

**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 How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. 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 entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

Historic name John W. Tuthill Lumber Company
Other names/site number _____

2. Location

Street & number 311 E. 8th Street Not for publication _____
City or town Sioux Falls Vicinity _____
State South Dakota Code SD County Minnehaha Code 099 Zip code 57104

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this 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 meets does not meet the National Register Criteria. I recommend that this property be considered significant nationally statewide locally. (____ See continuation sheet for additional comments.)

Jay D. Voigt 07-17-2006
Signature of certifying official Date
South Dakota SHPO
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (____ See continuation sheet for additional comments.)

Signature of commenting or other official Date

4. National Park Service Certification

5. Classification

- I hereby certify that the property is:
- entered in the National Register.
 See continuation sheet
 - determined eligible for the National Register.
 See continuation sheet
 - determined not eligible for the National Register
 - removed from the National Register.
 - other,
(explain:)

Signature of the Keeper Linda McClure Date of Action 8/24/06

John W. Tuthill Lumber Company
Name of Property

Minnehaha County, South Dakota
County and State

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)

<input checked="" type="checkbox"/>	Private
<input type="checkbox"/>	Public-Local
<input type="checkbox"/>	Public-State
<input type="checkbox"/>	Public-Federal

<input checked="" type="checkbox"/>	building(s)
<input type="checkbox"/>	District
<input type="checkbox"/>	Site
<input type="checkbox"/>	Structure
<input type="checkbox"/>	Object

Contributing	Noncontributing	
1	0	Buildings
		Sites
		Structures
		Objects
1	0	Total

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

Number of contributing resources previously listed in the National Register
N/A

6. Function or Use

Historic Functions

(Enter categories from instructions)

Cat:	Commerce/Trade	Sub:	Specialty Store
	Commerce/Trade		Warehouse

Current Functions

(Enter categories from instructions)

Cat:	Commerce/Trade	Sub:	Specialty Store

7. Description

Architectural Classification

(Enter categories from instructions)

Late Victorian - Italianate
Late Victorian - Romanesque Revival

Materials

(Enter categories from instructions)

Foundation	Stone
Walls	Stone
	Brick
Roof	Tar & Gravel
Other	

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

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.)

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

Areas of Significance

(Enter categories from instructions)

Commerce

Period of Significance

1895 - 1922

Significant Dates

1895-1896

1913

Significant Person

Cultural Affiliation

Architect/Builder

Unknown

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

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 #

Primary Location of Additional Data

State Historic Preservation Office

Other State agency

Federal agency

Local government

University

Other

Name of repository:

John W. Tuthill Lumber Company
Name of Property

Minnehaha County, South Dakota
County and State

10. Geographical Data

Acreage of Property .62 Acres

UTM References

(place additional UTM references on a continuation sheet.)

1	<u>14</u>	<u>683908</u>	<u>4824219</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>

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Jeffrey R. Dolan/Project Manager
organization Koch Hazard Architects **date** 06-12-06
street & number 431 N. Phillips Ave. #200 **telephone** (605) 336-3718
city or town Sioux Falls **state** SD **zip code** 57104

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

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.

Photographs

Representative black and white photographs of the property.

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 Jim and Sara DeWitt
street & number 3001 Wayne Dr. **telephone** (605) 335-4354
city or town Sioux Falls **state** SD **zip code** 57105

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. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including the 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 Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 7 Page # 1

7. Description

The John W. Tuthill Lumber Company building is on the south side of East Eighth Street in Sioux Falls, South Dakota. The property is roughly triangular in shape. Historically, there was never a street adjacent to the east side of the building up until the 1990s when North Reid Street was constructed. The southwest side of the lot to the east side is bounded by a railroad right of way. The primary façade faces north towards Eighth Street. The building consists of two major and integrated parts. The original building, constructed around 1895-1896, is a two story (plus a basement) roughly triangular shaped building that was built up to the property lines that faced railroad right of ways on the southwest and northwest. The railroad right of way on the northwest side has been converted back into private property. The only remaining evidence of the historic rail line that skirted the northwest side of the property, aside from the historic photographic evidence, is embodied in the gently curved form of the wall facing in this direction. The 1913 addition attached to the east side of the original structure is also two stories tall plus a basement. The addition is rectangular in shape and sits approximately 8 feet closer to Eighth Street than the original building. The main floor of both the original building and the addition is approximately 3 feet above grade at the Eighth Street side.

The base/foundation of the building is constructed of quartzite – dressed on the visible portion of the north façade, rubble elsewhere. The upper portion is constructed out of brick. In recent years the whole exterior of the building was covered by stucco and many of the historic openings were covered. More recently the east, north and northwest sides of the building have had the stucco removed to expose the original masonry and window openings. While two accent bands along these facades have been damaged, likely during the installation of the stucco, the remaining brickwork appears to be in very good condition. The stucco and mesh that was nailed into the mortar joints was carefully removed by hand so as not to damage the brick and stone. Non-abrasive cleaning has revealed the original red brick color. The narrow mortar joints exposed only require minor tuck-pointing. The stone sills show little weathering or discoloration and with a minor amount of cleaning and tuck-pointing can be restored to their historic appearance. The primary façade facing north and northwest has a heavily articulated corbelled and bracketed brick cornice. The short north facing portion of the original structure and the north facing portion of the 1913 addition both have pronounced coursing along the main level. Where the stucco has been partially removed around the southwest side of the original building a soft yellowish tan brick was exposed which appears to be a type that was locally made around the time of this building's construction. All of the building's windows have quartzite sills on the exterior. All of the window and secondary door openings have elliptical brick arches. The main entrances facing north on both the original structure and the addition have half circle brick arches over the transom windows.

