. Quarters were shared with the Adair County Mutual Insurance Association.¹¹ J. E. Brooks served as the secretary for both entities. In 1930 the articles were amended to allow for expansion into other states. In 1934 the offices were moved to Grinnell, Iowa and in 1935 the association was re-titled the Farmers Mutual Reinsurance Association. The move was due to a determination that the office would be located in the hometown of the company secretary and John Evans, of Grinnell, was so selected in November 1933. Three second floor offices were leased for 17 years at the Grinnell State Bank. Beginning in 1946, association board meetings were held in Grinnell rather than in Des Moines. As of 1947 the office staff numbered nine, including six women (Working Together, pp. 16, 78).

¹¹ This was another a county-level precursor of the later statewide company.

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In the wake of the Great Depression one hundred percent Class C reinsurance, first employed in 1937, was credited with preventing the insolvency of many mutual associations. The association was directly involved in researching improvements for farm fire prevention and safety. In 1938 a patent was obtained for a spark arrester. During World War II a major statewide campaign was staged to improve farm fire prevention and safety and farm and farm home inspections greatly reduced fire loss claims as a result. L. G. Keeney became the association's secretary-treasurer in 1944. He was subsequently known as "Mr. Reinsurance" in Iowa and his efforts and leadership resulted in the rapid expansion of the association. He was posthumously elected to the Iowa Insurance Hall of Fame in 2002 (<http://www.grinnellmutual.com/about-us/our-100-years>).

Company growth made the addition mandatory in 1957. This growth resulted from a rapid expansion of company services. In 1935 a new system of farm inspection was introduced and by early 1941 a company cost savings of \$200,000 was reported as a benefit of this change. The inspection force was substantially increased in 1941. In March 1941 the company received a contract with the U. S. Department of Agriculture to insure the farms that were subject to the nation's farm tenant purchase program (the Bankhead-Jones Tenant Purchase Act). This program enabled tenant farmers to buy their farms and the company had sought this important contract for two years prior to getting it from the government. The program included 500 Iowa farms as of that time and this was most likely a statewide contract. In 1945 the association expanded its windstorm insurance program and mid-year the company started a manufacturing subsidiary that produced fire prevention equipment. It was housed adjacent to its future building site. In 1947 operations were extended to Illinois and Minnesota (and Missouri by 1949). In 1948 the new title Farmers Mutual Reinsurance Company ("Company" displacing "Association") was adopted and that same year a benchmark was surpassed, that being over a billion dollars in covered risk. In just four years that figure nearly doubled to \$1.8 billion. In 1952, acting in response to a threat of Farm Bureau involvement in insurance, the company directly entered into writing insurance policies for mercantile companies, town dwellings, inland marine and special farm business. Farm coverage was expanded to include livestock loss due to smothering, electrocution or freezing, theft, flooding or vandalism. In 1953 the association purchased a four-seater airplane and its use enabled the holding of regional meetings across the state. The next year when Grinnell closed its airfield, a company field was established south of the town. Complete with hangar and fuel service, the airfield was made available to the entire community. In 1956 the association entered into the automobile and casualty fields and in 1957 an engineering department was established to deal with consumer safety and to bolster loss prevention programs (actually the Engineering department had its origins in mid-1954 when local talent Elmer Hillman was tasked to take charge of the testing laboratory in the subject building. The lab would "develop the company's testing of equipment for the purpose of rural fire prevention". That year, Lovejoy Construction was again contracted to build the pre-planned two-story addition to the subject building (*Grinnell Herald-Register*, March 24, 1941; July 17, 1945; January 22, 1948; July 11, 1949; January 20, 1952; May 31, 1954; <http://www.grinnellmutual.com/about-us/our-100-years>).

Two types of annual meetings dominated the operations of the company. These were inspector's training conferences, held each March, and the annual board of directors meeting

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and the annual members convention, both of which took place in June. The inspection conferences brought in industry speakers. The company collaborated on the local level as well with its more immediate county mutual member companies to foster public awareness about fire risk. Grinnell's volunteer fire department and the local newspaper were frequent recipients of state and national awards for their focus on fire prevention. By the mid-1950s the Farmers Mutual company was participating in local industrial shows in an effort to educate the public about what reinsurance was (Grinnell *Herald-Register*, April 1, 1935; July 7, 1955).

The annual board meetings were held in Des Moines until 1946. At that time the board had twelve members. The annual meetings were also held in Des Moines until 1954. That meeting brought 4-500 county mutual member representatives and spouses from Iowa, Minnesota, Illinois and Missouri. The Grinnell College campus was the meeting and housing venue and the subject building played but an indirect role save for 1958 when the enlarged building was toured by attendees (Grinnell *Herald-Register*, July 22, 1946; June 21, 1954; June 16, 1958).

Building Design and Construction:

Larry G. Keeney, who had studied architecture at Iowa State College, and who was appointed company manager in 1944, was tasked with studying growing company office space needs.ⁱⁱⁱ His influence on the design of the subject building cannot be documented but clearly, the company had in-house talent who were familiar with both design and their functional needs. The company's lease for the bank quarters expired on January 1951 and this offered an opportunity for change. The building site was acquired by purchase in early September 1948. The company was in no hurry to begin the construction of its new building. The first improvements, done by late July, were a boardwalk that improved pedestrian safety and a fence. In March 1949 the company secretary was authorized to have plans drawn for the subject building, consisting of the basement and two stories. The actual plans were not finalized until January 1950. The first known newspaper announcement of the building plans dates to mid-July 1949 when the company directors, who were in Grinnell for one of their quarterly meetings, inspected the building site and authorized the preparation of final plans. The November directors meeting would make the final decisions relative to schedule. Bids were reviewed in early March and building contracts were signed in early April 1950. The contractors were:

General construction, Lovejoy Construction Company, Des Moines
Plumbing and heating, Natkin and Company, Omaha
Electric wiring, Johnson Electric Company, Des Moines
Ventilation, Backman Sheet Metal Works, Des Moines
Partitions, Virginia Metal Products Corporation, Chicago

It is instructive that no local firms secured any of these contracts, and also that the building interior consisted of non-structural partitions that were likely moveable. The building's surplus

ⁱⁱⁱ Keeney was from Grinnell and was one of three local men who emerged as the company's controlling officers in 1956. Keeney advanced to company president at the 1951 annual meeting (Grinnell *Herald-Register*, June 20, 1952; June 28, 1956).

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office space was fully leased by early July, well before the building had assumed even rudimentary shape. Four office suites were taken by medical, insurance and legal tenants and a printing business leased much of the basement. The initial completion date was during 1950 but heavy rains and a very harsh winter would delay the building completion until the early spring of 1951 however. (Grinnell *Herald-Register*, September 6, 1948; July 11, August 1, 1949; April 6, July 10, 1950; Working Together, pp. 16, 78).

This building was constructed in conjunction with the polio scare, the outbreak of the Korean War with its attendant draft calls and town and county funerals, and the testing of the first parking meters downtown (the public approved the six-month test and voted them in permanently early in 1951. The downtown also gained new mercury vapor street lights, the airport was threatened with being closed down and the first and only Lustron house was being put together. The 1950 census showed a town population of 6,776, well up from 5,210 residents ten years earlier (Grinnell *Herald-Register*, December 22, 29, 1949; January 19, February 2, April 30; June 22, September 28; 1950).

No local progress report is found until the latter part of October when the bed of a dump truck full of sand dropped and damaged a wooden construction shed that was in 5th Avenue. Heavy rains were periodically experienced during the 1950 construction season and the winter of 1950-51 was cold, prolonged and snowier than usual. These impediments delayed the completion of the new building into early 1951 (Grinnell *Herald-Register*, April 13, 30, October 21, 1950; Building Permit).

No further mention is made of the building progress until the first week of April 1951 when it was noted that the sidewalk was being poured in front of it. The newspaper lauded the sidewalk, as "a distinct addition to the downtown section of Grinnell." It was observed "Grinnellians who have been taking to the street and who remember the slippery plank walk of by gone years will especially welcome this improvement [the sidewalk]." Beyond sidewalk gains "another notable forward step of the past week has been the washing of the windows." Mr. Keeney, termed "the head magician of the fireproof, attractive structure" promised imminent and complete building occupancy. The company started its move into the new building on April 16. Lawyers Tomasek & Vogel; The Fred Ramsey Insurance Agency; Doctor J. CA. DeMeulenaere and Doctor (dentist) W. I. Molsberry were the other main floor occupants. The Gossen Printing Company was in the basement by May 1. The public open house, which drew 500 visitors, took place in early-September (Grinnell *Herald-Register*, April 5, 6, 1951).

Despite the praise, the building did fail to generate the expected plaudits from contractors and other local businesses. It even failed to warrant a final "just finished" building photo. This didn't appear in the *Herald-Register* until the latter part of 1954 when it was captioned as being "one of the most modern office buildings in the state" (Figure 15). The associated article credited the Farmer's Mutual building with being one of three major postwar building projects, all of which dated from 1950 onwards, "when construction swung out from under war-time restrictions." The other two projects were the sewage disposal plant (\$250,000) and a new college dormitory (\$653,000) (Grinnell *Herald-Register*, September 10, 1951; August 26, 1954).

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Building Use History and Expansion:

The first company board meeting was held in the new building in mid-1951. Initially just the upper floor housed company operations and the ground floor housed other office tenants. From the start the new building was designed to be enlarged and it was anticipated that this would occur ca. 1960. Bids for the addition of two more stories were received in late August 1956. The Lovejoy Construction Company again received the general building contract and the Otis Elevator Company finally placed an elevator into the empty two-story (soon to be four story) shaft and pit that were included in the original building work. It is noteworthy that the construction work was to be delayed until the spring of 1957 due to a national steel shortage and the non-availability of other critical building materials. The new third floor was to house the company's tabulating department and general offices. The fourth floor would house the field inspectors, engineering department, provided an assembly room and mail and processing space. The rooftop penthouse contained the elevator equipment and furnace (*Grinnell Herald-Register*, August 23, 30, 1956).

The \$200,000 building permit was issued the following March. This second phase of construction proved to be considerably more photo-worthy than had the initial one. Given that the additional stories would make this the town's tallest, the public flocked to watch the assembly of the massive five-ton capacity crane, and the steel framing work. The two alleyways on either side of the building provided excellent off-street staging areas for the crane work. The progress photos indicate that the framing work started in the northeast quadrant of the building and that the full height framing was completed there even before any steel was raised up on other parts of the roof. The initial construction work had included a structural concrete third floor base, so the temporary frame roof was removed and the addition work was begun (*Grinnell Herald-Register*, April 11, 1957; Grinnell Building Permit, March 7, 1957).

The final completion date for the addition has not been found. The attendees at the 50th Annual Meeting, held in late June 1958 were the first to tour the newly expanded building (*Grinnell Herald-Register*, June 16, 1958).

