

(Oct. 1990)

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 an 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 Mitchell College Historic District Boundary Expansion

other names/site number n/a

## 2. Location

street & number Roughly bounded by Mulberry, Race, Cherry, Oak and Alexander streets n/a  not for publication

city or town Statesville n/a  vicinity

state North Carolina code NC county Iredell code 097 zip code 28677

## 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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 for 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.)

Jeffrey A. Crow SHPO  
Signature of certifying official/Title

7/1/02  
Date

North Carolina Department of Cultural Resources  
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 certifying official/Title

Date

State or Federal agency and bureau

## 4. National Park Service Certification

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

Date of Action

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**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 count.)

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> private | <input type="checkbox"/> building(s)         |
| <input type="checkbox"/> public-local       | <input checked="" type="checkbox"/> district |
| <input type="checkbox"/> public-State       | <input type="checkbox"/> site                |
| <input type="checkbox"/> public-Federal     | <input type="checkbox"/> structure           |
|   | <input type="checkbox"/> object              |

Contributing	Noncontributing	
87	30	buildings
0	0	sites
0	1	structures
0	0	objects
87	31	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)

**Current Functions**  
(Enter categories from instructions)

DOMESTIC/single dwelling \_\_\_\_\_  
 DOMESTIC/multiple dwelling \_\_\_\_\_  
 DOMESTIC/institutional housing \_\_\_\_\_  
 HEALTH CARE/hospital \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

DOMESTIC/single dwelling \_\_\_\_\_  
 DOMESTIC/multiple dwelling \_\_\_\_\_  
 VACANT/NOT IN USE \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**7. Description**

**Architectural Classification**  
(Enter categories from instructions)

**Materials**  
(Enter categories from instructions)

Queen Anne \_\_\_\_\_  
 Colonial Revival \_\_\_\_\_  
 Bungalow/Craftsman \_\_\_\_\_  
 Other: Period Cottage \_\_\_\_\_  
 Other: Minimal Traditional \_\_\_\_\_  
 Ranch Style \_\_\_\_\_

foundation Brick \_\_\_\_\_  
 walls Weatherboard \_\_\_\_\_  
 Stone \_\_\_\_\_  
 roof ASPHALT \_\_\_\_\_  
 other Vinyl \_\_\_\_\_  
 \_\_\_\_\_

**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.)

Property is: n/a

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** moved from its original location.
- 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)

Health/Medicine \_\_\_\_\_  
 Architecture \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**Period of Significance**

ca. 1890-1952 \_\_\_\_\_  
 \_\_\_\_\_

**Significant Dates**

1925 \_\_\_\_\_  
 \_\_\_\_\_

**Significant Person**

(Complete if Criterion B is marked)

n/a \_\_\_\_\_

**Cultural Affiliation**

n/a \_\_\_\_\_  
 \_\_\_\_\_

**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: \_\_\_\_\_

Mitchell College Historic District Boundary  
Expansion  
Name of Property

Iredell Co., N.C.  
County and State

## 10. Geographical Data

**Acreage of Property** Approximately 30 acres

### UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>17</u>	<u>508800</u>	<u>3959840</u>
	Zone	Easting	Northing
2	<u>17</u>	<u>509560</u>	<u>3960160</u>

3	<u>17</u>	<u>509400</u>	<u>3959520</u>
	Zone	Easting	Northing
4	<u>17</u>	<u>509220</u>	<u>3959260</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 Jennifer Martin and Sarah Woodard, Historians  
organization Edwards-Pitman Environmental, Inc. date April 9, 2002  
street & number 5400 Glenwood Avenue, Suite 412 telephone 919/785-9702  
city or town Raleigh state NC zip code 27612

### 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 SHPO or FPO.)

name \_\_\_\_\_  
street & number \_\_\_\_\_ telephone \_\_\_\_\_  
city or town \_\_\_\_\_ state \_\_\_\_\_ zip code \_\_\_\_\_

**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 listing. 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 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 Projects (1024-0018), Washington, DC 20303.

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## National Register of Historic Places Continuation Sheet

Mitchell College Historic District  
Boundary Expansion  
Iredell County, N.C.

Section number 7 Page 1

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### Description

The Mitchell College Historic District Boundary Expansion is located in the city of Statesville, the seat of Iredell County. Statesville, created by the state legislature in 1789 and located in the western Piedmont of North Carolina, developed as a railroad town that owes much of its growth and prosperity to textile and furniture manufacturing and other industries.

The Mitchell College Historic District Boundary Expansion is contiguous with the west side of the Mitchell College Historic District (NR, 1980) and contains portions of Mulberry, Alexander, Carrol, North and South Oak, North and South Race and Cherry streets and a small portion of West End Avenue. The boundary expansion increases the boundaries of the Mitchell College Historic District to include seventy additional contributing primary resources, principally houses and seventeen contributing secondary resources, consisting mostly of small domestic outbuildings. Twenty-two primary resources and nine secondary resources do not contribute to the significance of the district. The only non-residential property in the expansion area is the former Davis Hospital (#41). The district contains four vacant lots. In total, seventy-four percent of the district's resources are contributing.

The area composing the Mitchell College Historic District Boundary Expansion is roughly C-shaped and hugs the west side of the original district. The expansion area is similar to the larger, original district in that the streets follow a grid pattern and the dwellings are set back from the street and sidewalk. The major difference between the original district and the expansion area is the size of the dwellings and their building lots: smaller houses occupy the expansion area and most of the houses, especially along North Oak Street, stand on smaller parcels and therefore are closer together than the dwellings in the Mitchell College Historic District. The neighborhood occupies fairly level topography that drops off rather steeply just west of and outside the boundaries of the district expansion area. The boundary expansion area is dotted with mature trees and sidewalks extend along one or both sides of every street.

Pyramidal and hipped-roof cottages, bungalows, period cottages, vernacular house forms such as I-houses and L-plans, Minimal Traditional dwellings and Ranch houses are the predominant house types in the district. Many of these styles are found in the Mitchell

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College Historic District, but on a larger and grander scale. In the boundary expansion area, two-story houses and garages are found throughout the district but one-story buildings are most common. Wood, brick and synthetic siding are the district's most common exterior materials. Historic apartment buildings, some constructed to house the staff of Davis Hospital, also stand in the district. These apartment buildings range in height from two to four-stories and are most often executed in brick.

Examples of the Queen Anne style's influence appear in two hipped-roof houses on Alexander Street. Built near the end of the nineteenth century, the one-story Ellis House (#4) features a pair of internal chimneys piercing its steep hip roof and turned posts decorated with lively scrollwork supporting a wraparound porch. To the east, the Haskell Mills House (#10), a one-and-a-half story dwelling, also has a high hipped roof and a wraparound porch with turned posts.

The Crowson House (#3), ca. 1915, on Alexander Street presents a more vernacular expression of the Queen Anne style. This two-story, single-pile house, a form known as an I-house, features delicate scrollwork posts supporting a hipped-roof porch and a centrally-located front gable on its side gable roof. Although altered with the application of vinyl siding, the house retains its original form and a single-shouldered brick chimney.

Bungalows are the dominant house type in the district. The Shoaf House (#62) and the Rhyne House (#63) on North Race Street typify the style. The Shoaf House features a jerkinhead roof and deep gable returns. This brick house exhibits knee braces and brick porch posts and a brick balustrade supporting a partially engaged porch. The Rhyne House is a side-gabled bungalow with scalloped shingles in its gable ends, exposed rafter tails, paired porch posts on brick plinths and Craftsman windows.

The Cutting House (#35), built in the late 1930s on Carrol Street, best represents the period cottage or English cottage form. One of the few cut stone houses in Statesville, the one-story dwelling has a fanlight transom, arched attic windows and a side porch. Two steep gables, one over the door and the other surmounting a bank of three windows, occupy the façade, while the house's principal roof terminates in clipped gable ends.

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Several historic apartment buildings, constructed to house the city's growing population just before World War II and after the war, occupy the district. Most examples are brick, one, two, or three-story, rectangular or H-plan buildings. Gordon Wilson built two brick duplexes (#53 and #54) side-by-side on North Mulberry Street beginning in the late 1930s. Around 1950, Louis Merritt Sr. built two matching and adjacent two-story brick apartment buildings at the northwest junction of Cherry Street (#42) and North Race streets (#65).