The main facades facing north have the openings symmetrically placed along the façade. The 1913 addition has three window bays with the main entrance centered on the elevation. A secondary entrance, providing access to the second floor, is located on the west side of the façade. The short portion of the original building has one window bay with the main entrance centered on this portion of the façade. The northwest façade is also symmetrically broken down into five window bays with a doorway centered on this curved façade. The remaining facades also appear, based on observations from the interior, to be symmetrically articulated by window bays and entrances. The distinctive cornice on both the north and northwest sides of the building consists of staggered projecting brick corbels creating inset arches over a horizontal projecting band of brick. Additional bands of corbelled brick cap the cornice above the arches. The cornice does not extend to the other sides of the building, which seems to indicate the secondary nature of these facades.

Many of the original windows are not readily evident from the exterior, due to plywood applied over them prior to the installation of the stucco over all sides of the building. The windows on the original structure as evidenced by both the historic photos and the remaining windows uncovered are primarily double hung wood windows with six over six divided lights. The two windows immediately west of the main north entrance along the curved portion of the first floor, while double hung, are conspicuous in the lack of divided lights. They are exposed presently behind wood storm windows as shown in the current view of the front façade from the northeast. The basement windows on the original building are six pane divided light awning or hopper type wood windows. The remaining windows on the other sides of the original building are six pane divided light awning or hopper type wood windows at grade and on the first floor and double hung wood windows with six over six divided lights on the upper floor. The primary façade of the 1913 addition historically consisted of wood double hung windows on the upper floor, three pane wood awning or hopper windows on the lower level at grade. On the main level there are fixed glass wood windows with transoms and flanking double hung windows with no divided lights. These windows are symmetrically placed alongside the main entrance historically consisting of a pair of half lighted wood doors with both a rectangular and a semi-circular fixed glass wood transom window above the doors. From the windows initially observed from the interior of the building, the main level windows on the secondary facades are three light wood awning or hopper windows. The lower level windows are similar to the lower level windows on the main façade and the upper level windows are wood double hung without divided lights. While most of the historic doors appear to have been removed (it cannot be determined whether the secondary service doors are intact under more recent wood coverings on both the outside and the inside), many of the historic windows are intact on the primary and secondary facades. The original windows on the main floor of the 1913 addition and the two

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 7, 8 Page # 2

windows adjacent to the main north entrance to the original building are evident from the exterior. While the intact nature of the remaining windows is not currently apparent from the exterior on the primary façade, interior observation reveals that where new windows have not been placed in the plywood, the original wood windows are in place and in relatively good repair requiring only cleaning, new glazing compound, and minor glass and sash repair (in limited areas where they can be fully seen).

On the interior, the building retains its historic warehouse appearance. While the exterior walls are load bearing masonry the interior structure is composed of heavy timber columns, beams and joists. The main column and beam lines run north-south in both the original structure and the addition. The secondary floor/roof framing runs east-west. The ceilings are open wood structure except in the original office areas on the north end which have plastered ceilings and walls with wide wood trim around the beams, columns and openings. Flooring throughout, with the exception of the basement, is exposed wood. The majority of the plan is open with the exception of the north side where the original offices are located. The historic plan layout appears to be intact and most of the interior modifications have been additive and could easily be removed without damaging historic fabric.

While much of the John W. Tuthill Lumber Company building's historic building surfaces have more recently been obscured by interior clutter and exterior application of stucco, the majority of the historic fabric appears to be intact in every area that has been uncovered. Features and detailing is consistent with the Italianate style applied to the commercial/warehouse building type in early Sioux Falls, South Dakota. The Italianate style appeared in the United States from approximately 1840 through 1880 and beyond. Typical of Italianate expression in this building is the richly detailed brick cornice. The use of elliptical brick arches is also reminiscent of the Italianate style. The simplified detailing of the brick arched windows on the John W. Tuthill Lumber Company is more closely linked to the stylistic simplification that became more prevalent during the twentieth century than the earlier more exuberant Italianate architectural expression that often featured highly articulated masonry window hoods. This simplification may have been a reflection of the type of business housed in this structure. The use of Sioux quartzite at the base of the building and the circle top entrances are more reminiscent of the Romanesque Revival style that was popular during the same era through the early twentieth century. The primary north and northwest facades have recently been exposed to uncover the character defining features. Additionally the secondary east façade has been uncovered revealing intact brick and window openings. The remaining facades could have the historic windows and doorways uncovered with a reasonable effort. The soft brick exposed on portions of the remaining facades may necessitate keeping the stucco in place over the majority of the secondary elevations. Where windows are missing, which overall appears to be approximately one quarter to one third of the original openings, there is ample remaining window fabric and/or historic photographic evidence to create a reasonable reconstruction of the original fenestration on all sides of the building. The open warehouse structure on the interior is intact with only minor additive construction that has been removed with minimal damage to the historic fabric.