The company occupied its new building for just 11 years. The entire building was occupied and by 1960 more space was required. Lacking a downtown building site, a new building was built on a 74-acre tract that was located three miles south of town. It is noteworthy that this southward relocation, to a site close to the anticipated Interstate-80 right-of-way, represented the first such move out of the downtown. The move was largely driven by a need for a larger testing lab and a new adjacent private airstrip. Work began on the new complex in August 1960 and was nearly done a year later. The move to the new site was made during the Christmas season, 1961-62 (*Working Together*, pp. 17, 78; *Grinnell Herald-Register*, August 11, 1960; August 17, December 21, 1961).

Initially the subject building continued in use by the company, and the new facility wasn't finished until early 1952, when the last employees, representing four departments, were relocated. In February 1962 the building was purchased by the General Telephone Company, the same entity that had built its own modern style office building on the same block to the

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northwest. Occupancy took place in May and the telephone company filled the entire building, forcing Ramsey Insurance, Tomasek & Vogel, lawyers and the Gossen Printing Company to find other quarters. The telephone company use was as business offices only. The building was finally sold to the Trustees of Iowa (Grinnell) College on March 11, 1968. GTE Data of Iowa purchased it on April 14, 1977. DeLong's Sportswear, Inc. acquired it on February 18, 1994. Bankruptcy finally forced the transfer (deed in lieu of foreclosure) to the First American Bank on January 28, 2010 (*Grinnell Herald-Register*, August 17, 1961; February 5, March 19, April 30, 1962; Property Abstract).

Parcel History and Commercial Association:

The original 1850 Grinnell plat allowed only for east/west oriented standard residential building lots on all of its blocks. Necessarily the developing downtown oriented the same direction, principally fronting east to Broad Street, and along both sides of Main Street between the railroad to the south and 5th Avenue to the north. Block 6, located north of 5th Avenue was exclusively residential in its land use as late as 1906. Prior to World War I the telephone exchange and the *Herald-Register* newspaper building were erected fronting south on Lots 1 and 12, across the south end of the block. This change coincided with the purchase of these southernmost lots by local lawyer and banker J. P. Lyman, on August 31, 1912. These successive informal subdivisions resulted in a formal sub-platting dated December 27, 1932. That replatting divided lot 1, to the west of the alley, into Lots A-D, and Lot 12, east of the alley (and the subject property) into Lots E and F. Lot E was already occupied by the former telephone exchange building. By this time all of these new lots included the south ten feet of the lots to the north. Lot 11, north of the subject property contained a single-story Van Wechel garage building. Lot F was the "hole in the ground" tract. Ed P. and Lucille A. Ahrens acquired Lot F on October 6, 1948 and they built the "Modernistic Beauty Salon" on the east 50 feet of the lot in 1949 (Property Abstract).

The entirety of Block 6 was within the downtown fire district that was enacted May 15, 1923 as Ordinance 380. Today the block is entirely in commercial use. Curiously, the listed Grinnell Commercial Historic District excluded all properties located on the north side of 5th Avenue and consequently the subject building was not evaluated (the period of significance of the district concluded as of 1940, but an amended district with a revised period of significance concluding with 1960 would likely deem it to be a contributing building).

The construction of the two modern style commercial buildings represented the final phase of a northward downtown expansion. The focal point of that expansion was along Main Street just to the west and that developing area was the town's automotive district.

Modernistic Architectural Context in Grinnell:

Grinnell was never a county seat, given that it occupies the northwest corner of Poweshiek County, yet it has long-been the county's largest town. As such it has a very substantial downtown architecture as well as a public architecture. Major churches and Grinnell College also enabled Grinnell to boast of an impressive architectural range of styles. It is

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therefore no surprise that the postwar modernistic style found a substantial presence in Grinnell, although mostly in the guise of religious buildings. The subject building is the most substantial commercial example of this style and it is also the best preserved. It is the town's tallest commercial building and it occupies a prominent location, anchoring the northeast corner of the downtown proper.

Three other modernistic style buildings are known to have been built at the same time as the subject building. The Ahrens Building, located immediately east on the corner of the same parcel, was built as a combination residence, beauty salon and dress shop. It boasted the town's first "rounded front" and the first glass doors "which are something new in Grinnell." The designer is not identified but block glass, enlarged display windows and a self-supporting steel truss opened up the interior plan. It was finished in early 1949 and was called the "Modernistic" the Ahren's Building. The new Grinnell Implements building, located on the east end of town, was completed in the late spring of 1949. Its architect is not identified. These two examples pre-dated the subject building. The Iowa Continental Telephone Company building (1956), 1010 Main Street, was designed by Des Moines architects Woodburn and O'Neil, at a cost of \$225,000. Its construction coincided with the enlargement of the subject building (Grinnell *Herald-Register*, March 7, May 23 1949; August 8, 1956).

The Architect(s):

Des Moines architects Kenneth L. Haynes (1908-1975) and Gerald I. Griffith (1909-1999) were both artists as well as architects. Griffith was the more noteworthy and proficient, being a full fledged participant in the Stone City Art Colony and was a student of Grant Wood. He exhibited internationally and was the recipient of many awards. The need for a steady income finally forced the making of a career choice and architecture trumped art. Both men spent much of their younger years with the firm of Proudfoot, Rawson, Brooks, Borg and Borg, until the closing years of World War II. Griffith earned a BA and MA in architecture at Iowa State University (1931, 1933 respectively). Haynes was self-taught and rose to chief draftsman with Proudfoot et al. He went independent in 1947 and first partnered with Ken Kendall, a structural engineer in several projects. There is no known formal record of a working partnership between Haynes and Griffith. Both did partner with Ken Kendall as Kendall- Griffith, later Kendall, Griffith, Russell Artiaga. Haynes' career highpoint was his working association with the noted architect Eero Saarinen when he designed the Drake University buildings during the latter part of the 1950s. This association lasted five or six years. Afterwards he returned to Brooks-Borg in the 1960s (Jacobsen; <http://www.mtmercy.edu/busselibrary/schome/artists/griffith.html>).

The fundamental questions regarding the architects is who took the design lead and was the four-story façade design the work of one or the other designers? The first question is hinted at by the fact that the client firm retained Griffith and not Haynes to design the addition to their building. Griffith also gained at least one other modern design in Grinnell, that being the Congregational Church, and that was in mid-1950. The answer to the second question, that of authorship for the full façade, also falls to Griffith, given that the architect's elevation sketch, dated May 17, 1956, bears his name only (Architect's Plans).

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Shot-Sawn Limestone:

The subject building's façade employs this technique to achieve an exceptional texturing and color. The shot-sawn slabs contrast with the red granite slabs on the façade of the upper two floor levels. The Bedford, Indiana, limestone was used as a veneer material. The contract award was in part based upon the vendor's retention of a gang saw. The Indiana Limestone Company provided the 460,000 cubic feet of limestone for the original Pentagon building in 1941-43. The building architect was George E. Bergstrom. The Pentagon is the most notable national example of the use of shot-sawn limestone. While all limestone was and is cut using some combination of chaff and water, in addition to a cutting blade, the shot-sawn technique, using steel shot) also imparts a brown streaking to the end product due to the rusting of the shot. Shot-sawn treatments have a broad range of roughness (Owen).^{iv}

What is not known is how the architects were introduced to this technique and why they selected it. Any comparative use of this veneer material in Iowa or regionally also remains undetermined. Griffith was particularly drawn to the Art Deco style and this treatment was closely linked to it and the Moderne style Shot-sawn limestone was favored for use in stone decks, particularly in observatory decks. Eero Saarinen employed its use in a four-story women's dormitory at the University of Chicago. In that design, bands of casement windows with dark toned spandrels separated the stone bands. The General Accounting Office Building (1949-51), 441 G Street, in Washington, DC, used the material. The former War Department Building, 21st and E Street, also in Washington, curiously added trim work in red granite (1935, Gilbert S. Underwood and William Dewey Foster, architects). It would appear that the stone treatment was popularized during the later 1930s and continued in use through at least the 1950s. It is also clear that the stone and its treatment came from multiple production sites, including Carthage, Missouri and Southern Indiana (Saarinen; http://simpatigo.com/point_of_interest/General_Accounting_Office; http://www.google.com/search?q=%22shot-sawn+limestone%22&hl=en&prmd=o&ei=PLHqTNSPKMuSnwe_4IntDQ&start=10&sa=N

^{iv} This special cutting technique was once more commonplace before stone cutting technologies changed and this fact proved to be problematic when the damaged Pentagon building was to be restored following the terrorist attack on September 11, 2001.

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Grinnell *Herald-Register*, April 18, 1935; November 7, 1940; March 24, 1941; July 14, 1945; July 22, 1946; January 22, September 6, 1948; March 7, May 23, July 11, August 1, December 22, 29, 1949; January 19, February 2, April 6, 13, 30; June 22, July 10, September 28; October 21, 1950; April 5, 6, 16, September 10, 1951; May 15, June 20, 1952; June 23, August 23, 30, 1953; May 31, June 21, August 26, 1954; July 11, 1955; June 21, 28, August 8, 23, 30, 1956; March 7, April 11, June 3, 16, 1957; July 10, 1958; June 8, 25, 1959; June 13, 23, August 11, 26, 1960; August 11, December 21, 1961; March 19, April 30, June 5, 1962;

Online Resources:

Grinnell Mutual Reinsurance Company: Our First 100 Years:

<http://www.grinnellmutual.com/about-us/our-100-years> (accessed November 19, 2010)

Iowa State University Library Special Collections:

<http://www.lib.iastate.edu/spcl/manuscripts/MS051.html> (accessed November 19, 2010)

The Iowa Legislature.

<http://www.legis.iowa.gov/Legislators/legislatorAllYears.aspx?PID=3627> (accessed November 21, 2010)

Bussey Library: <http://www.mtmercy.edu/busselibrary/schome/artists/griffith.html>

(accessed November 21, 2010)

Jim Owen's Pentagon Piece. [http://www.google.com/search?q=%22shot-](http://www.google.com/search?q=%22shot-sawn%22%2BPentagon&btnG=Search&hl=en&prmd=o&ei=PazqTIXPMLafnwelq63UDQ&sa=N)

[sawn%22%2BPentagon&btnG=Search&hl=en&prmd=o&ei=PazqTIXPMLafnwelq63UDQ&sa=N](http://www.google.com/search?q=%22shot-sawn%22%2BPentagon&btnG=Search&hl=en&prmd=o&ei=PazqTIXPMLafnwelq63UDQ&sa=N)
&aq=f&aqi=&aql=&oq=&gs_rfai, (accessed November 21, 2010)

SimpatiGo: http://simpatigo.com/point_of_interest/General_Accounting_Office/,

(accessed November 21, 2010)

DC Inventory of Historic Sites. [http://www.google.com/search?q=%22shot-](http://www.google.com/search?q=%22shot-sawn+limestone%22&hl=en&prmd=o&ei=PLHqTNSPKMuSnwe_4IntDQ&start=10&sa=N)

[sawn+limestone%22&hl=en&prmd=o&ei=PLHqTNSPKMuSnwe_4IntDQ&start=10&sa=N](http://www.google.com/search?q=%22shot-sawn+limestone%22&hl=en&prmd=o&ei=PLHqTNSPKMuSnwe_4IntDQ&start=10&sa=N)
(accessed November 21, 2010)

National Register of Historic Places
Continuation Sheet

Section number 10 Page 22

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

Additional Information:

Verbal Boundary Description:

The west 75 feet of the east 135 feet of the south 10 feet of Lot 11 and the west 75 feet of the east 135 feet of Lot 12, Block 6, Original Town. This boundary includes the building and open grassed areas alongside the building as well as a paved access way along its west side. This boundary includes an elevator/loading dock wing located at the northwest corner of the building. The north boundary line is a party wall.