After World War II, Minimal Traditional houses, typically a brick side-gabled house with a front-facing gable based loosely on the Tudor Revival style, appeared in the neighborhood. By the late 1940s and 1950s, brick Ranch houses dominated. The area's five examples of the Minimal Traditional style include the Clark House (#29), a one-story, side-gabled house with a wide, low-pitched front gable and picture window. The Williams House (#59) on North Race Street is a small Ranch house with a scalloped frieze and a multi-light picture window. Today, there are eight Ranch houses in the district.

The Mitchell College Historic District Boundary Expansion comprises a well-preserved collection of domestic architecture from the period when Statesville developed as an important industrial town along the Southern Railway. Although some of the historic properties have been altered with the installation of modern windows and synthetic siding and modern buildings post-dating the period of significance have been constructed, the district retains a high degree of integrity. The Davis Hospital, the district's only non-residential resource, helped shape the surrounding neighborhood and retains requisite integrity to convey its original use and function.

### **Inventory**

The following inventory is arranged beginning with the streets that run roughly east-west. Alexander Street, the northernmost street in the district, is presented first, followed by Carrol Street, West End Avenue and Cherry Street. For each of these streets, the north side is presented first, followed by the south side. The properties are presented from east to west on both sides of the street. The streets that run roughly north-south are presented beginning with Mulberry Street, followed by North Race Street, South Race Street, North

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Oak Street and South Oak Street. For each of these streets, the east side is presented first and the inventory proceeds from north to south on each side of the street.

Each property in the inventory is assigned a name, where possible, based on the first known or possibly a long-term occupant. Information about these early occupants comes from the Statesville City Directories located at the Statesville Public Library and the North Carolina Collection at the University of North Carolina-Chapel Hill. The earliest directories available are for the years 1916-1917. Directories from 1928-1929 and 1932-1933 were used extensively. The surname assigned for properties might not be the earliest occupant, but instead would be the earliest known occupant. Dates of construction are based on interviews with local residents, the city directories and Sanborn Fire Insurance Company maps located at the North Carolina State Archives.

**Alexander Street**

**North Side**

1. Hicks House  
508 Alexander Street  
ca. 1925  
Contributing

The one-story, side-gabled bungalow with a weatherboard exterior rests on a brick foundation and features six-over-one windows, triangular knee braces, exposed raftertails and a modern deck on the rear. Brick posts support a front-gabled porch. J.E. Hicks and his wife Iola lived here in 1928; he worked as linotype operator at Statesville Printing Company. J.L. Wolfe, a salesman, resided here in the 1930s. The house is currently unoccupied.

2. Stewart House  
514 Alexander Street  
ca. 1915  
Contributing

The one-story, L-shaped house with a gabled roof has vinyl siding, modern one-over-one windows, a brick pier foundation, a modern rear deck, gable returns on the gable ends and sidelights flanking the front door. A matchstick balustrade and

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square posts embellished with sawnwork brackets support the hipped-roof porch. The earliest known occupants of this house were Thomas and Jessie Stewart. Mr. Stewart worked as a machinist.

3. Crowson House  
522 Alexander Street  
ca.1915  
Contributing

The two-story, single-pile house features single-shouldered stepped chimneys, a rear ell, gable returns, modern shutters and fanciful scrollwork posts supporting the hipped-roof porch. Vinyl siding covers the exterior and the windows are new six-over-six sash. Lavender Crowson, a machinist, lived here throughout the 1920s and 1930s.

- 3a. Garage  
ca. 1980  
Noncontributing

A modern three-bay, gable-roof garage clad in vinyl siding stands behind the house.

4. Ellis House  
526 Alexander Street  
ca. 1890  
Contributing

The weatherboard Queen Anne influenced house has a high hipped roof with front and side gables, paired interior chimneys, two-over-two windows and a transom and sidelights surrounding the entry. The wraparound porch has turned posts with sawnwork brackets and a low square balustrade, which appears new. The earliest known occupants of this one-and-a-half-story house were Victor and Lucy Ellis who lived here in the late 1920s. Mr. Ellis was a farmer according to the city directory.

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- 4a. Garage  
ca. 1990  
Noncontributing

A modern wood-sided garage stands behind the house.

5. Hartness House  
532 Alexander Street  
ca. 1925  
Contributing

The one-story, single-pile dwelling has a gable end chimney, one-over-one windows, sidelights flanking the front door and a rear ell. The partial-width front porch has a hipped roof, chamfered posts and a solid balustrade surmounted by a row of pickets. C.C. Hartness, a foreman for the county, and his wife Mary were living in this house as early as 1928. As a widow, Mary continued to reside here into the late 1930s.

- 5a. Shed  
ca. 1990  
Noncontributing

A side-gabled shed stands behind the house and within a chain link fence.

6. Katsifos House  
536 Alexander Street  
ca. 1925  
Contributing

The modest one-story, side-gabled bungalow with vinyl siding rests on a brick foundation and features a shed dormer and rear ell. Iron posts and an iron balustrade support the wide overhanging and engaged front porch. An interior brick chimney pierces the central roof ridge. Samuel Katsifos, owner of the Sanitary Café, lived here in 1928 with his wife Mabel. The Gardners, C.V. and Lillie, were living here in 1932. Mr. Gardner was a jeweler.

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- 6a. Shed  
ca. 1925  
Contributing

A wood-sided front gabled shed, possibly an original garage, stands behind the house.

7. Moroney House  
540 Alexander Street  
ca. 1930  
Contributing

The one-story, side-gabled brick period cottage rests on a brick foundation and has an exterior chimney on its west elevation. A simple concrete stoop with iron rails on each side leads to a round-arched door that occupies a front gabled projection on the façade. A Craftsman style period porch light caps the entrance. Single and paired one-over-one sash pierce the exterior. J.J. Moroney, a salesman with Cloyd E. Stevenson, Inc., lived in this house as early as 1932.

8. House  
544 Alexander Street  
ca. 1960  
Noncontributing

The one-story, side-gabled Ranch house features one-over-one windows and iron porch posts.

***North Race Street Intersects***

9. Minor A. Hefner House  
606 Alexander Street  
ca. 1960  
Noncontributing

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The one-story, side-gabled brick Ranch house features two-over-two sash, an interior chimney, an open side porch on its east elevation and a front gable surmounting a picture window. An earlier house stood on this site before the current dwelling was built. Hefner is the earliest owner and likely builder of this house.

10. Haskell Mills House  
610 Alexander Street  
ca. 1890  
Contributing

The one-and-a-half-story Queen Anne influenced cottage with a high-hip roof features a wraparound porch with turned posts and a turned balustrade. Twin interior chimneys pierce the roof and gables occupy the front and side slopes of the roof. Vinyl siding covers the house and the paired replacement windows are one-over-one. The house is strikingly similar to the dwelling located at 526 Alexander Street. Haskell Mills and his wife Wilma owned the house for most of the twentieth century.

11. Howard-Deal Duplex  
614-616 Alexander Street  
ca. 1910  
Contributing

The one-story house was originally a single-family house, but it was divided into two apartments in the 1920s. The weatherboard house has two-over-two windows, an off-center front gable, an interior central chimney and a rear shed. Heavy square replacement posts support the hipped-roof porch. The earliest known occupants were A.E. Howard, a meat cutter, and Dewey Deal, a clerk, both of whom lived here in 1928.

12. J.W. Mills House  
626 Alexander Street  
ca. 1920  
Contributing

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The one-story house has a gable-on-hip roof, a gabled dormer, a rear shed, exterior end chimneys and a brick foundation. J. Will Mills was a superintendent with Statesville's Sanitary Department. J. Will and Anna Mills occupied the house from the 1920s until the mid-1940s.

13. Gaither House  
632 Alexander Street  
ca. 1925  
Contributing

The one-story vinyl-sided bungalow displays modern two-over-two windows, a shed dormer and knee braces. Iron posts on original brick plinths support the inset porch which occupies one-half of the façade. Burl and Myrtle Gaither lived in this house in the late 1920s. Mr. Gaither was an employee of the Sherrill Labor Company.

- 13a. Shed  
ca. 1980  
Noncontributing

A small, front-gabled shed stands in the rear yard.

14. Hill House  
640 Alexander Street  
ca. 1925  
Contributing

The Hill House is a one-story brick bungalow with a wraparound bungalow porch, braced eaves, six-over-one windows and vinyl clad gables. Richard K. Hill, a furniture packer, the earliest known occupant, resided here in 1928.

- 14a. Shed  
ca. 1970  
Noncontributing

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A one-story, side-gabled brick outbuilding stands behind the house.