8. Historic Significance

Criterion A – Historical Significance

The John W. Tuthill Lumber Company building is a physical embodiment of commercial expansion in the early years of a city recently ranked as having one of the most favorable business climates in the nation. This warehouse/lumberyard was constructed within the second decade following the incorporation of Sioux Falls as a city in South Dakota. The configuration of the combined structures (both the original 1895-1896 building and the 1913 addition) as evidenced in the irregular building footprint relates to the railroad, the dominant mode of transportation during the significant era of early expansion in Sioux Falls and eastern South Dakota. A small town of around 600 people in the early 1870's with the establishment of multiple railroad lines in the late 1870's through the 1880's the population exploded to over ten thousand. The rapid growth in population and commerce in the 1880's established the decade as the "*Great Dakota Boom Decade*". At the time the original portion of the Tuthill Lumber Company Building was built Sioux Falls was firmly establishing itself as a regional trade center with five railroads, streetcars, and modern utility services. The roughly triangular footprint and gently curved portion of the front façade are directly influenced by the configuration of rail lines which were the primary means of enabling commerce in the late nineteenth and early twentieth centuries in South Dakota. The size of Sioux Falls during this era eclipsed any other city in the state by nearly threefold. During this era the downtown area expanded north due to the expansion of rail lines and the establishment of their respective depots. The construction of the county courthouse at the northwest corner of the intersection of Sixth Street and Main Avenue in 1889 also helped to spur growth in the north end of Sioux Falls central business district originally listed on the National Register of Historic Places in 1983 as the Old Courthouse and Warehouse District. The boundary of this district was later expanded in 1999 to the western shore of the Big Sioux River downtown. During this era the whole of downtown, including the east bank area, evolved from a scattered collection of wooden "false front" commercial buildings along dirt streets into a dense urban core with large brick and stone structures fronting quartzite paved streets.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page # 3

Many of the materials used in the Tuthill Lumber Company building are significant to the local building tradition during the early character defining years of Sioux Falls. This includes both the use of local "Sioux Quartzite" and what is likely a local brick referred to as "Sioux Falls Brick". Much of the remaining architectural character in downtown Sioux Falls is due to the quality and permanence of "Sioux Quartzite". Stone quarrying, both for local use and shipment across the greater Midwest region became an important early industry concurrent with the establishment of the railways in the city. More often exported for use as pavers during the 1880s and early 1890s the stone also found itself on buildings as far away as Chicago. Although the use of the soft "Sioux Falls Brick" a soft brick produced locally during the early years of Sioux Falls history does not have the lasting character defining presence and permanence of quartzite it is still a material link to the early history of the city.

The John W. Tuthill Lumber Company building is also significant for its association with John W. Tuthill in the early history of Sioux Falls. Tuthill's significance to Sioux Falls is summed up in the following statement from George W. Kingsbury's History of Dakota Territory:

"The rapid growth of Sioux Falls is attributable to the efforts, sound judgment and public spirit of such citizens and business men as John Willard Tuthill, who is now conducting an extensive wholesale and retail business under the name of the John W. Tuthill Lumber Company."

The preceding statement was published in 1915 shortly after the building was expanded to take its current form. Tuthill was born in Upstate New York on July 6, 1846. Tuthill was educated in Norwich, NY and later Clinton, IA. After subsequent stays in Chicago, IL, Clinton, IA and State Center, IA Tuthill moved to Sioux Falls in 1882. The John W. Tuthill Lumber Company in Sioux Falls was incorporated in 1884 during the heart of the "Boom Decade". After the establishment of the lumber company during the "Boom Decade", and surviving the Panic of 1893, Tuthill began construction of the first portion of the building 1895. In 1915 Tuthill owned and operated thirty-two lumberyards in three states. The vast majority of the businesses were in South Dakota with a few others in Minnesota and one in Iowa. According to the parallel history documented in the National Register of Historic Places Registration forms for the Old Courthouse and Warehouse District (and later boundary increase), this building was constructed during the second stage of development for this district. Although this structure, by virtue of its location across the river from the aforementioned historic district, is not officially part of the Old Courthouse and Warehouse District, the Tuthill Lumber Company building is a product of and a historic reflection of the same social and economic forces that helped to establish the adjacent district recognized by the National Register. The second phase of downtown development established between the Panic of 1893 and World War I in 1917 is characterized by slow growth following the panic through the tail end of the first decade of the twentieth century progressing into steady growth up to the outbreak of the war. According to the contemporary histories of his day Tuthill's business and related civic ventures were catalysts for business expansion in Sioux Falls in the late nineteenth and early twentieth centuries.

John W. Tuthill and the Tuthill family are also remembered for the land donated for Tuthill Park in Sioux Falls. The home that Tuthill built at 423 North Duluth Avenue in 1899 is now one of the contributing structures in the Cathedral Historic District. The Tuthill house, located across the street from St. Joseph's Cathedral, is now commonly referred to as the Bishop's Home.