Boundary Justification:

This parcel has been historically associated with the subject building since its construction and the building occupies the majority of the parcel's surface area.

Maps:

Refer to figures 41-42

Photographs:

Name of Photographer: James E. Jacobsen
Date of Photographs: September 2011
Location of Negatives: Property owner

Description of View:

<u>Frame:</u>	<u>Viewpoint:</u>	<u>Description:</u>
1	northeast	façade overview, west wall
2	northeast	façade overview
3	north	façade overview
4	northwest	façade overview
5	northwest	façade overview, east wall
6	northeast	façade overview
7	northwest	façade overview
8	northwest	façade detail, entrance
9	north	façade detail, upper windows, stone panels
10	north	façade detail, lower kick plate panels
11	south	north wall
12	southeast	north and west walls
13	southeast	north and west walls
14	east	loading dock, west wall
15	east	brick-infill where ventilation panels were originally located
16	northeast	west wall

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Continuation Sheet

Section number 10 Page 23

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

Photographs, Continued:

<u>Frame:</u>	<u>Viewpoint:</u>	<u>Description:</u>
17	south	basement hall viewed from elevator, north end of hall
18	southeast	basement utility room, viewed from the hall
19	southwest	rear stairway, between basement and first floor
20	north	front stairway, looking down towards the basement
21	north	front stairway, looking up towards the second floor
22	north	main entrance and hall, first floor, stairs and elevator to the right
23	east	elevator and door to front stairwell, from hall
24	west	lateral rear hall leading to elevator, stairs, restrooms
25	north	rear hall leading to elevator (left), stairs (left), restrooms (right)
26	southeast	second floor, west hall flanking central conference room (left)
27	down	view downstairs from top floor showing transition in stairway and bulkhead at fourth floor (original termination point of the stairs)
28	northeast	fourth floor, showing the open plan of this level
29	northeast	fourth floor, showing representative elevator and stair surrounds
30	west	third floor, hall viewed from elevator/stair doorway

National Register of Historic Places
Continuation Sheet

Section number Additional Documentation Page 24

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

Imbedded Images:

Building Plans:

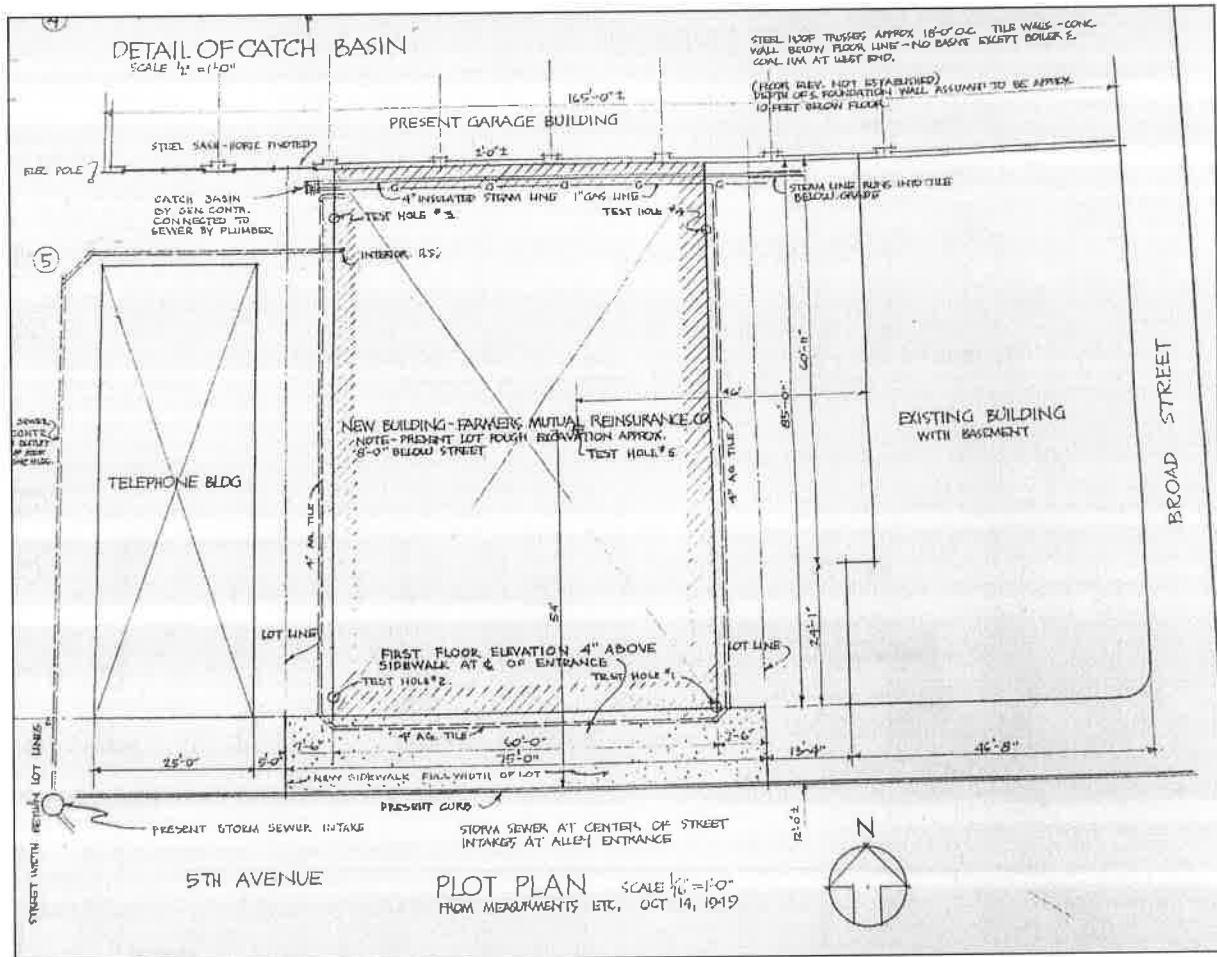


Figure 1: Site plan
(Haynes and Griffith, architects, January 1950, in the possession of the building owner)

Figure 1 illustrates the building site. The Ahrens Building (1949) is to the east. Note the open areas along both sidewalks and the fact that the new building could not abut its neighbors due to these open areas being divided in ownership.

National Register of Historic Places
Continuation Sheet

Section number Additional Documentation Page 25

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

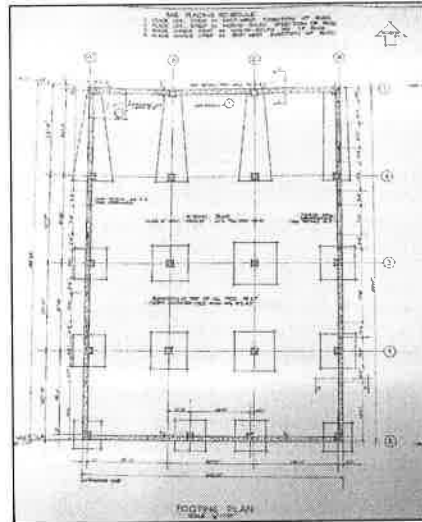


Figure 2: Footings Plan

(Haynes and Griffith, architects, January 1950, in the possession of the building owner)

Figure 2 illustrates the very large footings that are beneath the north bay. These footings are six feet below the basement floor grade level and concrete columns support the building between the footings level and the building proper.

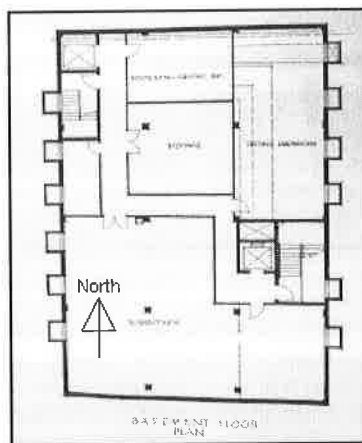


Figure 3: Basement plans

(Haynes and Griffith, architects, January 1950, in the possession of the building owner)

Two rows of steel I-beams divide each floor into a dozen structural bays. Figure 3 illustrates the basement window well pattern. The northeast window also served as an emergency exit. The backup electrical generator occupies the center west room. The former laboratory space is now filled with mechanicals. The front open area remains so.

National Register of Historic Places
Continuation Sheet

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

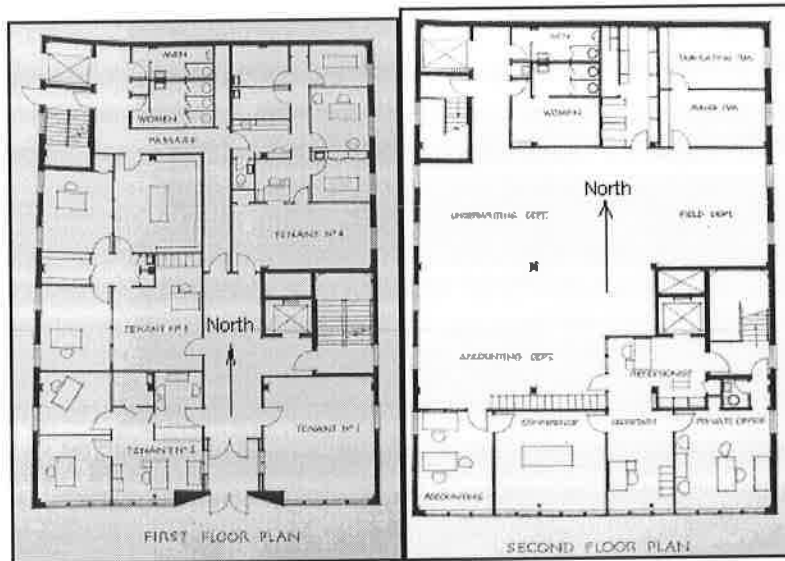


Figure 4: First floor plan (left), second floor (right)
(Haynes and Griffith, architects, January 1950, in the possession of the building owner)

Figure 4 illustrates the basic layout of elevators, stair systems, bathrooms and the ground level entrance. The southwest quadrant of this level is now one large open area. The second and third floor interior layouts now have twin lateral hallways and a rear cross hallway. The lateral halls define two rows of offices or meeting rooms to the west of the main elevator/stairs core.