*North Oak Street Intersects*

15. Reid House  
702 Alexander Street  
ca. 1925  
Contributing

Ralph Reid, a plasterer, occupied this house throughout the 1930s. Fittingly, the house is a stuccoed front-gabled bungalow with six-over-one windows and knee braces. An offset front gabled porch with arched openings occupies the façade. A dormer is located on the west slope of the roof. A wood picket fence encloses the yard.

- 15a. Garage  
ca. 1925  
Contributing

The well-preserved one-bay stuccoed garage matches the house stylistically and stands behind the house facing North Oak Street.

16. Reavis House  
704 Alexander Street  
ca. 1925  
Contributing

The one-and-a-half-story side-gabled bungalow with bracketed eaves features a front gabled dormer with bracketed eaves and battered wood posts on brick plinths supporting the engaged porch. A brick chimney occupies the eastern exterior. Vinyl siding covers the exterior. R.L. Reavis, a worker at The Auto Parts and Electric Company, resided here in 1932.

- 16a. Garage

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ca. 1925  
Contributing

A front-gabled, single-bay weatherboard garage stands in the northwest corner of the lot.

17. Berrier House  
710 Alexander Street  
ca. 1925  
Contributing

The one-and-a-half-story side-gabled bungalow sheathed in German siding features clipped gable ends and a clipped gable front dormer with knee braces. A brick chimney occupies the eastern exterior and battered posts on brick plinths support the engaged porch. L.M. Berrier, an auto mechanic, is the earliest known occupant.

- 17a. Garage  
ca. 1925  
Contributing

A front-gabled, single-bay weatherboard garage stands in the northeastern corner of the lot.

**Alexander Street**

**South Side**

Vacant Lot

18. Gregory House  
519 Alexander Street  
ca. 1952  
Contributing

The small, one-story Cape Cod with vinyl siding has eight-over-eight windows and a small, front-gabled entrance portico with iron posts. A brick chimney

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occupies the east gable end. Lee Gregory, an employee at Southern Screw Company, was the first occupant of the house.

- 18a. Garage  
ca. 1952  
Contributing

The small, gable-front frame garage appears to be contemporary with the house and stands just off the southeast corner of the house.

19. Clark House  
521 Alexander Street  
1906  
Contributing

According to the current owner, this house was built in 1906. The one-story cottage with a high hip roof with a central roof peak has German siding and two-over-two windows. Its wraparound porch has turned posts and brackets. The Clark House is named for Charles and Effie Clark, the earliest known occupants who lived here in 1928. Mr. Clark was a carpenter in 1928, but by 1932 he had become a foreman at Statesville Steam Laundry.

20. Carter House  
527 Alexander Street  
ca. 1906  
Contributing

Similar to the Clark House, the Carter House is a one-story pyramidal cottage with a central roof peak. The wraparound porch has clipped corners and incorporates a porte-cochere. A polygonal bay projects on the west elevation. The house has vinyl siding and new windows. W.G. Carter lived here in 1932 and is the earliest known occupant. He worked as a mechanic with G and M Transfer Company.

21. House

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529 Alexander Street  
ca. 1940  
Contributing

The one-story, brick, side-gabled house exhibits a Tudor cottage influence most apparent in the front gable projection with varied eave-line heights and the arcaded wing wall on the east end of the facade. An exterior chimney occupies the west gable end.

21a. Garage  
ca. 1940  
Contributing

The gable-front, wood-sided building stands behind the house.

21b. Carport  
ca. 1960  
Noncontributing (Structure)

A simple, flat-roofed metal carport stands in front of the garage on the west side of the house.

22. House  
543 Alexander Street  
ca. 1958  
Noncontributing

The horizontally-massed brick Ranch house features a side-gabled roof, central chimney and small six-over-six windows.

23. Cynthia Mills House  
549 Alexander Street  
ca. 1925  
Contributing

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The small, one-story Cape Cod house with a dentil cornice has an interior chimney and large eight-over-eight windows. An interior chimney rises from the rear roof slope. Cynthia Mills, who owned the house from at least 1928 to 1939, is the earliest known occupant.

*North Race Street Intersects*

24. Howard House  
619 Alexander Street  
ca. 1920  
Contributing

The one-story, single-pile, side-gabled cottage with rear ell has a shed porch with square posts, a weatherboard exterior, six-over-six windows and a reconstructed end chimney. Everett Howard, a driver for Nicholson Furniture Company, lived here with his wife Mary in 1928.

25. House (duplex)  
623 – 625 Alexander Street  
ca. 1970  
Noncontributing

The one-story, side-gabled brick Ranch duplex with a large attached front-gabled carport on the front elevation has one-over-one windows.

26. Scroggs House  
631 Alexander Street  
ca. 1910  
Contributing

The one-story, single-pile, side-gabled cottage with a rear ell has a prominent central roof peak with decorative shingles. Although, the house has been altered with the addition of a new entry with sidelights, new windows, vinyl siding and a reconstructed porch, the overall original form remains intact. Martha Scroggs, a widow, lived here in 1928. Dewey Deal, a clerk at Piggly Wiggly occupied the

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house in 1932. The house had numerous occupants in the 1930s and 1940s and was probably rental property.

27. Wilson House  
639 Alexander Street  
ca. 1910  
Contributing

The one-story, single-pile, side-gabled cottage displays a central, front gable. The house has pressed metal roof shingles, a hip roof porch with turned posts, two-over-two windows and vinyl siding. Twin interior chimneys rise from the rear roof slope. Arthur F. Wilson, a building contractor, and his wife Addie lived in this house in 1932. Burton Hefner, owner of Burton's Café, lived here in the 1940s and 1950s.

**Carrol Street**

**North Side**

28. Segee House  
514 Carrol Street  
ca. 1954  
Noncontributing

Edward Segee likely built this house around 1954. The one-story, side-gabled brick Ranch house has a recessed modern neo-classical entrance, casement windows, a small addition on the northeast end, shutters and an interior brick chimney.

29. Clark House  
524 Carrol Street  
ca. 1949  
Contributing

The one-story, side-gable brick Minimal Traditional house with a gable-front projection has a side porch with an iron railing, a picture window and paired eight-over-eight windows. Charles Clark, previously living at 521 Alexander

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Street, was the first occupant of this house in 1949. He had been promoted to plant manager at the Statesville Laundry Company.

30. J.H. West House  
526 Carrol Street  
1925  
Contributing

This one-story bungalow has a clipped gable principal roof and a clipped gable porch roof. The porch posts have been replaced with neo-classical, fluted columns. Vinyl siding covers the exterior. Other features include a screened side porch, brick foundation and an end chimney. J.H. and Mittie West built the house at a cost of \$3,300 according to the building permit. Mr. West worked as a carpenter and later as a night watchman.

- 30a. Garage  
1925  
Contributing

The wood-sided, gable-front garage has a clipped, front-gable roof matching the house.

31. Albrecht House  
536 Carrol Street  
1926  
Contributing

The one-story, Craftsman-influenced brick house has a side-gabled roof, an interior chimney, six-over-six windows, a flat-roof porch over a portion of the façade and vinyl siding in the gable ends. A small front-gabled and bracketed projection shields the Craftsman style front door. According to the 1916 City Directory, the earliest known occupants are Jules and Adreme Albrecht. Mr. Albrecht served as manager of Albrecht-Bristol Shoe Company, manufacturers of shoes for women and children.

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32. Culbreth House  
540 Carrol Street  
ca. 1926  
Contributing

The one-story, side-gabled brick house has end chimneys, a triple front window and sidelights on each side of the front door. A little over one-half of the front porch has been partially enclosed with vinyl siding. The earliest known occupants were Frank and Blanche Culbreth who lived here in 1928. Mr. Culbreth worked as a bookkeeper for Statesville Drug Company.

**Carrol Street**

**South Side**

33. Harwell House  
501 Carrol Street  
ca. 1910  
Contributing

The hipped-roof vernacular Queen Anne cottage with weatherboard siding exhibits a front central roof peak and two-over-two windows. Turned posts with sawn brackets support the hipped-roof porch. Two interior chimneys rise from the rear roof slope. Mervin W. Harwell, an employee at the Statesville Steam Laundry who lived here in the 1930s, is the earliest known occupant.

- 33a. Garage  
ca. 1940  
Contributing

A two-story garage with an apartment upstairs stands behind the house.

34. House  
505 Carrol Street  
ca. 1960  
Noncontributing

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The one-story, side gabled brick Ranch house has a central, recessed entrance.

- 34a. Garage  
ca. 1940  
Contributing

A two-story, front-gabled, weatherboard-sided garage with an upstairs apartment stands behind the house.