While the original architect of this building remains undocumented, it contains many stylistic features that are similar to those found in other local buildings designed by locally significant architects of the era, Wallace Dow (1844-1911) and Joseph Schwartz (1858-1927), who dominated the architectural scene between the 1880's and the first quarter of the twentieth century. This is especially notable in the elaborate brick cornice on the John W. Tuthill Lumber Company building that is similar to many buildings designed with brick and stone elsewhere in Sioux Falls by Dow. The arched top entrances on both the original main entrance and the 1913 addition are similar to those found on buildings designed by both Dow and Schwartz during this era. The brick banding on the front façade is consistent with detailing noted in documented Swartz designed buildings. Although the 1913 addition to the building was preceded by the death of Dow in 1911, the original 1895 structure was built during the era when his influence was still contemporary. Both the original structure and the significant addition fall well into the era of Swartz's popularity, which flourished between the late 1890s up through World War I. Even if there was no direct association with either of these significant architects this building still embodies the material and stylistic influence of their era.

Built in 1895 and added to in 1913, the Tuthill Lumber Company building reflects the commercial expansion of Sioux Falls at the turn of the twentieth century due to the growing population, expanded freight services offered by the railroad, and rise of commercial and industrial businesses close to the railroad. The building is distinctive for its Italianate style and architectural detailing in brick and stone. The stuccoing of the building after the period of significance and the closure of most of the window openings, however, has affected the historic integrity of the building's design, materials, and workmanship. In spite of this, the building clearly conveys its historical association with commerce in Sioux Falls in the late nineteenth and early twentieth century under. While the building in its current altered condition is difficult to be considered good example of Italianate commercial architecture under Criterion C, the overall character remains largely intact under the additive alterations. With careful removal of the non-historic alterations, preservation of the remaining historic fabric, some restoration and reconstruction of damaged and/or missing historic fabric (carefully from historic photographs and replication of the remaining fabric) the building can be rehabilitated to reflect its original stylistic significance.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9, 10, AD Page # 4

9. Major Bibliographical References

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- Nelson, Lee H. 1988. *Preservation Brief #17: Architectural Character: Identifying the Visual Aspects of Historic Buildings as an Aid to Preserving Their Character*. Washington, D.C.: Preservation Assistance Division, National Park Service, U.S. Department of the Interior. [cited November 21, 2005]. Available from World Wide Web: <<http://www2.cr.nps.gov/tps/briefs/brief17.htm>>
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- Sioux Falls: A Pictorial History of the Early Years*. 2001. Vancouver, WA: Pediment Publishing.
- What are the Listing Criteria?* 2003. In The National Register of Historic Places [database online] Washington, D.C. Available from World Wide Web: <<http://www.historicdistricts.com/faq.html>>
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10. Geographical Data

Verbal Boundary Description

Lot 1, Tuthill's Subdivision of tract 9 and 13, CAS in the SW ¼ of Section 16-101-49, Minnehaha County.

Boundary Justification

The boundary includes the historic property as owned by John W. Tuthill for the Tuthill Lumber Company.

Additional Documentation

Maps

USGS map indicating the location of the Tuthill Lumber Company building in the east bank portion of downtown Sioux Falls (attached).

Site Plan and floor plans of the existing property (attached).

Photographs

Comparative view from the northeast ca. 1927 and 2006 (attached)

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number AD Page # 5

Historic and current photographs (attached separately printed and submitted in digital format on separate disc) as described below:

SD_MinnehahaCounty_JohnWTuthillLumberCompany1.tif

(Separate)

Image courtesy of the Siouxland Heritage Museums – View looking southeast across Eighth Street towards the northwest façade of the original building ca. 1904

SD_MinnehahaCounty_JohnWTuthillLumberCompany2.tif

(Separate)

Image courtesy of the Siouxland Heritage Museums – View looking southeast across Eighth Street towards the northwest façade of the building ca. 1927

SD_MinnehahaCounty_JohnWTuthillLumberCompany3.tif

(Separate)

Image courtesy of the Siouxland Heritage Museums – View looking southeast across Eighth Street towards the northwest façade of the building ca. 1927

SD_MinnehahaCounty_JohnWTuthillLumberCompany4.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southeast across Eighth Street towards the northwest façade of the building

SD_MinnehahaCounty_JohnWTuthillLumberCompany5.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking south across Eighth Street towards the north façade of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany6.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southeast across Eighth Street towards the northwest façade of the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany7.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southwest across Eighth Street towards the north and east façades of the building

SD_MinnehahaCounty_JohnWTuthillLumberCompany8.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking west across Reid Street towards the east façade

SD_MinnehahaCounty_JohnWTuthillLumberCompany9.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking northwest along Reid Street towards the east and west facades

SD_MinnehahaCounty_JohnWTuthillLumberCompany10.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking north along the rail lines towards the south façade

SD_MinnehahaCounty_JohnWTuthillLumberCompany11.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southeast from Eighth Street towards the northwest corner of the building

SD_MinnehahaCounty_JohnWTuthillLumberCompany12.tif

(Separate)

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number AD Page # 6

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the cornice looking southeast from Eighth Street towards the northwest corner of the building

SD_MinnehahaCounty_JohnWTuthillLumberCompany13.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the base looking southeast from Eighth Street towards the northwest corner of the building

SD_MinnehahaCounty_JohnWTuthillLumberCompany14.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the cornice at the intersection of the original building (right) and the 1913 addition (left) looking southeast from Eighth Street

SD_MinnehahaCounty_JohnWTuthillLumberCompany15.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the base of the building at the intersection of the original building (right) and the 1913 addition (left) looking southeast from Eighth Street