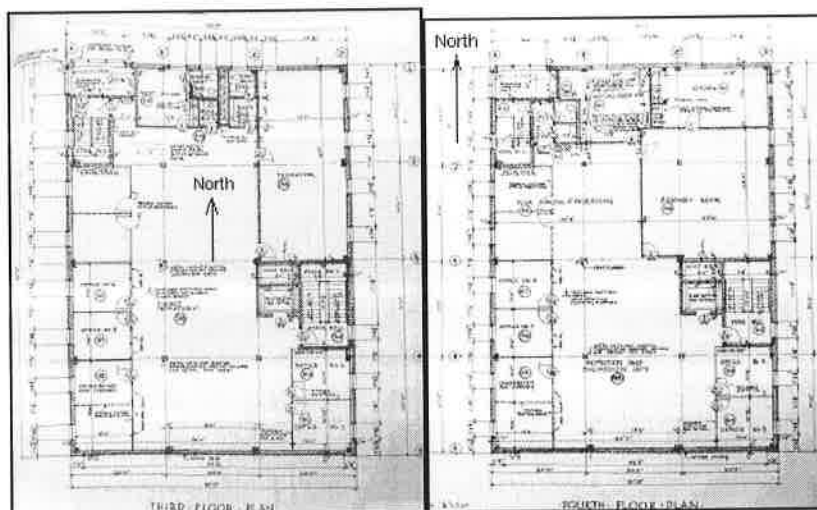


Figure 5: Third floor plan (left), fourth floor (right)
(Gerald Griffith, architect, July 1956, in the possession of the building owner)

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Continuation Sheet

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

Above the second floor, the lack of front windows obviated any reason to have offices across the front of the plan. In this early plan offices cluster along the fenestrated sidewalls only. The fourth floor has the most open floor plan at present, with the northeast and southwest quadrants of the plan remaining open.

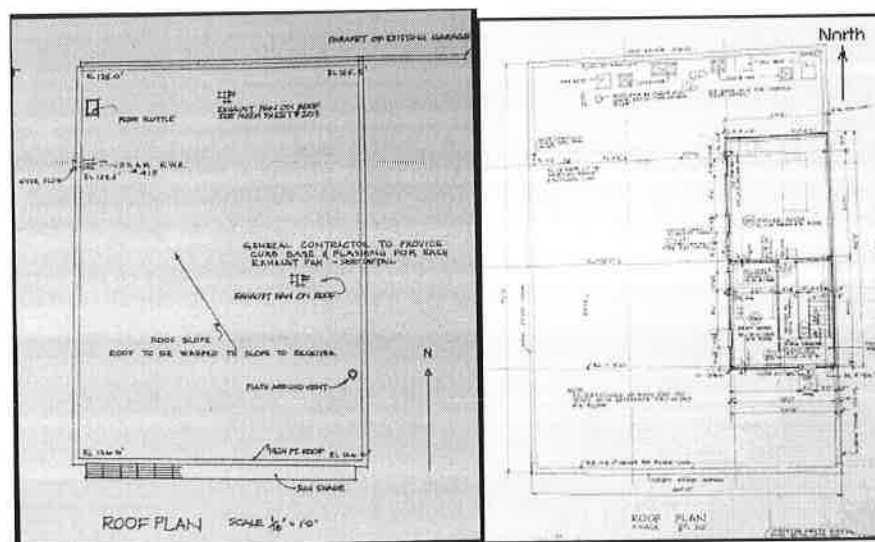


Figure 6: Roof plans (original at left) (Haynes and Griffith, architects, January 1950; Gerald Griffith, architect, July 1956, in the possession of the building owner)

The final building had its furnace on the rooftop. The original heating plant was necessarily located in the basement prior to the building expansion.

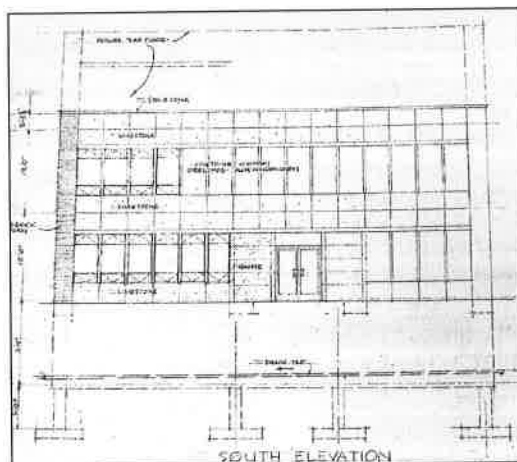


Figure 7: Original south elevation
(Haynes and Griffith, architects, January 1950, in the possession of the building owner)

National Register of Historic Places
Continuation Sheet

Section number Additional Documentation Page 28

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

Figure 7 indicates that the building was designed to be expanded by the addition of more floors.

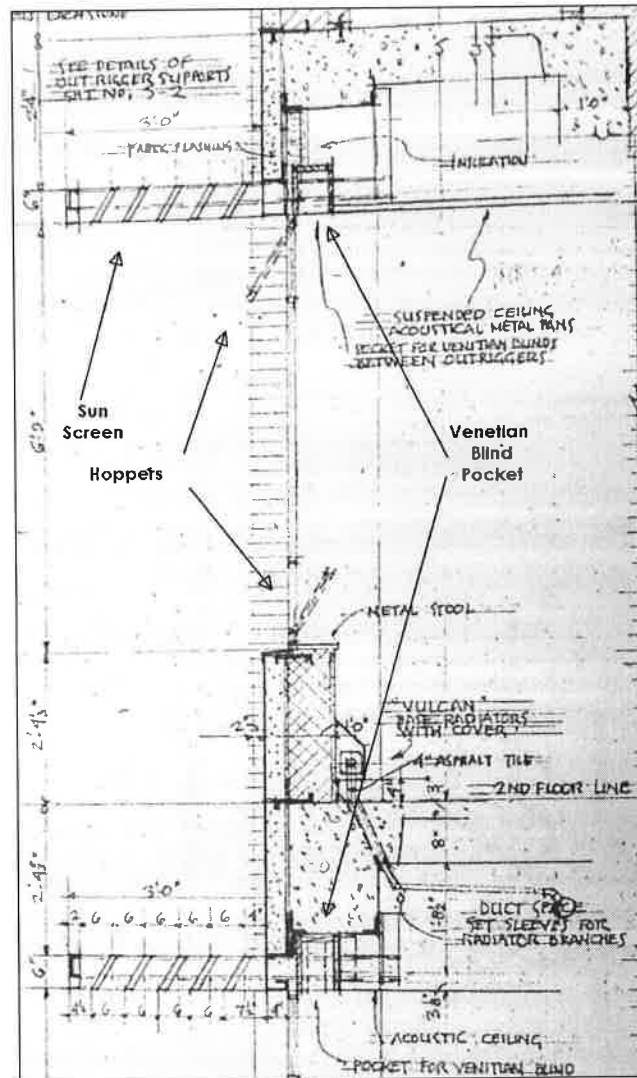


Figure 8: Original façade louvered sunscreens and window detail (view west)
(Haynes and Griffith, architects, January 1950, in the possession of the building owner)

The building windows were identical. This sectional view illustrates the operation of the upper and lower hoppers and it provides sectional views of the sun shade system as well as the pan cast ceiling profile.

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Continuation Sheet

Section number Additional Documentation Page 29

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

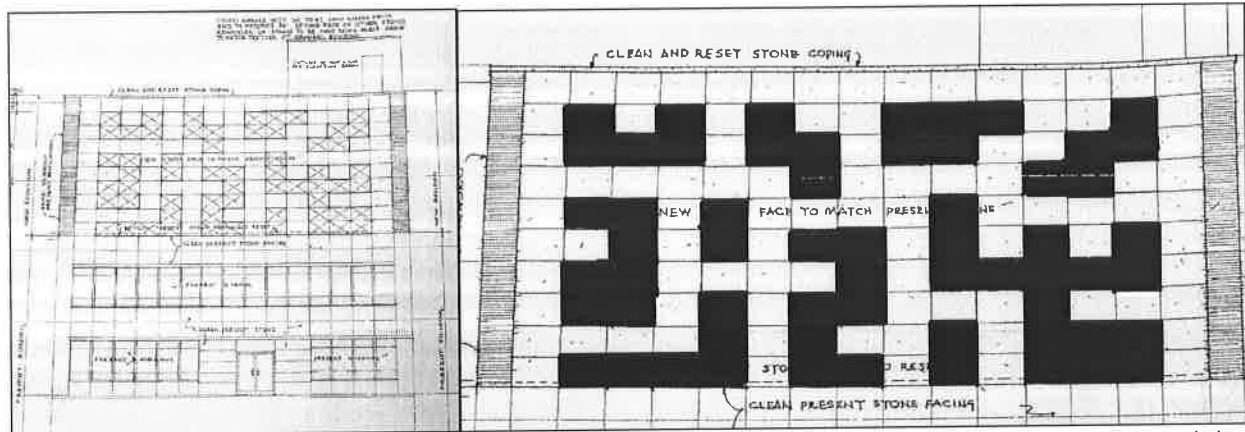


Figure 9: South elevation with ornamental stone panel layout, enhancement of pattern at right (Gerald Griffith, architect, July 1956, in the possession of the building owner)

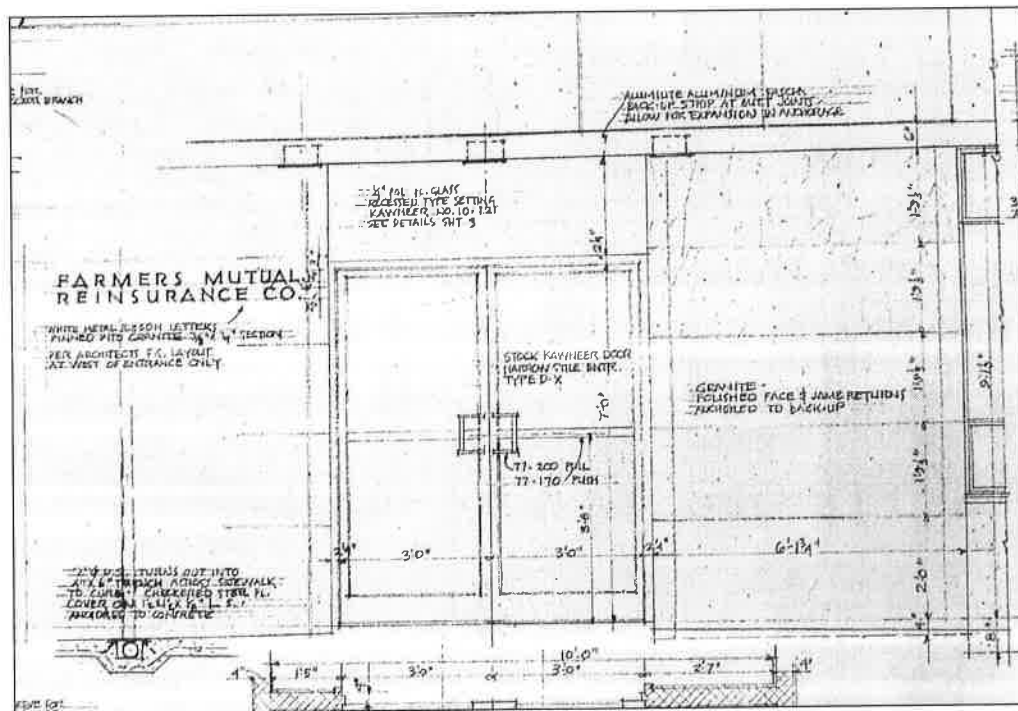


Figure 10: Original building signage detail (Haynes and Griffith, architects, January 1950, in the possession of the building owner)