35. Cutting House  
509 Carrol Street  
ca. 1935  
Contributing

The one-story, cut stone Tudor Revival cottage features multiple gables, a fanlight transom, arched attic windows, six-over-six windows grouped in twos and threes and a side porch on the east elevation. The Cutting House was constructed around 1934 by W. Lloyd and Cora Cutting. Mr. Cutting was a building contractor.

- 35a. Garage  
ca. 1935  
Contributing

A two-story, gable-front garage with an upper apartment sheathed in weatherboard siding stands just off the southeast corner of the house.

36. House  
515 Carrol Street  
ca. 1960  
Noncontributing

The one-story, side-gabled brick Ranch house features a recessed entry, six-over-six windows and a front gable on the facade.

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37. Anderson House  
525 Carrol Street  
ca. 1940  
Contributing

The one-story, irregularly-massed brick house with a hipped roof and hipped dormer appears features an arched doorway, an arched attic window, eight-light casement windows and a façade chimney. Richard Anderson, a mail carrier, and his wife Lena are the earliest know occupants of this house.

38. House  
529 Carrol Street  
ca. 1960  
Noncontributing

The one-story, side-gabled brick Ranch house features an open carport on its east elevation.

**West End Avenue**

**North Side**

39. Watts House  
702 West End Ave.  
ca. 1910  
Contributing

The one-story, side-gabled house with end chimneys has undergone some alterations, including the application of stucco to the chimneys, vinyl siding, a new wraparound porch and replacement windows. Other features include sidelights and a transom at the front door, a shed dormer with a four-light triple window, a rear ell and a rear shed. Grace Watts, the earliest known resident, lived here in the late 1920s.

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40. Gilliam House  
708 West End Ave.  
ca. 1910  
Contributing

The one-story, single-pile, side-gabled house features an interior chimney on the roof's rear slope, modern sash in the paired windows and gable returns. Modern alterations include vinyl siding and new fluted columns on the porch. Herbert and Lessie Gilliam lived here from the late 1920s through the 1940s. Mr. Gilliam was a superintendent at Carolina Parlor Furniture Company on Drake Street near the Southern Railway depot.

- 40a. Garage  
ca. 1990  
Noncontributing

Modern front gable garage stands behind the house.

**West End Avenue**

**South Side**

41. Davis Hospital  
709 West End Avenue  
1925/1930/1951/1955/1963  
Contributing

David Hospital is a rambling brick complex composed of the 1925 original block and additions made in 1930, the 1950s and 1960s. The earliest portion of the Davis Hospital is the three-story central brick section with Craftsman six-over-one windows and a stone cornice. The classical entry features columns supporting a entablature with a frieze engraved with the name of the hospital. This section of the building also features a classically inspired cornice and parapet. The 1930 addition occurred at the rear of the original structure. It is roughly square in shape and built of brick with similar details as the 1925 building. In 1951, a three-story, brick wing with Modernist stylistic elements was added to the west side of the

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1930 addition. In the mid-1950s, a three-story, brick addition was made to the east side of the 1925 core. The final major addition came in 1963 when a two-story wing was added to the 1951 west wing. In 1963, a small addition was made to the 1930 section. Although several post-1950s additions have been made to the building, the majority of Davis Hospital predates 1952.

Dr. James Davis established the original Davis Hospital on East Center Street on January 10, 1923. Before he opened that facility, Dr. Davis was associated with the Carpenter-Davis Hospital, founded in 1920. At its new location on West End Avenue, the Davis Hospital was described by the December 17, 1925 edition of the *Statesville Daily* as "one of the most modern and completely equipped hospitals in North Carolina." In 1937 the hospital came under ownership of a nonprofit corporation with Dr. Davis as chairman of the board. He died in 1955, but the hospital operated until the 1990s.

- 41a. Power plant  
1925  
Contributing

The square brick building stands just west of the hospital. A square smokestack rises from the south side of the building and a brick silo is positioned on the east elevation.

- 41b. Storage building  
ca. 1950  
Contributing

The low, rectangular building, most likely used for storage stands just south of the hospital building.

**Cherry Street**

**North Side**

42. Merritt Apartment Building I  
602 Cherry Street  
ca. 1950

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Contributing

Louis Merritt, Sr., built this two-story apartment building. The brick building has a hipped roof, two-over-two windows and a hipped-roof entrance with iron posts recessed between wider, two-bay front projections.

43. Ingram House  
610 Cherry Street  
ca. 1925  
Contributing

The one-and-a-half-story bungalow with a weatherboard exterior and standing on a brick foundation features six-over-one windows, a front gable dormer with kneebraces, an exterior chimney and kneebraces and exposed raftertails on the principal roof. Battered posts on brick plinths support the engaged porch. W.L. Ingram, a carpenter, lived here in 1917. J.A. Pipkin, a barber, and his wife, Sallie lived here in 1932.

44. Walton House  
614 Cherry Street  
ca. 1910  
Contributing

The one-story, L-plan cottage with weatherboard siding features two-over-two windows and an interior chimney at the junction of the gables. The small porch has modern iron supports and a pressed metal roof. John Walton Jr. and his wife Lizzie lived here in 1917. Walton was owner of Walton Knitting Mills. Parks Crowell, owner of Crowell Service Station, resided here throughout the 1930s. Three generations of the current owner's family, the Reids, have been associated with the house since the 1960s.

45. Alexander House  
620 Cherry Street  
ca. 1910  
Contributing

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The two-story, irregularly-massed house features a pyramidal roof clad in pressed metal shingles, an interior chimney on the rear roof slope and one-over-one sash. Tuscan columns and a square balustrade support a wraparound porch. The house also has new shutters. J.S. Alexander, a carpenter, and his wife Sarah lived here from 1917 at least through 1932. James Morrison, an employee at the Vance Hotel, and his wife, Mary, were living here by the late 1930s.

- 45a. Garage  
ca. 1930  
Contributing

A gable-front weatherboard garage stands behind the house.

- 45b. Shed  
ca. 1930  
Contributing

A small shed-roofed building stands just behind the garage.

46. Apartment building  
622-628 Cherry Street  
ca. 1970  
Noncontributing

The elongated, two-story, brick and wood apartment building stands at a right angle to the street. The four-unit building has a side-gabled roof and is set back from the street with a parking lot occupying the space between the sidewalk and the building.

47. Gibson House  
632 Cherry Street  
ca. 1910  
Contributing

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This two-story, single-pile, side-gabled house rests on a brick foundation, has two-over-two windows and a central gable on its facade. Turned posts with lace-like sawn brackets support the hipped-roof porch. Vinyl siding covers the exterior. John Gibson, an employee at Overcash Brothers Planing Mill lived here with his wife, Ada, and daughters Janie, a dressmaker, and Annie in 1917. The family remained in the house into the 1930s.

- 47a. Shed  
ca. 1930  
Contributing

A small, gable-roofed weatherboard building with a small window on its rear gable end and rafter tails stands in the backyard, but near the dwelling's rear door.

- 47b. Shed  
ca. 1960  
Noncontributing

A substantial, roughly square-shaped cinderblock block building with a shed roof stands behind the house.

48. Interns' Apartments  
644 Cherry Street  
1948  
Contributing

The substantial, two-story, brick Colonial Revival-style apartment building features a swan's neck pediment crowning the recessed central entrance, eight-over-eight windows and a corbelled chimney piercing the hipped roof. The building is constructed into a hill and is therefore three stories on its rear elevation where four garage bays for residents' cars occupy the ground level. Dr. Davis built the apartments for interns at the Davis Hospital.

49. Nurses' Dormitory  
704 Cherry Street

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ca. 1956  
Noncontributing

The large L-shaped brick building is two-stories on the front with a full basement on its rear. The former nurses' dorm has a flat roof, and a modern, classically-inspired portico and modern one-over-one windows.

**Cherry Street**

**South Side**

Vacant Lot

50. Riddle House  
617 Cherry Street  
ca. 1900/ ca. 1950  
Contributing

The small, front-gable, Queen Anne cottage rests on a concrete block foundation and features a central chimney piercing the peak of the pyramidal roof, one-over-one sash and turned posts supporting a hipped-roof porch that has been partially enclosed. Asbestos siding covers the exterior. Oral tradition says that Wilson Riddle, owner of Riddle's Cycle, Hobby and Soda Shop, moved the house to this location sometime in the early 1950s.

51. Georgetown Manor Condominiums  
619-636 Cherry Street  
ca. 1970  
Noncontributing

Four, two-story, brick and wood condominiums exhibit some neo-Colonial Revival influences. According to neighbors and Sanborn maps, the complex replaced a farmhouse and at least five outbuildings, including a large barn.