SD_MinnehahaCounty_JohnWTuthillLumberCompany16.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the main entrance centered on the 1913 addition looking south from Eighth Street

SD_MinnehahaCounty_JohnWTuthillLumberCompany17.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view at the base of the main entrance centered on the 1913 addition looking southeast from Eighth Street

SD_MinnehahaCounty_JohnWTuthillLumberCompany18.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking northeast just inside the main entrance to the 1913 addition on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany19.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking northeast in the northeast corner of the original building on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany20.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southeast in the northeast corner of the original building on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany21.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking east towards the vault in the northeast corner of the original building on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany22.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking east into the vault in the northeast corner of the original building on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany23.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking south down the main area in the 1913 addition on the main floor

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number AD Page # 7

SD_MinnehahaCounty_JohnWTuthillLumberCompany24.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southeast towards the southeast corner of the 1913 addition on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany25.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking northwest from the southeast corner in the main area of the 1913 addition on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany26.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the doorway between the 1913 addition and the original building – View is looking west from the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany27.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of a typical column to beam connection on the main floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany28.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking northwest from the southeast corner of the main area of the original building on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany29.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of a typical column to beam connection on the main floor of the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany30.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View of the west corner of the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany31.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking northwest at the inside of the door centered on the northwest façade of the original building on the main floor

SD_MinnehahaCounty_JohnWTuthillLumberCompany32.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southeast in the northwest corner of the main area on the second floor in the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany33.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the northeast corner of the main area on the second floor in the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany34.tif

(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of a typical column to beam connection on the second floor in the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany35.tif

(Separate)

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number AD Page # 8

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of a typical column to beam connection on the second floor in the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany36.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the beam to wall connection looking southwest in the main area of the second floor of the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany37.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking northwest from the southeast corner of the front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany38.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking northeast from the southwest corner of the front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany39.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking at the skylight from the southeast in the front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany40.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the south doorway in the east most front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany41.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking west towards the vault in the southwest corner of the front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany42.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking west towards the vault in the southwest corner of the front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany43.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking west into the vault in the southwest corner of the front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany44.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view of the column to beam connection looking west in the front office area on the second floor of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany45.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking up and to the south in the hoistway shaft on the second floor in the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany46.tif
(Separate)

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number AD Page # 9

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking up and to the southeast in the hoistway shaft on the second floor in the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany47.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking down and to the south in the hoistway shaft on the second floor in the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany48.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking down and to the southeast in the hoistway shaft on the second floor in the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany49.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking to the southeast at the motor adjacent to the hoistway shaft on the second floor in the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany50.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking southwest towards the hoistway shaft in the basement in the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany51.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. View looking southwest in the main area in the basement of the original building

SD_MinnehahaCounty_JohnWTuthillLumberCompany52.tif
(Separate)

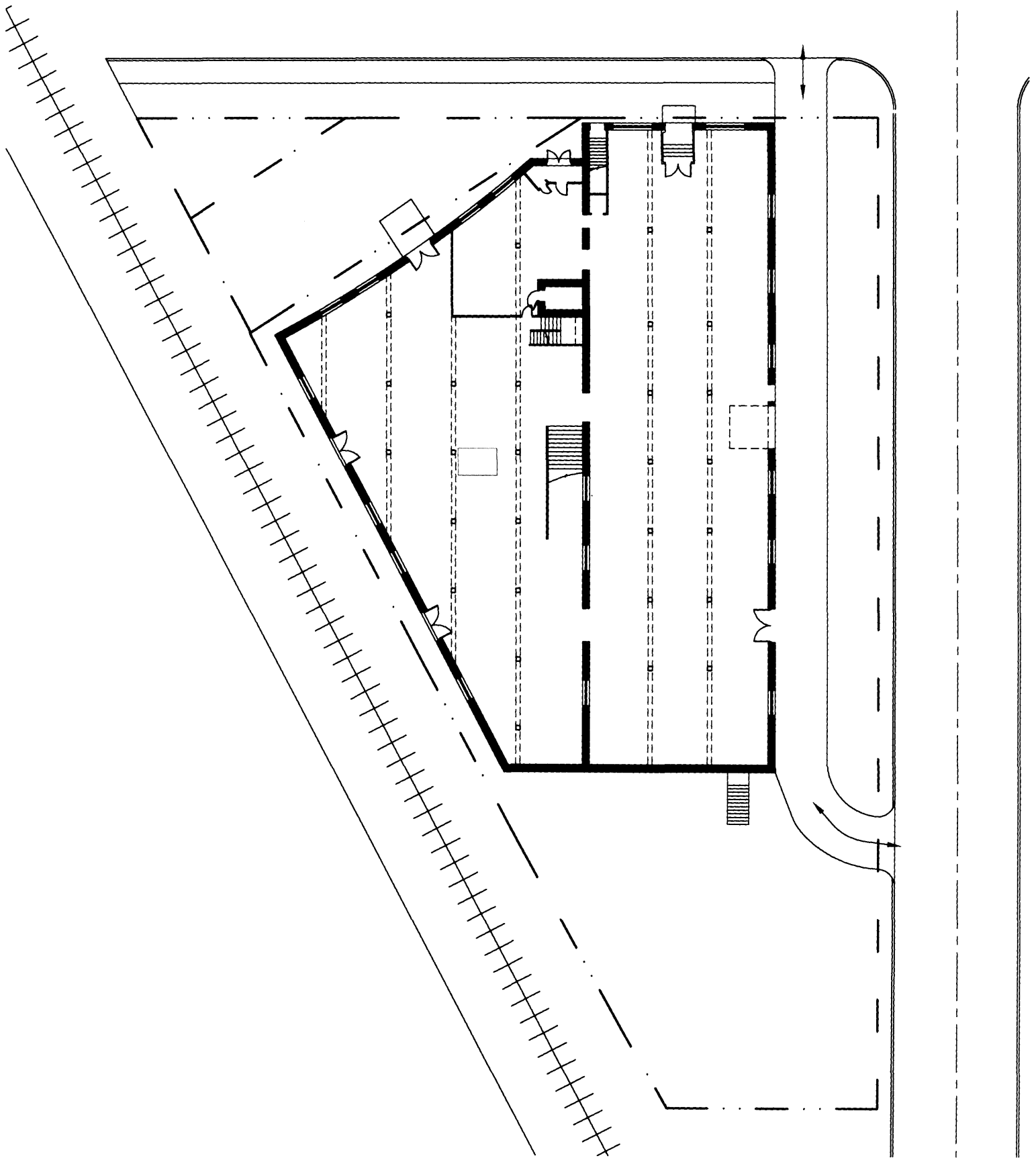
Photographed by Jeffrey R. Dolan on 02-27-06. View looking south in the main area of the basement of the 1913 addition