National Register of Historic Places
Continuation Sheet

Section number Additional Documentation Page 30

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

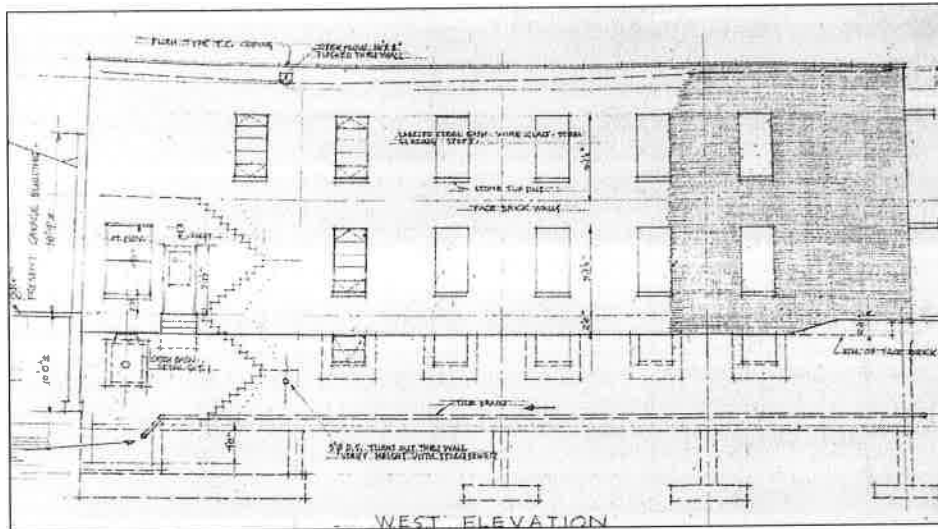


Figure 11: Original west elevation (view east)
(Haynes and Griffith, architects, January 1950, in the possession of the building owner)

This figure shows how deep the footings were and how columns supported the building. There was no elevator in the northwest (left side of image) and windows are depicted in that location.

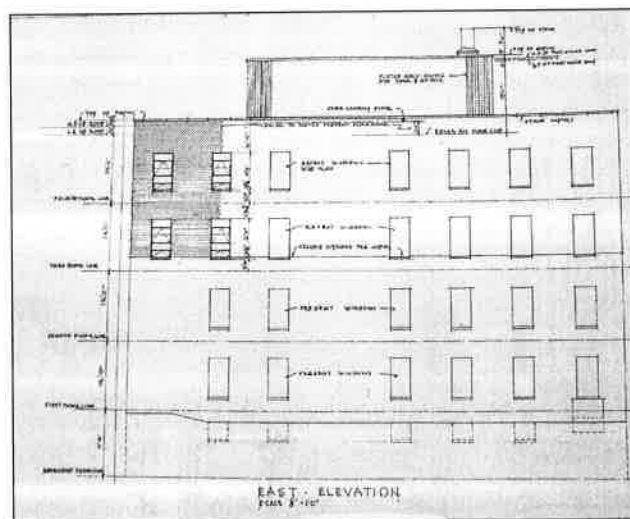


Figure 12: East elevation and penthouse profile (view west)
(Gerald Griffith, architect, July 1956, in the possession of the building owner)

The main stairs precluded the cutting in of windows just south of center on this side wall. Front offices also precluded windows on the lower two stories (left hand side of image).

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Continuation Sheet

Section number Additional Documentation Page 31

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

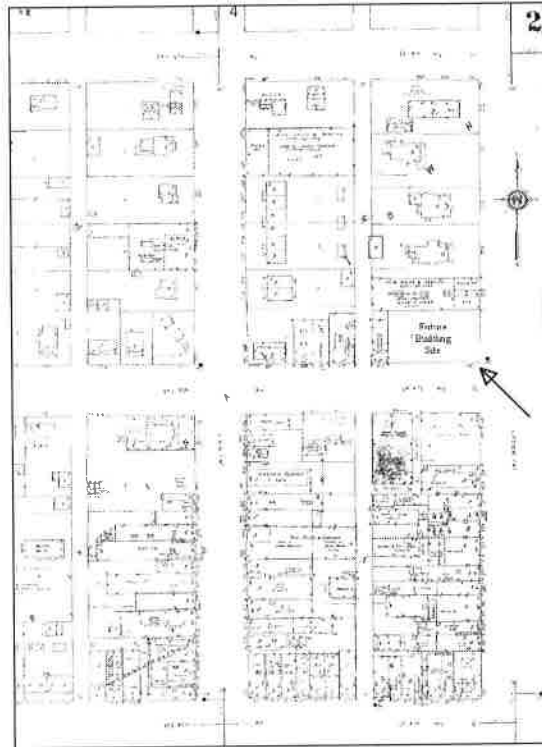


Figure 13: Detail, 1943 Sanborn Map

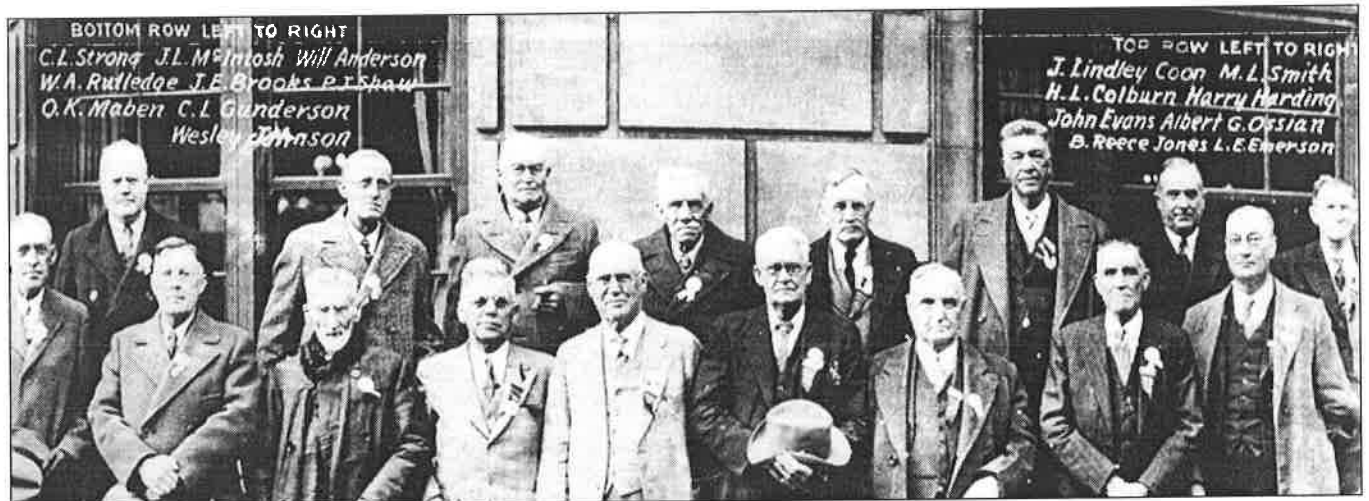


Figure 14: Farmers Mutual Reinsurance Company Board of Director Members, Des Moines, 1938 (these meetings finally moved to Grinnell beginning in 1946 (courtesy of the Grinnell Mutual Insurance Company)

National Register of Historic Places
Continuation Sheet

Section number Additional Documentation Page 32

Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

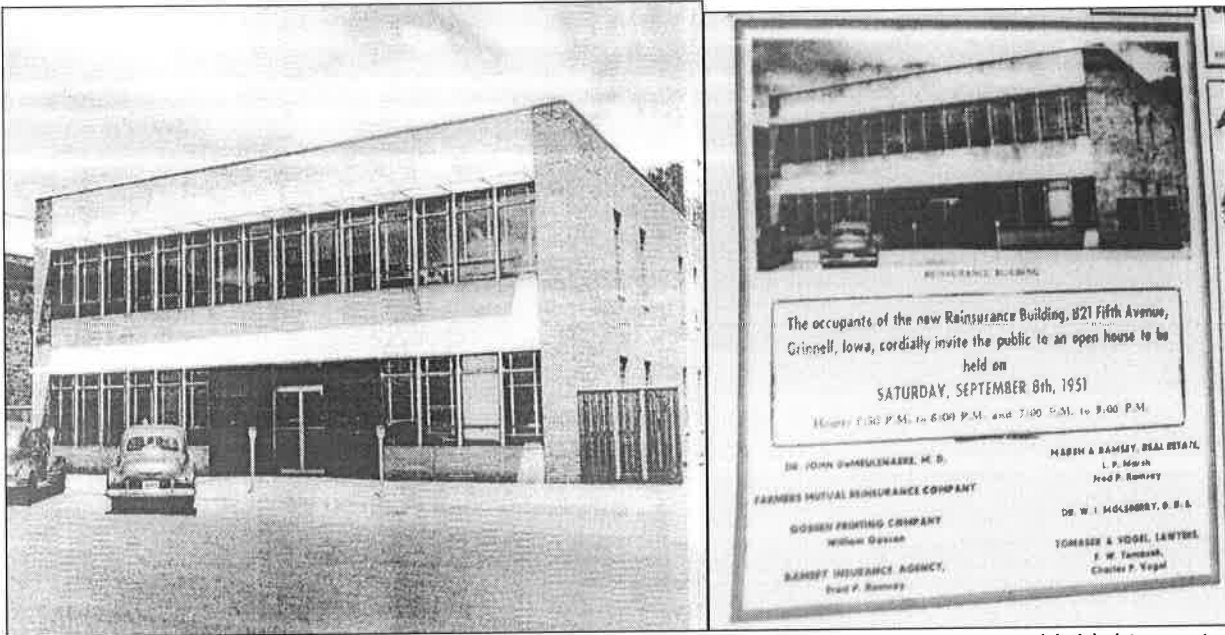


Figure 15: Completed original building façade, view northwest, open house and initial tenants' list, right (Grinnell *Herald-Register*, September 3, 1951; August 26, 1954)



Figure 16: Ed Ahren's Modernistic Building, view northwest (Poweshiek County Assessor, 2010)

The Ahrens Building was the town's first rounded front modern style commercial building. It was built in 1949.

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

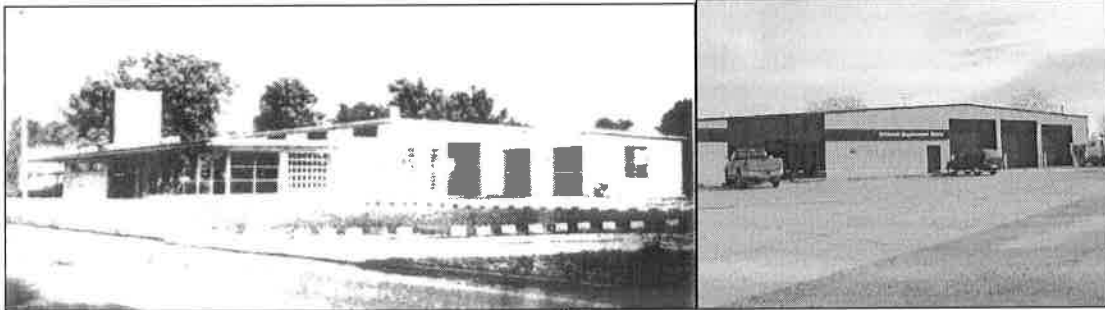


Figure 17: Grinnell Implement Building, 1828 6th Avenue, 1949 view (left), present view (right) (Grinnell *Herald-Register*, May 23, 1949; Poweshiek County Assessor, 2010)

This building was a very nice example of the Moderne style. While not downtown, it might have influenced the design of the subject building. Built in 1949, it is now completely altered and is unrecognizable.