52. Apartment building  
629-633 Cherry Street  
ca. 1970

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Noncontributing

The one-story, side-gabled apartment building has oriented-strand board (OSB) siding. Three small apartments occupy the house.

**Mulberry Street**

**East Side**

53. Wilson Duplex II  
272-274 Mulberry Street  
ca. 1940  
Contributing

The one-and-a-half-story, side-gabled mildly Tudor-influenced duplex exhibits a steep gable over its front, central entrance and steep-pitched dormers. Other features include eight-over-eight windows, interior chimneys and scrolled wooden trim decorating the entries and windows' lintels. Gordon Wilson and his wife Zelda are listed as the owners and occupants of one of the units in the early 1940s. Gordon Wilson built the duplex as well as the apartment building next door at 268-270 Mulberry Street.

54. Wilson Duplex I  
268-270 Mulberry Street  
ca. 1937  
Contributing

The one-story, side-gabled brick duplex features engaged entry porches at each front corner and a central chimney. Windows throughout the building appear modern. Gordon Wilson and his wife Helen, listed as owner-occupants in one of the units in 1936, built this building and the duplex next door.

**Mulberry Street**

**West Side**

55. West House  
271 Mulberry Street  
Late 1920s

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Contributing

The substantial two-story, brick house with a hipped roof exhibits features of the Colonial Revival and Craftsman styles. The rectangular-massed house has widely overhanging bracketed eaves, massive brick porch posts and a brick balustrade, a side porch and Craftsman windows. Leaded glass sidelights composed in geometric patterns flank the front door; identical transoms are found on the Powell House (#67) at 437 Walnut Street in the Mitchell College Historic District. A white picket fence surrounds the side and back yards. Pearl West, a contractor, and wife Ellie West likely built the house. They lived here into the 1950s.

- 55a. Garage  
ca. 1940  
Contributing

The hipped-roof, two-bay garage stands behind the house facing Alexander Street. A small shed addition has been made to the front of the building.

56. Lindsey House  
265 Mulberry Street  
ca. 1955  
Noncontributing

The two-story, side-gabled Colonial Revival brick dwelling features a five-bay façade and eight-over-eight windows. French doors open onto the roof deck atop the semi-circular portico. The portico has a dentil cornice, fluted columns and a crowning balustrade. A fanlight and sidelights surround the front door and exterior chimneys occupy each gable end. Julian Lindsey, the pastor at Broad Street Methodist Church, built this prominent house around 1955.

*Carrol Street Intersects*

57. Kelly House  
253 Mulberry Street  
ca. 1910/ca.1940

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Contributing

The one-and-a-half-story, side-gabled house appears on the 1918 Sanborn map and appears to date to the early twentieth century. Around 1940, the house was remodeled in the Colonial Revival style. A broken pediment surmounts the entrance and oversized dormers occupy the front roof slope. The house has a rear ell and is clad in vinyl siding. W.S. and Pearl Kelly resided here in 1932. Mr. Kelly worked as a tailor.

58. Johnston House  
245 Mulberry Street  
ca. 1910  
Contributing

The Johnston house is a two-story, gable-front, Colonial Revival dwelling with a later Craftsman porch. The house features a pedimented gable end with a lunette attic window and decorative shingles. The Craftsman porch with porte-cochere has been enclosed. Flat-roof additions have been made to the side of the house. Although changes have been made, the original form and distinct features remain evident. The earliest known occupants were James and Mary Johnston who were living here in 1932, when Mr. Johnston was secretary-treasurer-manager of the Nash Furniture Company.

**North Race Street**

**East Side**

59. Williams House  
248 North Race Street  
ca. 1947  
Contributing

The small, brick Ranch house features a scalloped frieze and multi-light picture windows. Harvey and Mary Williams built this house when Mr. Williams was the vice-president of Turner Manufacturing Company.

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60. Zachary House  
244 North Race Street  
ca. 1920  
Contributing

The one-story, L-plan, vinyl-sided dwelling has an engaged porch, gabled dormers and eight-over-eight and six-over-six windows. Lawrence and Christine Zachary lived here in 1928. He worked in the insurance business.

**North Race Street**

**West Side**

61. Davis House  
255 North Race Street  
1955  
Noncontributing

The one-story, side-gabled brick Ranch house has a Colonial Revival-inspired entrance, front facing gables—one containing a bay window—and both with lunettes. A large picture window punctuates the central façade. Wendell and Elsie Davis built this house in 1955, when Mr. Davis was the pastor at Western Avenue Baptist Church.

62. Shoaf House  
249 North Race Street  
ca. 1925  
Contributing

The one-and-a-half-story, gable-front brick and weatherboard bungalow with a jerkinhead roof and deep gable returns features knee braces and a partially engaged porch with brick posts and a brick balustrade. Slender Tuscan columns flank the Craftsman entrance composed of divided light sidelights on each side of a Craftsman-style door. Harold and Beulah Shoaf are the earliest known occupants of this house. They lived here in 1928 when Mr. Shoaf worked at the local Orange Crush Bottling Plant.

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63. Rhyne House  
245 North Race Street  
ca. 1925  
Contributing

The one-and-a-half-story weatherboard-sided bungalow features two front-facing gables with scalloped shingles. A group of three Craftsman windows occupy the forward most projecting gable. Paired porch posts on brick piers support an engaged porch with rafter tails. Dr. Samuel A. and Louise Rhyne were residing here in 1928. Dr. Rhyne worked as an X-ray specialist at Davis Hospital until around 1930 when he opened the Rhyne-Little Clinic at 312 Walnut Street.

64. House  
111 North Race Street  
ca. 1980  
Noncontributing

The modest one-story, side-gabled brick Ranch house features six-over-six windows and a small stoop entrance.

65. Merritt Apartment Building II  
101 North Race Street  
ca. 1950  
Contributing

The two-story, brick apartment building has a hipped roof and modernistic horizontal-light windows. The three-bay-wide central section containing the hipped-roof entrance is recessed. Louis Merritt, Sr. constructed the building.

**South Race Street**

**West Side**

66. Salley House  
102 South Race Street  
1941

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Contributing

The one-and-half-story, side-gabled, weatherboard Cape Cod has three dormers, a side porch and six-over-six windows. According to current owners Lester and Erma Chambers, Alfred Salley built this house in 1941. Mr. Salley was the president-treasurer of Piedmont Baking Company.

67. Mills House  
110 South Race Street  
ca. 1940  
Contributing

The one-story, vinyl-sided, side-gable asymmetrical Colonial Revival house has a recessed entry, gabled dormers and six-over-one windows. Allen and Louise Mills were living here in 1942. Mr. Mills was a manager at N.B. Mills Ginning Company.

**North Oak Street**

**East Side**

68. Apartment building  
244-248 North Oak Street  
ca. 1985  
Noncontributing

The one-story, side-gabled brick apartment building contains three units and has paired two-over-two windows.

69. Hefner House  
242 North Oak Street  
ca. 1925  
Contributing

The one-story, front-gabled, German-sided bungalow has four-over-one windows and exposed raftertails. Battered posts on brick plinths support the front-gabled porch.

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70. Stilwell House  
240 North Oak Street  
ca. 1910  
Contributing

The one-and-a-half-story, irregularly-massed, weatherboard Queen Anne style house with a high pyramidal roof features six-over-six and one-over-one windows, an interior chimney and a modern, incompatible window in a cut-away front gable. Square posts crowned with plain spandrels support the hipped-roof porch. A hipped roof surmounts a sunroom addition on the south elevation. The Stilwells, Samuel and Beulah, were living here in 1928 and are the earliest known occupants of the house. Mr. Stilwell was the owner of Stilwell Radiator and Battery Shop.

71. Giles House  
230 North Oak Street  
ca. 1925  
Contributing

The plain, one-story, front-gable bungalow features four-over-one windows, exposed roof beams on the principal roof and porch and original battered posts as well as newer iron posts on brick plinths supporting the front gabled porch. An iron railing replaces the original porch balustrade. Aluminum siding covers the exterior. S.E. Giles worked as a foreman and lived in this house in 1932 with his wife, Gertrude.

72. Harwell House  
226 North Oak Street  
ca. 1925  
Contributing

The one-and-a-half-story, hipped-roof cottage with vinyl siding exhibits four-over-one windows, turned porch posts, a brick foundation and twin interior chimneys. A hipped-roof dormer with paired four-over-one windows occupies the

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central front roof slope. In 1928, Fred and Lola Harwell lived here. Mr. Harwell worked as a machinist.