SD_MinnehahaCounty_JohnWTuthillLumberCompany53.tif
(Separate)

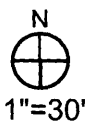
Photographed by Jeffrey R. Dolan on 02-27-06. View looking northeast adjacent to the stairs in the basement of the 1913 addition

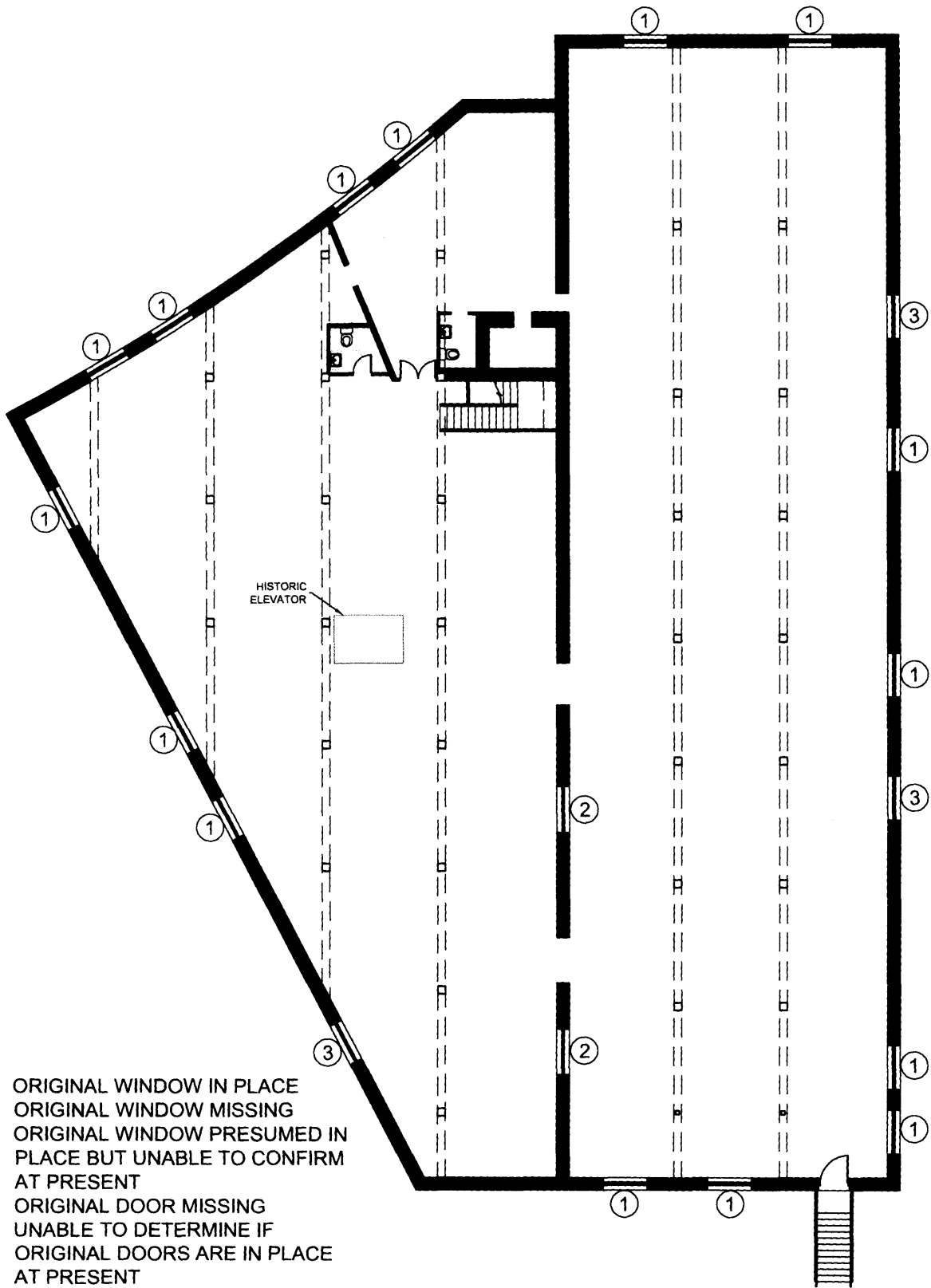
SD_MinnehahaCounty_JohnWTuthillLumberCompany54.tif
(Separate)