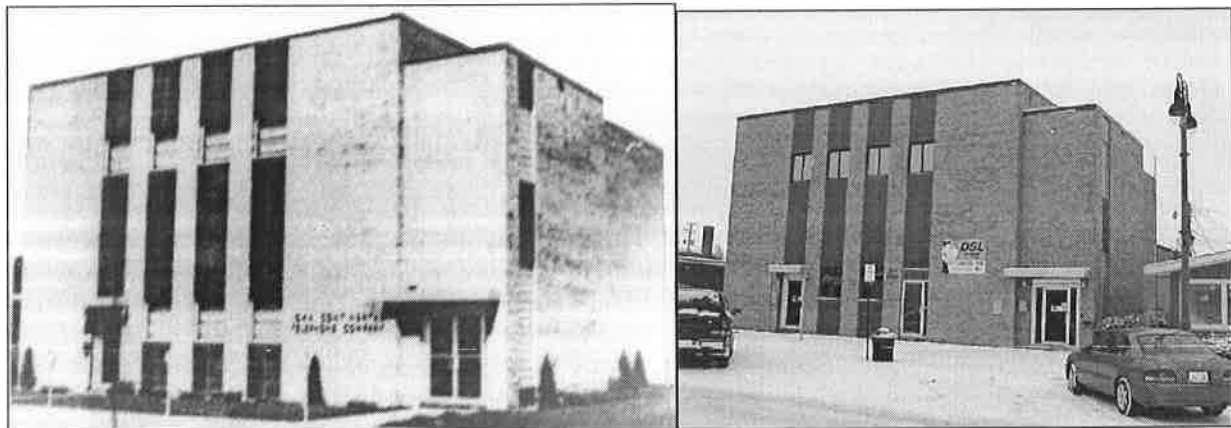


Figure 18: Iowa Continental (later General) Telephone Company Building, architect's elevation left, present appearance right (elevation, Grinnell *Herald-Register*, August 6, 1956; current photo, Poweshiek County Assessor)

This is the final major commercial modernistic example to be built in Grinnell even as the subject building was being enlarged. Architects were Woodburn and O'Neil of Des Moines. It is a lesser example, is smaller in scale than the subject building, and it has been more fundamentally altered in terms of its windows. In this instance the windows are a vertical design element and the stair/elevator core is placed in an adjunct wing.

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa



Figure 19: Elevation drawing, view northeast (Gerald Griffith, architect, July 1956)

Note the twin privacy fences that flank the building front. As later images show, these were actually built. The cooling tower in the northwest (rear left) corner is visible in this view.

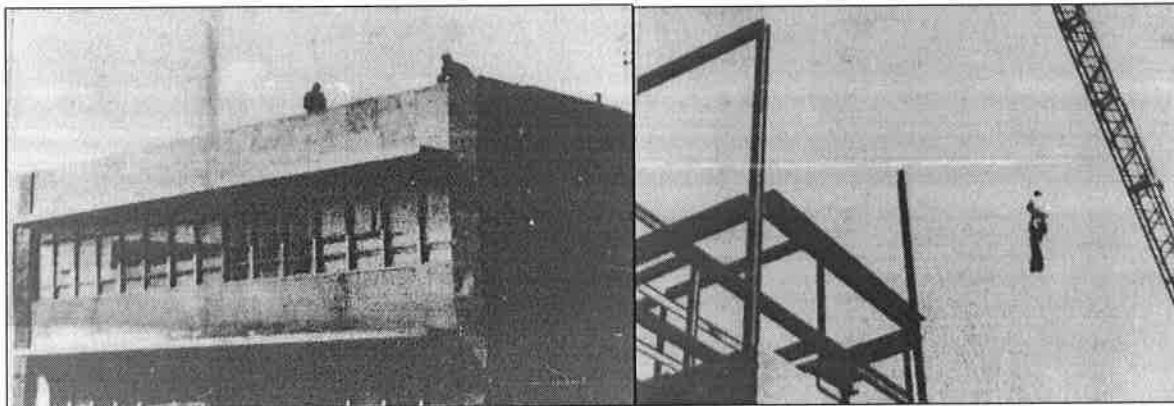


Figure 20: Roof removal, building expansion, view northwest; right "going to work"
(Grinnell *Herald-Register*, March 28, April 25, 1957)

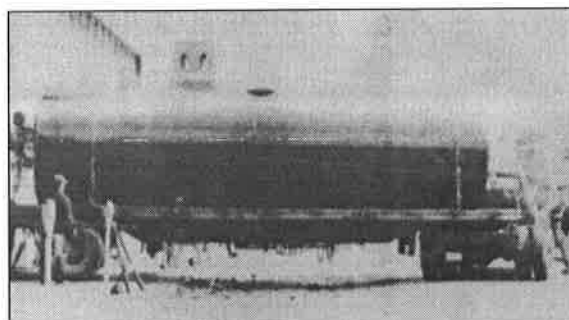


Figure 21: 7,500 gallon fuel tank, to be buried to the west of the building
(Grinnell *Herald-Register*, November 7, 1957)

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

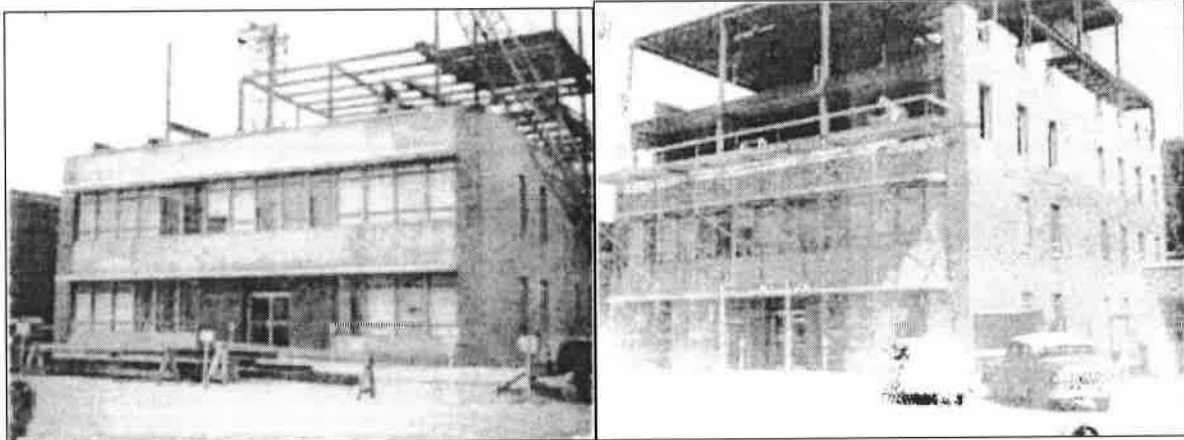


Figure 22: Construction photos, view northwest, ca. May 1957
(Courtesy of Grinnell Mutual Insurance Company)

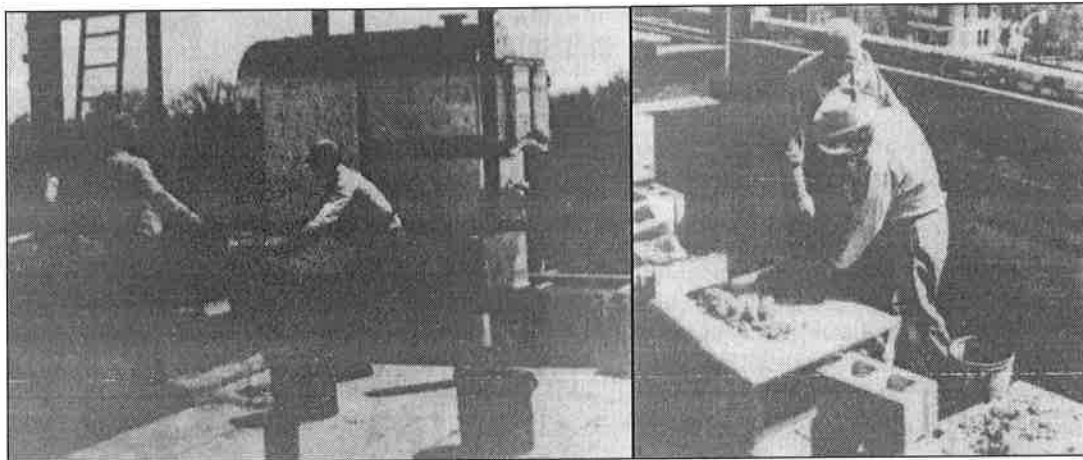


Figure 23: Furnace in place on the roof, view northeast, left, Bob Edmund, construction superintendent (rear) and Lee Norden, masonry foreman, left
(Grinnell *Herald-Register*, May 9, 13, 1957)

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa



Figure 24: Interior view, third floor looking northeast
(Grinnell *Herald-Register*, December 2, 1957)



Figure 25: Completed enlarged building, view northwest, ca. 1957-58
(Courtesy of Grinnell Mutual Insurance Company)

The expanded building retained the sunshades on the lower two front floor levels. Note the window light pattern in the east sidewall windows. Venetian blinds were specified in the original plans on the front windows and these are closed in this image.