73. Shaw House  
222 North Oak Street  
ca. 1934  
Contributing

The one-and-a-half-story, side-gabled brick house has casement windows, a screened porch on the southwest corner, three dormers and an interior chimney. The Colonial Revival entrance consists of a crowning flat entablature above fluted pilasters that flank the door. Wooden scrollwork surmounts the windows and integrated garage. An ell and an addition occupy the rear elevation. Dr. Lloyd R. Shaw and his wife Gertrude built this house around 1934. Dr. Shaw worked as a resident physician at Davis Hospital.

74. Nathan Neely House  
204 North Oak Street  
ca. 1947  
Contributing

The modest, one-story, side-gabled, brick dwelling with a shed-roofed stoop supported by square posts has six-over-six windows, exterior chimneys and scalloped wood trim on the gable ends. A garage/shed with scalloped eave trim matching the house attaches to the south side of the house. Nathan Neely, president of Johnston Furniture Company built this house around 1947. He also operated Ante-Bellum Reproductions out of his home.

**North Oak Street**

**West Side**

75. Thrower House  
253 North Oak Street  
ca. 1925  
Contributing

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The one-story, side-gable bungalow has aluminum siding, knee braces, battered porch posts on brick piers, a turned balustrade and six-over-one windows. The earliest known occupants were Nivin and Rena Thrower, who were living here in 1932 when Mr. Thrower operated Thrower's Barber Shop.

76. Kirby House  
249 North Oak Street  
ca. 1930  
Contributing

The one-story, side-gabled Neoclassical Revival-inspired cottage features a pressed metal shingle roof, aluminum siding and replacement windows. Square porch posts support the flat-roofed porch with crowning classical roofline balustrade. Several gabled additions have been made to the rear of the house. W.G. and Essie Kirby, the earliest known residents, lived here in 1932. Mr. Kirby was a machinist.

77. Apartment Building  
245-247 North Oak Street  
ca. 1980  
Noncontributing

The two-story, side-gabled, brick and vinyl-sided apartment building features two front doors.

78. Davis House/Statesville Floral Company  
239 North Oak Street  
ca. 1925  
Contributing

The one-and-a-half-story, weatherboard-sided Colonial Revival-influenced bungalow has two-over-two windows, a prominent gable-front wall dormer, two interior chimneys and exposed raftertails. Tuscan columns support the hipped-

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roof porch. John L. Davis ran his business, Statesville Floral Company, from his home and in the 1930s the back yard contained a large, rectangular greenhouse.

79. Patterson House  
229 North Oak Street  
ca. 1925  
Contributing

The one-story, side-gabled, Colonial Revival-influenced bungalow has a jerkinhead roof and six-over-one windows with four-over-one sidelights. Paired Tuscan columns support the front portico with a curved underside that shields the entrance flanked by a fanlight transom and sidelights. J.D. Patterson, a salesman at Statesville Grocery, and his wife, Eugenia, lived here in 1928.

- 79a. Garage  
ca. 1990  
Noncontributing

A modern, gable-front garage stands behind the house.

80. Austin House  
225 North Oak Street  
ca. 1925  
Contributing

The one-story, side-gabled brick bungalow with a jerkinhead roof has a jerkinhead-roofed porch with brick posts that shelters the entry. Sidelights flank the front door. An exterior chimney occupies the south elevation. Gibson and Mildred Austin are the earliest known occupants of this house. They were living her in 1932 when Mr. Austin was the manager at Mass Productive Company.

81. Holbrook House  
223 North Oak Street  
ca. 1930  
Contributing

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The one-story, side-gabled Tudor Revival cottage exhibits staggered front gables on its façade. The brick house has an enclosed side porch with arched openings, a façade chimney with decorative brickwork, an arched entry, an arched attic vent and four-over-one windows. Dr. J. Samuel Holbrook lived in this house in the 1940s.

- 81a. Garage  
ca. 1930  
Contributing

A gable-front garage with kneebraces stands behind the house.

82. Current House  
221 North Oak Street  
ca. 1925  
Contributing

The one-story, side-gable bungalow has a jerkinhead roof and fluted columns supporting a front-gabled entry portico with gable returns. Windows are four-over-four and six-over-six and grouped in twos and threes. Vinyl siding covers the exterior. Dr. Clyde Current, a dentist, and his wife Ruth lived here in the 1930s.

83. Battle House  
219 North Oak Street  
ca. 1947  
Contributing

The one-story, side-gabled Cape Cod has eight-over-eight windows and vinyl siding. A chimney occupies the south gable end and iron posts support the front-gabled porch. This house was apparently constructed as rental property and Mrs. Mary Battle was the first renter.

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**South Oak Street**

**West Side**

84. House  
102 South Oak Street  
1954  
Noncontributing

The one-story, side-gabled, brick Ranch house has an off-center front gable projection. Square posts crowned with plain spandrels support the porch. The current owner provided the construction date.

85. Anderson House  
114 South Oak Street  
ca.1930  
Contributing

The one-story, L-plan house with vinyl siding and replacement windows features a shed porch with Tuscan columns. A battered chimney occupies the south gable end. In 1932, F.R. and Bertha Anderson were living at this address. Mr. Anderson was a salesman with J.B. Cooper Motor Company.

86. House  
118 South Oak Street  
ca. 1970  
Noncontributing

The one-story, side-gabled, brick Ranch house features a front gabled porch and a carport.

Vacant Lot

87. White House  
202 South Oak Street  
1919  
Contributing

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The one-story, side-gable bungalow with a shed dormer and exposed raftertails features nine-over-nine windows and battered posts on brick piers supporting the porch. Although approximately one-half of the porch was been enclosed with glass panels above a low brick kneewall, the original porch form is apparent. John P. and Mary White constructed the house in 1919 and the White family occupied it for many years.

88. Morrison House  
206 South Oak Street  
ca. 1925  
Contributing

The two-story, gable-front Craftsman-style house is built of hollow masonry tile and features battered posts on brick piers supporting a gable-front porch that extends to a porte-cochere. The house has knee braces and six-over-one windows. The earliest known occupants were Rowell and Mary Morrison, who were living here in 1928. Mr. Morrison was a salesman at Star Milling Company.

89. J. R. Cashion House  
210 South Oak Street  
1925  
Contributing

The one-story, gable-front brick dwelling features an entrance with Craftsman-style sidelights, transom and door. Modern iron posts support the partially engaged off-center front porch. Pressed metal shingles sheath the gable ends. According to the building permit, J.R. Cashion built this house in 1925 at a cost of \$4,000 and continued to live here into the 1930s. In 1928, he was vice-president of Atlantic Paving Company. He later worked as a superintendent at the Statesville Flour Mills.

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### Summary

The Mitchell College Historic District Boundary Expansion is eligible for listing in the National Register of Historic Places under Criterion C for architecture. With a period of significance of ca. 1890 to 1952, the collection of well-preserved dwellings reflects the expansion of Statesville's early suburban neighborhoods resulting from the town's prosperity as an industrial center along the railroad in Piedmont North Carolina. The area west of downtown and contiguous with the Mitchell College Historic District (NR, 1980) contains an eclectic mix of local vernacular forms and nationally-popular house types common to industrial towns in central North Carolina. The Ellis House (#4) and the Haskell Mills House (#10) on Alexander Street are the district's oldest dwellings and exhibit influences of the Queen Anne style. Bungalows, such as the Rhyne House (#63) and the Shoaf House (#62) on North Race Street, are the most common house type. I-houses, period cottages, Colonial Revival houses, Minimal Traditional dwellings, Ranch houses and post-World War II apartment buildings stand in the district. Although houses continued to be built after 1952, they are not of exceptional significance.

The district is also eligible for listing under Criterion A in the area of Health/Medicine for Davis Hospital, a medical facility that served Statesville for approximately seventy years. Davis Hospital occupies the center of the Mitchell College Historic District Boundary Expansion area and is the only non-residential resource. Opened in December 1925 and expanded over many decades, the hospital was deemed by local newspapers as "one of the most modern and completely equipped hospitals in North Carolina." Several buildings associated with the hospital stand in the district including houses built by doctors, an apartment building (#48) constructed for interns in 1948 and a nurses' dormitory (#49) from the 1950s. Of the ninety-two primary and twenty-six secondary resources, seventy-four percent contribute to the significance of the Mitchell College Historic District Boundary Expansion.