Photographed by Jeffrey R. Dolan on 02-27-06. Detail view looking west at a typical column to beam connection in the basement of the 1913 addition



DeWitt Designs/Tuthill Lumber Co. Building
EXISTING SITE PLAN
JUNE 13, 2006

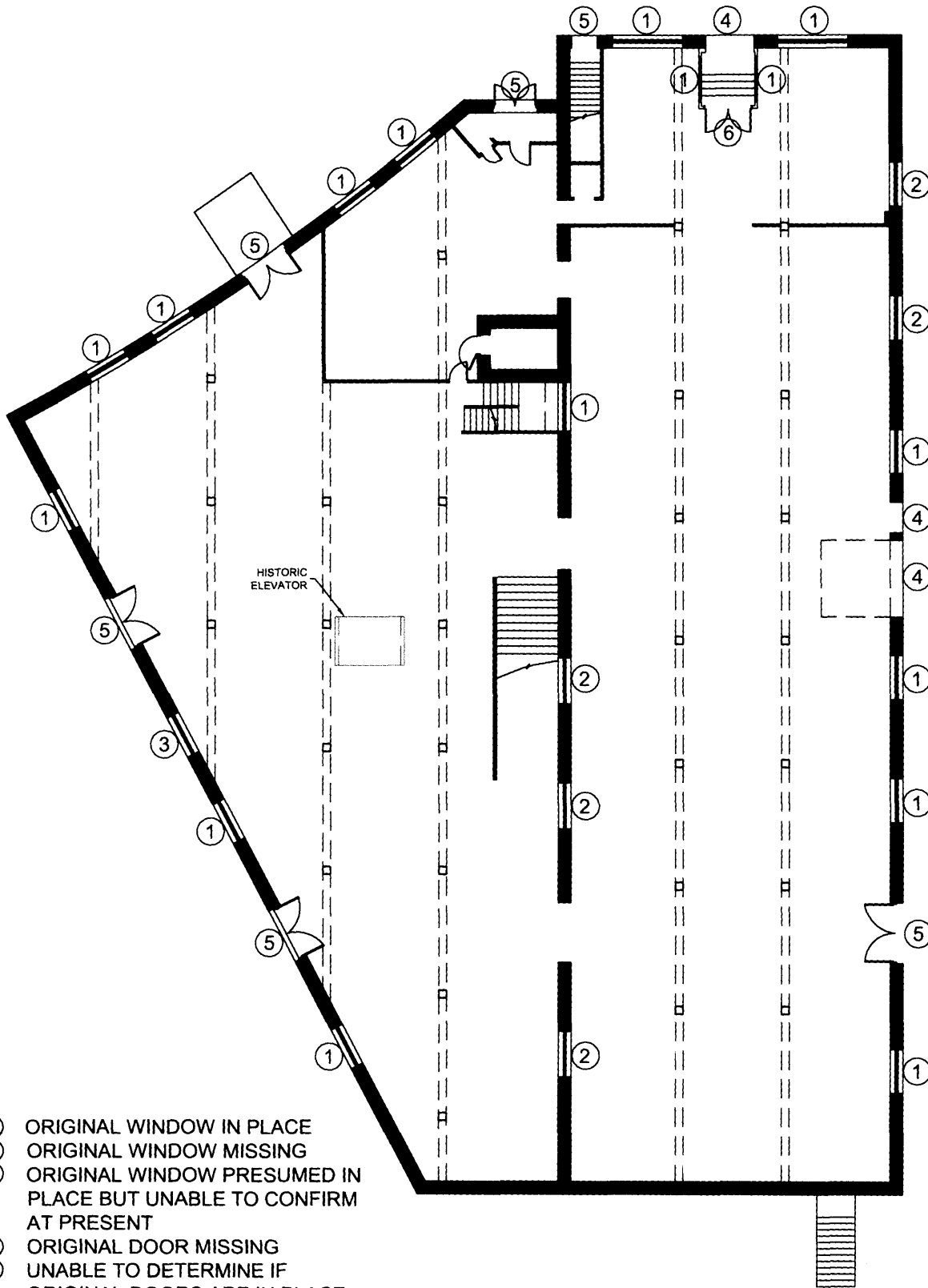




- ① ORIGINAL WINDOW IN PLACE
- ② ORIGINAL WINDOW MISSING
- ③ ORIGINAL WINDOW PRESUMED IN PLACE BUT UNABLE TO CONFIRM AT PRESENT
- ④ ORIGINAL DOOR MISSING
- ⑤ UNABLE TO DETERMINE IF ORIGINAL DOORS ARE IN PLACE AT PRESENT
- ⑥ ORIGINAL DOOR IN PLACE