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Continuation Sheet

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa



Figure 26: Fourth floor office staff work area, view northwest, 1950s (*Working Together*)

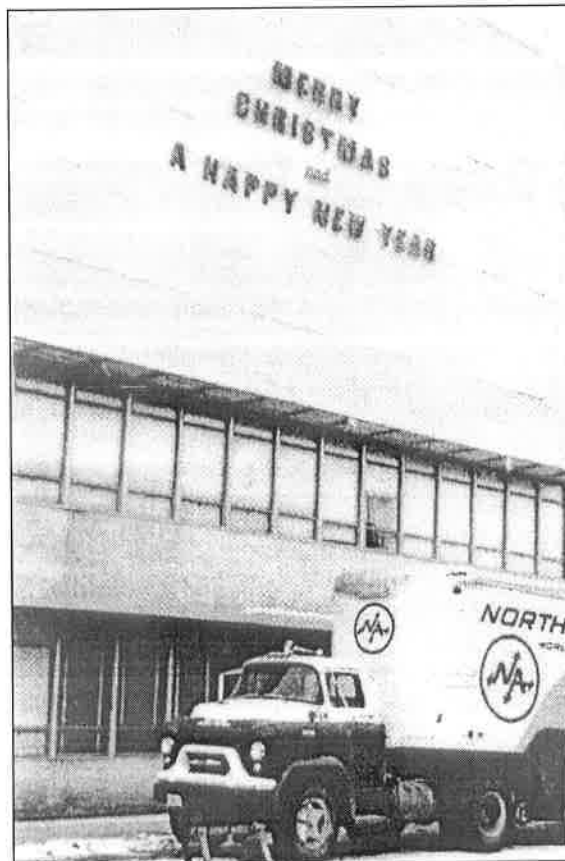


Figure 27: Moving day, December 1961
(Courtesy of Grinnell Mutual Insurance Company)

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

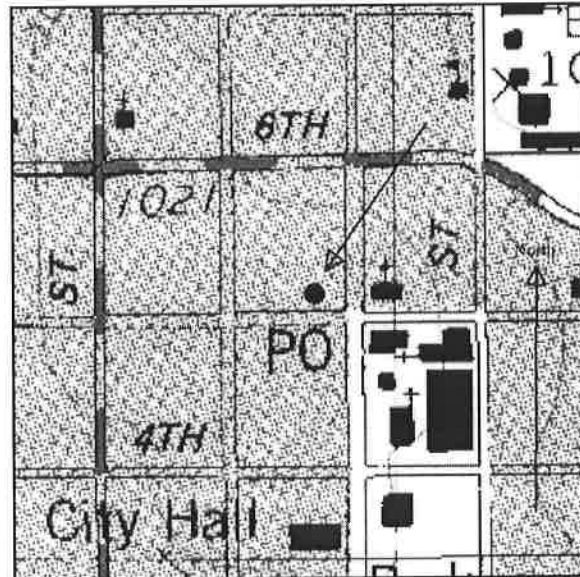


Figure 28: Detail, USGS Topographical Map
(Iowa Geographic Map Server: <http://ortho.gis.iastate.edu/>)

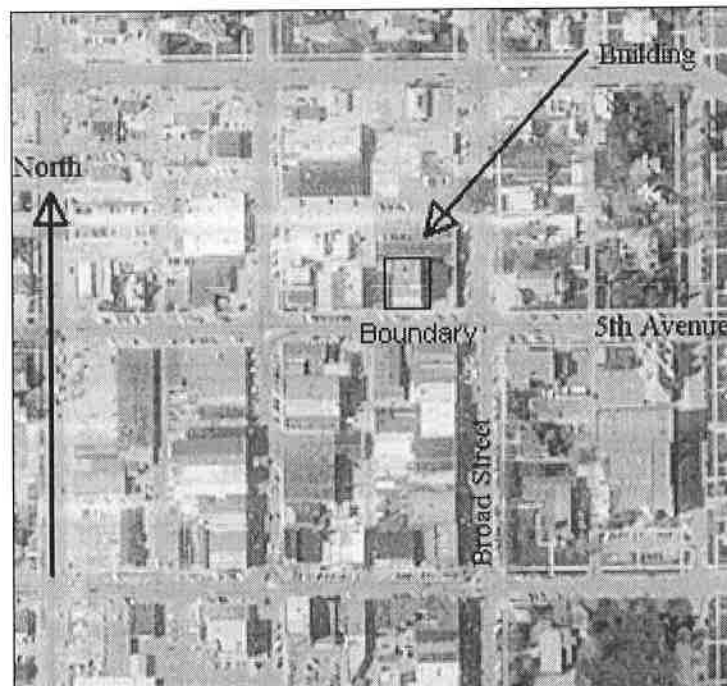


Figure 29: Current aerial building footprint
(Iowa Geographic Map Server: <http://ortho.gis.iastate.edu/>)

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Farmers Mutual Reinsurance Building
Poweshiek County, Iowa

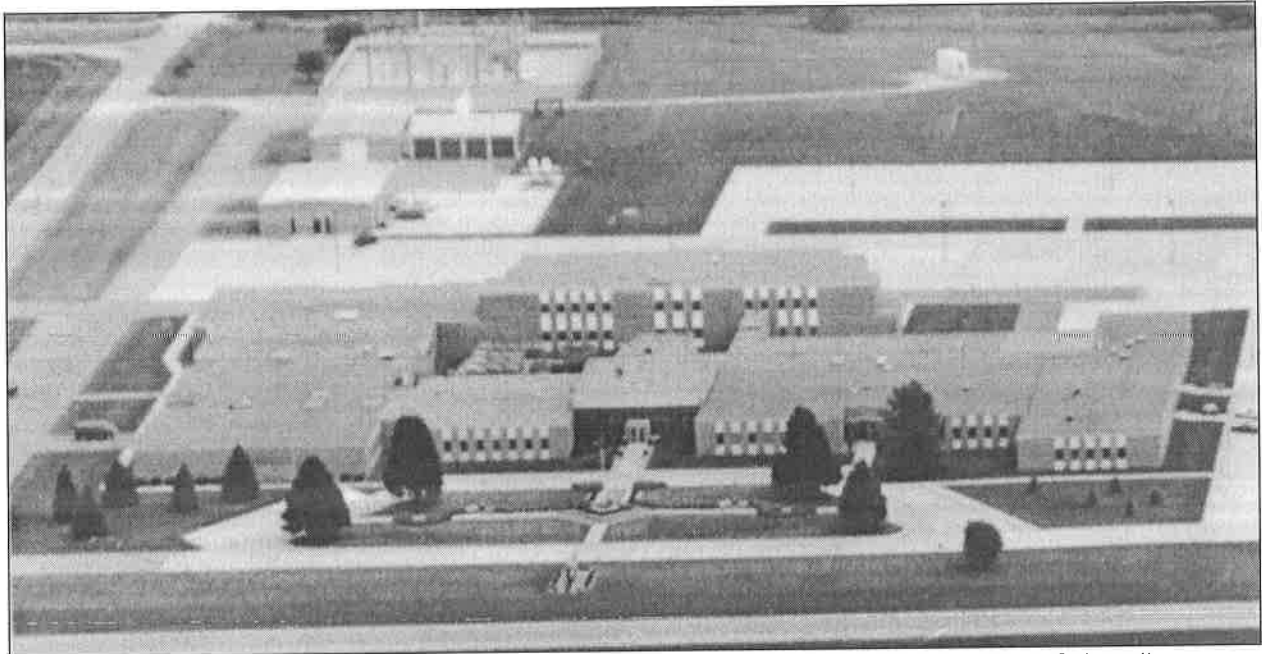
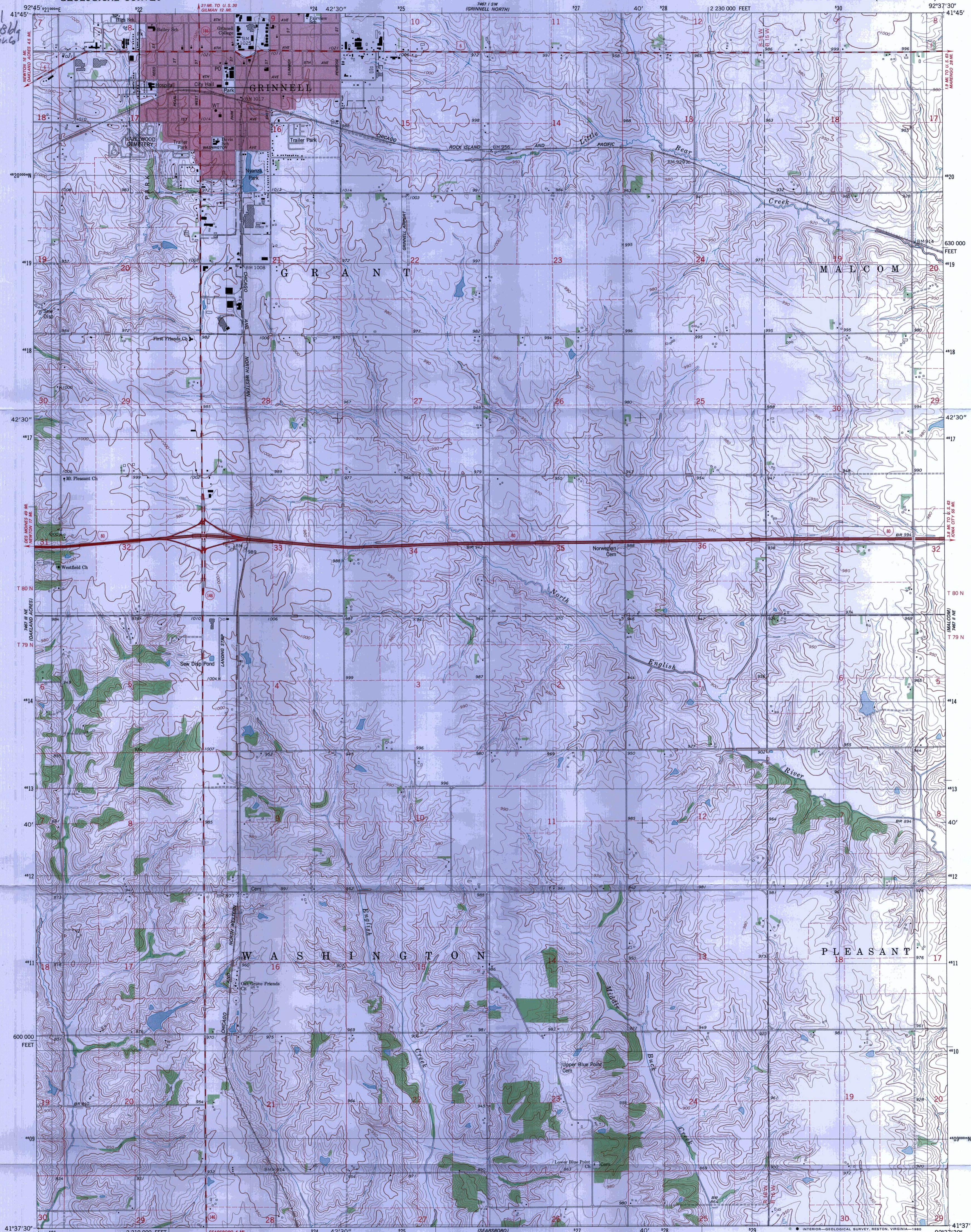
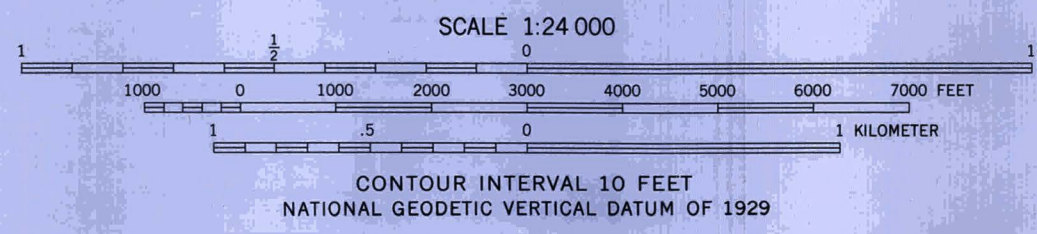
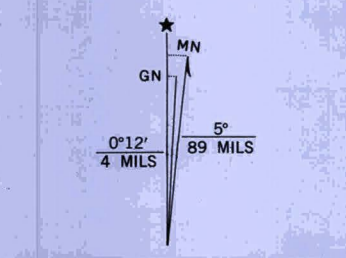


Figure 30: The replacement company campus (1961), located south of Grinnell
(Courtesy of Grinnell Mutual Insurance Company)

Farmers Mutual
Reinsurance Bldg
Grinnell, Poweshiek Co.
Zone 15
N=4621280
E=522910



Mapped, edited, and published by the Geological Survey
Control by USGS and NOS/NOAA
Topography by photogrammetric methods from aerial photographs taken 1974. Field checked 1975. Map edited 1979
Projection and 10,000-foot grid ticks: Iowa coordinate system, south zone (Lambert conformal conic)
1000-meter Universal Transverse Mercator grid, zone 15 1927 North American Datum
To place on the predicted North American Datum 1983 move the projection lines 3 meters north and 16 meters east as shown by dashed corner ticks
Red tint indicates area in which only landmark buildings are shown
Fine red dashed lines indicate selected fence and field lines where generally visible on aerial photographs. This information is unchecked



ROAD CLASSIFICATION

Primary highway, hard surface	Light-duty road, hard or improved surface
Secondary highway, hard surface	Unimproved road
Interstate Route	U. S. Route
	State Route

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY, DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092
AND BY THE IOWA GEOLOGICAL SURVEY, IOWA CITY, IOWA 52240
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST



Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo # 1

02/29/12 013 79-886147
61420005 DORISUNN 79-886147



Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo #2

02/29/12 018 79-886147
61470006 D0H5UNM 79-886147



MADE IN U.S.A.