### Statesville's Historical Development and Architecture Context

The buildings in the Mitchell College Historic District Boundary Expansion represent the architectural styles and forms that occurred throughout Piedmont North Carolina from the late nineteenth century to the post-World War II period. During this period, architecture

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reflected the social and economic changes occurring as the region transformed from a land of farmers to a bustling industrial and railroad corridor.

In the closing decades of the nineteenth century industry, in the form of textile and tobacco factories, spread across the Piedmont. Towns along the railroad—such as Statesville—blossomed as thousands flocked to these centers of industry and commerce. The population of Statesville increased dramatically after the Civil War as manufacturing concerns opened in the town. In 1870, 683 people lived in the county seat. By 1890, that number had increased to 2,318.<sup>1</sup> In 1890, a local newspaper described Statesville's newly-established tobacco manufactories as "the most prosperous and promising line of business in this prosperous and progressive city." That year three tobacco factories operated. The paper also extolled the city's up and coming role as a cotton market.<sup>2</sup>

The Western North Carolina Railroad, which was completed to Statesville in 1858 and the Atlantic, Tennessee and Ohio Railroad (also known as "the June Bug"), a line constructed in 1862, but rebuilt in 1871 after being destroyed in the Civil War, helped transform the town from a center of local government, namely a place for court to meet, to a thriving trading center where cotton, lumber and farm products could be shipped to market.<sup>3</sup> Families moved to Statesville as men sought work at places such as the Statesville Manufactory Company which produced parts for wagons, John Wilson's furniture factory and the J.C. Steele Foundry and Machine Shop and Brick Yard, all established in the 1880s. By the last decade of the century, the town's roller mill produced more flour than any other mill in the state and in 1893 the Statesville Cotton Mill opened.<sup>4</sup>

Town boosters did their part to lure new residents to Statesville to work in the town's industries and shops. Local papers celebrated the "zeal for increase, improvement and

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<sup>1</sup> *A Report of the Seventeenth Decennial Census of the United States, Census of Population, 1890, Vol. 1: Number of Inhabitants* (Washington, D.C.: Government Printing Office, 1892), p. 33-10.

<sup>2</sup> *The Landmark Special Trade and Industrial Edition, Vol. XVI, May 22, 1890*, 9-10.

<sup>3</sup> W.N. Watt, *Statesville: My Home Town, 1789-1920* (Statesville: by the author, 1996), 218; *The Landmark Special Trade and Industrial Edition, May 22, 1890*, 5.

<sup>4</sup> Homer M. Keever, *Iredell: Piedmont County* (Statesville: Iredell County Bicentennial Commission, 1976), 349.

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upbuilding” occurring in Statesville in the spring of 1890.<sup>5</sup> As new people arrived, the need for housing increased and construction took off. Reflecting the increasingly complex nature of society and the availability of pattern books and mass-produced and standardized building materials, domestic architecture became complex and the Queen Anne style proliferated. Local manufactories—such as Overcash & Sons Sash, Door and Blinds Factory which had a plant on Cherry Street where they made “sawed and turned balusters, brackets and a great many other articles in woodwork”—provided ornate millwork to outfit asymmetrical houses composed of intersecting wings, projecting bays and porches that extended from the façade to one or both of the side elevations.<sup>6</sup> In towns across the state, high-style Queen Anne houses as well as more restrained versions lacking ornate detail were built from the 1880s into the first decade of the twentieth century.

In the early twentieth century, Statesville continued to grow due in large part to the 1894 consolidation of the town’s railroads into the Southern Railway system and the expansion of local industries.<sup>7</sup> Statesville, like numerous other piedmont towns, swelled with new residents, many leaving the farm seeking employment as mill workers, machinists and store clerks. By 1910, the population swelled to 4,599, nearly double what it had been ten years earlier.<sup>8</sup> In 1915, a regional magazine described Statesville as a “clean, attractive [and] modern” city where “in building their homes, citizens have aimed at the beautiful as well as the commodious and convenient.” The magazine concluded that “the residences of Statesville are a sure index to the commercial and industrial success and prosperity of her people”<sup>9</sup>

With the advent of the automobile in the twentieth century, development moved into more suburban areas of North Carolina’s town and cities. In small towns such as Statesville, this push outward from the central downtown often translated to the construction of houses on streets only one or two streets beyond the avenues lined with nineteenth century dwellings and just outside the commercial and industrial areas. As the

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<sup>5</sup> *The Landmark Special Trade and Industrial Edition*, May 22, 1890, 20.

<sup>6</sup> *The Landmark Special Trade and Industrial Edition*, May 22, 1890, 10.

<sup>7</sup> Keever, 227.

<sup>8</sup> *Census of Population: 1950*, p. 33-10.

<sup>9</sup> “Attractive Statesville,” in *Sky-Land Magazine, Stories of Picturesque North Carolina*, (July 1915) 342.

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century got under way, it was common for mill managers, bank presidents and prosperous merchants to live only one street away from mill workers, store clerks and carpenters. While professionals and workers continued to live in relative close proximity to their work places and each other, the differences in the two groups' income and social standing were made clear by the size of their houses and the lots they occupied.

As the automobile allowed for increased mobility, national styles of architecture began to influence house styles in the new suburbs rising up across North Carolina. The picturesque idiom of the nineteenth century made way for the Colonial Revival; in early examples, the two styles meshed in a transitional hybrid where classical elements were attached to irregularly-massed forms. As the new century wore on, the Colonial Revival became more symmetrical and dwellings were rectangular in form.

In 1920, the population of Statesville was 7,895. The town was home to four flour mills, three foundries or machine shops, three hosiery mills, three cotton mills, five furniture factories, four tobacco factories and a brick plant.<sup>10</sup> The Wallace Brothers Botanical Company, established just before the Civil War, was described in 1926 as the largest botanical depot in the world and the oldest in the United States. The company manufactured herbal home remedies.<sup>11</sup> Statesville Manufacturing Company, a supplier of architectural millwork and building materials, was established in 1925 and shipped products throughout North Carolina and adjoining states.<sup>12</sup>

In suburban neighborhoods in Piedmont North Carolina, modest houses of the 1920s sometimes exhibited Colonial Revival features such as a simple gabled portico with Tuscan or Doric columns, but more often middle class families built bungalows. The bungalow enjoyed national popularity in the late 1910s and 1920s and architects designed fine examples for clients from coast to coast. More scaled-down versions of the style proved immensely popular in towns and suburbs across North Carolina. Building plans for these houses with their wide overhanging eaves, open arrangement of rooms and inviting porch appeared in national magazines and catalogs. The bungalow—in all its

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<sup>10</sup> *The Landmark*, April 5, 1923.

<sup>11</sup> *The Charlotte Observer*, April 11, 1926.

<sup>12</sup> *The Statesville Daily Record Presents Pictorially Iredell County, North Carolina* (Special Edition), 1945, n.p.

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many expressions, construction materials and degrees of detail—was inexpensive and easy to build and appealed to families' desire for a modern house.

By 1930, the population of Statesville stood at 10,490. The *Charlotte Observer* described Statesville as lying “in the center of the industrial zone of the state.” In 1935, at least sixty-five manufacturing plants occupied the city, including nine textile plants. During the period, bungalows and other house types found favor among those working in the city's manufactories leading the *Charlotte Observer* to remark that the town's “laboring class of people have not entered into the extravagances of modern life.”<sup>13</sup>

The country's entrance into World War II did not severely impact Statesville's economy as its industries and the goods they produced proved vital to the war effort. Eighty manufacturing companies operated, with textiles and wood-related concerns dominating. Industries founded in the late nineteenth century, including the Statesville Cotton Mill, Statesville Flour Mills and J. C. Steele and Sons, a machinery company, continued to produce goods.<sup>14</sup>

When the war ended, the population exploded to almost 17,000 citizens as soldiers returned home and returned to jobs in Statesville's factories.<sup>15</sup> As construction revived after the war, some families in North Carolina sought the comfort and reassurance of building in styles of the past such as the Colonial Revival. More commonly new houses took on a decidedly modern appearance. The Minimal Traditional house, typically a side-gabled dwelling with a front-facing gable vaguely reminiscent of the Tudor cottage and lacking decorative detail, began appearing just before the war, but proved more popular in the last half of the 1940s. In the late 1940s and 1950s, the Ranch house, with its low-pitched roof and horizontal massing, reigned as the most sought-after dwelling. Builders and architects in Statesville promoted the new styles. G.L. Wilson, who founded a building company just after World War II, featured a thoroughly modern stuccoed Ranch house he built for Latta Johnson in a local advertisement. Another Statesville firm, Design Associates, showcased several of their recent commercial commissions —most were streamlined Moderne with features such as glass block and wood paneled

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<sup>13</sup> *The Charlotte Observer*, November 22, 1930.