DeWitt Designs/Tuthill Lumber Co. Building
 EXISTING BASEMENT PLAN
 JUNE 13, 2006

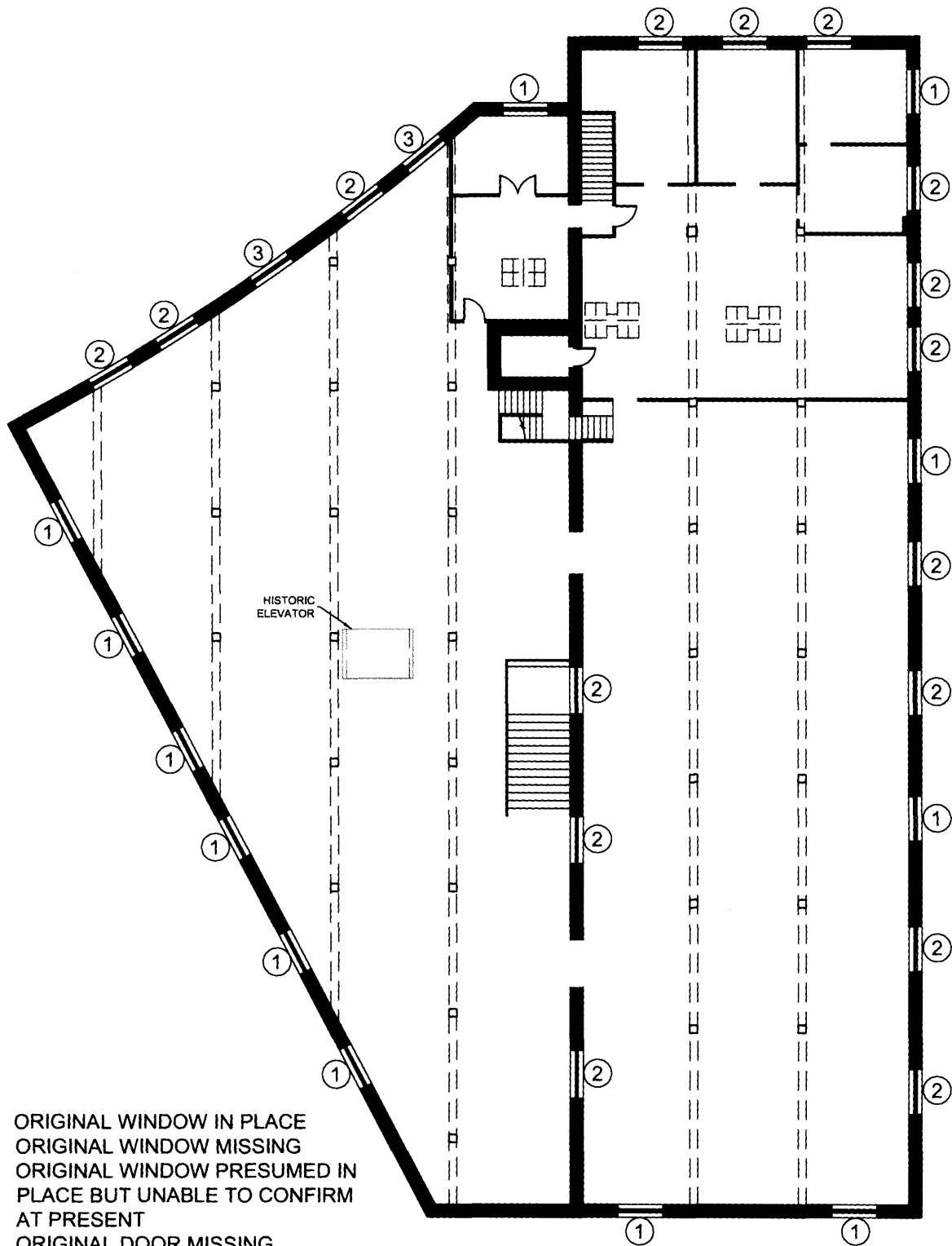




- ① ORIGINAL WINDOW IN PLACE
- ② ORIGINAL WINDOW MISSING
- ③ ORIGINAL WINDOW PRESUMED IN PLACE BUT UNABLE TO CONFIRM AT PRESENT
- ④ ORIGINAL DOOR MISSING
- ⑤ UNABLE TO DETERMINE IF ORIGINAL DOORS ARE IN PLACE AT PRESENT
- ⑥ ORIGINAL DOOR IN PLACE

DeWitt Designs/Tuthill Lumber Co. Building
 EXISTING 1ST FLOOR PLAN
 JUNE 13, 2006





- ① ORIGINAL WINDOW IN PLACE
- ② ORIGINAL WINDOW MISSING
- ③ ORIGINAL WINDOW PRESUMED IN PLACE BUT UNABLE TO CONFIRM AT PRESENT
- ④ ORIGINAL DOOR MISSING
- ⑤ UNABLE TO DETERMINE IF ORIGINAL DOORS ARE IN PLACE AT PRESENT
- ⑥ ORIGINAL DOOR IN PLACE

DeWitt Designs/Tuthill Lumber Co. Building
 EXISTING 2ND FLOOR PLAN
 JUNE 13, 2006