DeLONG
Corporate
Offices

821

Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo # 3

02/29/12 021 29-886147
61470002 D0H5JNH 29-886147



DeLONG

Commercial
Culture

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Farmers Mutual Reinsurance Company Building
Grinnell, Pocahontas County, Iowa

Photo # 4

02/29/12 022 79-886147
61470008 DORSUM 79-886147



Grinnell
Realty

Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo #5

02/29/12 025 79-886147
61470009 D0H5UNM 79-886147



Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo #6

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Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo # 7

02/29/12 030 79-886147
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DeLONG

Corporate
Offices

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NO
PARKING
1:00AM
TO 5:00AM
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Farmers Mutual Reinsurance Company Building
Grinnell, Des Moines County, Iowa

Photo # 8

02/29/12 033 79-886147
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Farmers Mutual Reinsurance Company Building
Grinnell, Rowlesick County, Iowa

Photo # 9

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DQHSUNH 29-886147 61470812



Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo #10

02/29/12 039 29-886147
61420013 D0H5JMM 29 886147



Farmers Mutual Reinsurance Company Building
Grimoll, Poweshiek County, Iowa

Photo # 11

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Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo #12

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61420015 DQHSJMM 79-886142



Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo #13

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Farmers Mutual Reinsurance Company Building
Grinnell, Pottawatomie County, Iowa

Photo # 14

02/29/12 051 79-886147
61470017 D0HSUNM 79-886147



Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo # 15

02/29/12 054 79-886147
61470018 DQHSUNN 79-886147



Farmers Mutual Reinsurance Company Building
Grinnell, Poweshiek County, Iowa

Photo #16

02/29/12 060 79-886147
61470020 D0850NN 79-886147



Farmers Mutual Reinsurance Co Bldg, Grinnell, Boushock County #A

Photo # 18

TCS <NO - 19A>018BN
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FIRE
EXTINGUISHER
A.B.C. 

Farmers Mutual Reinsurance Co Bldg, Grinnell, Poweshiek Co, IA

Photo # 17.

TCS <No. 18A>021 BN

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Farmers Mutual Reinsurance Co Bldg, Grinnell, Poweshiek County, Iowa

Photo # 19

TCS <No. 17A>024 BN

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Farmers Mutual Reinsurance Co Bldg, Grinnell, Poweshiek County, IA

Photo #20

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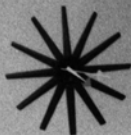
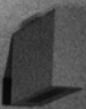
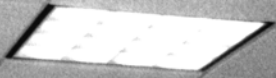


Farmers Mutual Reinsurance Co Bldg. Grinnell, Poweshiek County, IA

Photo 21

TCS <No. 12A>039 BH

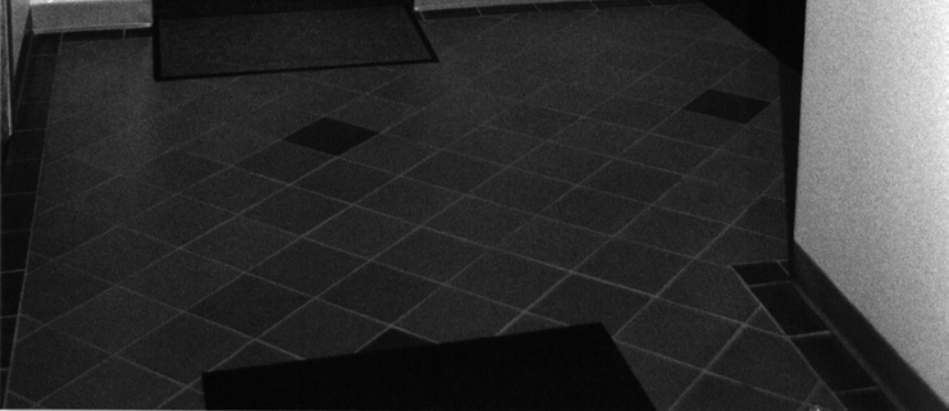
*2b-4001 04? N N N-6 38 6210 04.11.12 GR03 2073.4 * 100.0



821 CORPORATE OFFICES

FLOOR 1	FLOOR 2	FLOOR 3
<p>Suite 101 & 102 Floor Sales</p>	<p>Suite 200 Bentley, Jones & Associates, Inc.</p> <p>Suite 201 Bentley Management Services, Inc.</p> <p>Suite 202 Bentley Management Services, Inc.</p> <p>Suite 203 Bentley Management Services, Inc.</p> <p>Suite 204 Bentley Management Services, Inc.</p>	<p>Suite 300 Lawrence Associates</p>

OPEN
BUSINESS
HOURS



Farmers Mutual Reinsurance Co. Bldg., Grinnell, Poweshiek County #A

Photo # 22

TCS <No. 13A> 035 BN

*2b-4001 047 N N N N-06 6210 04.11-12 GR0.3 2073.47 100.0



Farmers Mutual Insurance Co Bldg, Grinnell, Poweshiek County, IA

Photo # 23

TCS <No. 14A> 031 BH

*26-4001 047 N N N N-08 6210 04.11.12 GR03 Z073.4/ 100.0

A black and white photograph of a hallway. The hallway is carpeted and has a drop ceiling with a single light fixture. An illuminated 'EXIT' sign is mounted on the ceiling. The walls are plain, and there are several doorways along the sides. The perspective is looking down the length of the hallway towards the end.

EXIT

Farmers Mutual Reinsurance Co Bldg, Crinnell, Poweshiek County IA

Photo #24

TCS <No. 16A>027 BN

*25-4001 047 N N N-1-07 6210 04.11.12 GR03 /073.4/ 100.0



Farmers Mutual Reinsurance Co Bldg, Grinnell, Polk County, IA

Photo # 25

TCS <No. 15A>028 BN

*2b-4001 047 N N N-4 30 6210 04.11.12 GR03 2073.4 / 100.0



Farmers Mutual Reinsurance Co Bldg. Grinnell, Pottawatomie County, IA

Photo #26

TCS <No. 20A>013 BN

*26-4001 047 N N N N 16 6210 04.11.12 GR03 2073.47 100.0



Farmers Mutual Reinsurance Co Bldg, Grinnell, Poweshiek Co IA

Photo # 27

TCS <No. 23A>006 BH
*2b-4001 047 N N N N 37 6210 04,11,12 GR03 2073.4 / 100.0



Farmers Mutual Reinsurance Co Bldg. Grinnell, Poweshiek County, IA

Photo # 28

TCS <NO. 21R> 010 BH
*29-4001 047 N N N-1 37 6210 04.11.12 GR03 2073.47-100.0



Farmers Mutual Reinsurance Co Bldg, Grinnell, Poweshiek County, IA

Photo # 29

TCS <NC> 229 > 009 BN
*2B-4001 047 N N N N 25 6210 04.11.12 6R03 2023.4 / 100.0



Farmers Mutual Reinsurance & Building, Grinnell, Poweshiek County
IA

Photo # 30

TCS <No. 24A>003 BN

*2b-4001 047 N N N-1 32 6210 04.11.12 GR03 2073.4/ 100.0

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY NAME: Farmers Mutual Reinsurance Company Building

MULTIPLE NAME:

STATE & COUNTY: IOWA, Poweshiek

DATE RECEIVED: 1/25/13 DATE OF PENDING LIST:
DATE OF 16TH DAY: DATE OF 45TH DAY: 3/13/13
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 13000069

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: N SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

ACCEPT RETURN REJECT 3.13.13 DATE

ABSTRACT/SUMMARY COMMENTS:

**Entered in
The National Register
of
Historic Places**

RECOM./CRITERIA _____

REVIEWER _____ DISCIPLINE _____

TELEPHONE _____ DATE _____

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

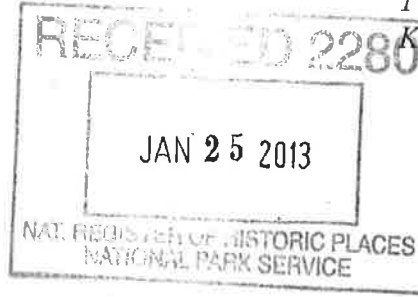
If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

IOWA DEPARTMENT OF

CULTURAL AFFAIRS

MARY TIFFANY COWNIE, DIRECTOR

TERRY E. BRANSTAD, GOVERNOR
KIM REYNOLDS, LT. GOVERNOR



STATE
HISTORICAL
SOCIETY of
IOWA

JEROME THOMPSON
ADMINISTRATOR



MATTHEW HARRIS
ADMINISTRATOR

600 E. LOCUST
DES MOINES, IOWA
50319

T. (515) 281-5111
F. (515) 282-0502

CULTURALAFFAIRS.ORG

January 23, 2013

Carol Shull, Chief
National Park Service
National Register of Historic Places
1201 Eye Street, N.W.-- 8th Floor
Washington, D.C. 20005

Dear Ms. Shull:

The following National Register nomination(s) are enclosed for your review and listed if acceptable.

- Fred Maytag Park Historic District Amendment, Jasper County, Iowa
- Cathedral Historic District (Amendment and Update), Dubuque County, Iowa
- Booth, Edmund and Mary Ann Walworth, House, 125 South Ford Street, Anamosa, Jones County, Iowa
- Farmers Mutual Reinsurance Company Building, 821 5th Avenue, Grinnell, Poweshiek County, Iowa
- Pioneer Oil Company Filling station, 831 West Street, Grinnell, Poweshiek County, Iowa

Sincerely,

A handwritten signature in cursive script that reads "Elizabeth Foster Hill".

Elizabeth Foster Hill, Manager
National Register and Tax Incentive Programs