<sup>14</sup> *Statesville Daily Record Presents Pictorially Iredell County, North Carolina*, 1945, n.p.

<sup>15</sup> The population increased by 47.7 percent between 1940 and 1950, *Census of Population: 1950*, p. 33-9.

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interiors.<sup>16</sup> Although most commonly Minimal Traditional and Ranch houses appeared as part of large housing developments, these dwellings were built in early twentieth century suburbs in towns such as Statesville where tract-housing was not exceedingly common after the war. Because the Depression and World War II slowed construction in neighborhoods which had began developing in the previous century, once the economy improved with the end of the war, development in these neighborhoods resumed.

#### **A History of the Mitchell College Historic District Boundary Expansion Area**

The area encompassing the Mitchell College Historic District Boundary Expansion began developing as a residential neighborhood in the late nineteenth century after a city-wide street building campaign in the 1880s. Before dwellings were built on a wide-scale basis, the district consisted of a few scattered houses, vacant land and some industrial development. The most prominent industry was Overcash Brothers Planing Mill, also known as Overcash & Sons Sash, Door and Blind Factory, whose plant stood on the north side of the junction of Cherry and South Oak streets, near the present location of the interns' apartment building (#48) constructed for doctors at Davis Hospital. In 1890, the local newspaper described operations on Cherry Street: "there is as much noise and activity at their factory as there is anywhere in Statesville."<sup>17</sup> The Overcash Brothers complex included a steam dry kiln, a lumber shed and a large, one-and-a-half-story processing building that occupied the site as early as 1890 and remained there until just after 1918 when it was demolished.<sup>18</sup> In 1911, Overcash's sash and door warehouse stood just south of the factory on the west side of the first block of South Oak Street at a site between the house at 102 South Oak Street (#84) and the Anderson House (#85) at 114 South Oak Street.<sup>19</sup>

Alexander Street was the first to develop on a significant basis. In 1917, eleven houses occupied the northernmost block between North Mulberry and North Race streets.<sup>20</sup> The earliest dwellings on this block—now the 500 block—are the Ellis House (#4), built ca.

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<sup>16</sup> *Statesville Daily Record Presents Pictorially Iredell County, North Carolina*, 1945, n.p.

<sup>17</sup> *The Landmark Trade Edition*, May 22, 1890, 10.

<sup>18</sup> Sanborn Fire Insurance Maps, 1895, 1918.

<sup>19</sup> Sanborn Fire Insurance Maps, 1911.

<sup>20</sup> *Statesville City Directory, 1916-1917*, Vol. 4 (Asheville: Piedmont Directory Company, 1916), 215.

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1890 with a high hipped roof and wraparound porch with turned posts and sawnwork detailing, and the 1906 Carter House (#20), a one-story Queen Anne cottage with a wraparound porch and central front gable. Queen Anne dwellings of the late nineteenth occupied lots on each end of the west side of the street. A one-and-a-half story Queen Anne dwelling with a wraparound porch and bay window stood at 502 Alexander Street, now a vacant lot. An even more elaborate two-story Queen Anne house stood at the south end of the block at the location of a Ranch house (#8). Its wraparound porch terminated on the north elevation in a two-story turret. Both houses were demolished sometime after 1930. At least five houses occupying the 500 block of Alexander replaced earlier dwellings.<sup>21</sup>

The present 600 block of Alexander saw development by the late nineteenth century, but at a slower pace than the block to the northeast. The oldest surviving dwelling on that block is the ca. 1890 Haskel Mills House (#10), a one-and-a-half-story Queen Anne cottage with a high hipped roof and wraparound porch, similar in style and form to the Ellis and Carter houses. By 1917, seven dwellings occupied the block where today eleven dwellings stand.<sup>22</sup>

In 1917, five houses stood on the north side of Cherry Street, just north of L.K. Overcash's planing mill; apparently no houses occupied the south side of the street.

Carrol Street developed slowly; in 1918, the circa 1910 Harwell House (#33) was the only house on the small street that extends for one block from North Mulberry Street to North Race Street. Five years later, six houses stood, including the West House (#30), a bungalow with clipped gables that had been built in 1925; the Albrecht House (#31), a brick Craftsman-influenced house completed in 1926 and the Anderson House (#37), a one-story brick house with a hipped roof and hipped dormers.<sup>23</sup> One other house, the Cutting House (#35), a stone veneered Tudor cottage, was built circa 1935, while the street's five other houses are Ranch houses built in the in the post-World War II period and the 1960s.

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<sup>21</sup> Sanborn Fire Insurance Maps, 1918, 1930.

<sup>22</sup> Statesville City Directory, 1916-1917, 215.; Sanborn Fire Insurance Maps, 1918, 1925, and 1930.

<sup>23</sup> Sanborn Fire Insurance Maps, 1918, 1925, and 1930.

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The Johnston House (#58) and the Kelly House (#57), both built around 1910, are the earliest remaining houses on North Mulberry Street, however a large, two-story frame dwelling stood on the east side of Mulberry Street opposite Carrol Street in 1918. A simple, one-story frame dwelling with a full-façade porch stood at the northwest corner of Carrol and North Mulberry streets where the ca. 1955 Lindsey House (#56) now stands. In the late 1920s, the West House (#55) was built at the southwest junction of Alexander and North Mulberry streets. In the late 1930s and around 1940, Gordon Wilson built two multiple-unit apartment buildings (#53 and #54) on the northeast side of Mulberry, directly across from the West House.<sup>24</sup>

The most active building period in the district came in the 1920s, when approximately twenty-seven principal buildings—mostly bungalows—were built. A significant physical change to the neighborhood came in 1925 with the construction on a formerly vacant parcel of the Davis Hospital (#41) on West End Avenue. Upon its opening in December, the *Statesville Daily* deemed it “one of the most modern and completely equipped hospitals in North Carolina.” Before completion of the three-story-on-basement, steel and reinforced concrete building veneered with brick, the facility occupied a building on East Center Street. The first floor of the new hospital housed offices, examining rooms, the X-ray department and an operating room. The hospital’s second and third floors could accommodate fifty patients. The local newspaper made note of the reinforced concrete stair that extends from the basement to the third floor. Mr. U.A. Oswalt designed the structure which when built was “considered a remarkable piece of engineering of this particular kind.”<sup>25</sup> The success of the facility allowed for the expansion of the original building over several decades. In 1930, a large rear addition was made to the original block. In 1937, the hospital came under the ownership of a nonprofit corporation. In the 1950s, two major additions were made. A two-story section was added to the east side of the building in 1963. The hospital closed in the 1990s.

The presence of Davis Hospital affected the residential patterns of the district. The first student nurses lived in the Josie Davis House (#31 in the Mitchell College Historic District, NR), located just north of the hospital. In 1948, as the hospital expanded, a brick

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<sup>24</sup> Ibid.

<sup>25</sup> *Statesville Daily*, December 17, 1925.

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apartment building (#48) was constructed on Cherry Street just behind the hospital to house interns. Later, in 1956, a modern nurse's dorm (#49) was erected on the lot adjacent to and west of the interns' apartments. Physicians associated with the hospital built homes in the immediate area. Dr. Lloyd Shaw and his wife Gertrude built their house (#73) on North Oak Street in 1934 while he worked at Davis Hospital. Dr. Samuel J. Holbrook built a house (#81) on North Oak around 1948. X-ray specialist Dr. Samuel A. Rhyne and his wife Louise lived in a bungalow (#63) on North Race Street in the late 1920s.

North and South Oak Streets developed primarily in the 1920s and 1930s, coinciding with the construction and first expansion of Davis Hospital. Before the construction of the hospital, only four houses stood on the two blocks of Oak Street included in the district. Bungalows and Colonial Revival dwellings predominate these streets that form the western boundary of the district.<sup>26</sup>

The Great Depression and World War II slowed down development somewhat in the neighborhood in the 1930s and early 1940s. Once the war ended, construction in the area resumed and new houses were built on parcels that were for the most part previously unoccupied. Families moving into the area around Davis Hospital in the post-war period chose to build primarily Minimal Traditional and Ranch houses. The Clark House (#29) on Carrol Street typifies the Minimal Traditional style in Statesville. The one-story, side-gabled brick dwelling features a prominent, but low-pitched front gable. To accommodate the post-war population increase, small apartment buildings were constructed. Louis Merrit Sr. built two brick buildings around 1950 on the corner of Cherry (#42) and North Race (#65) streets.

New construction remained steady throughout the late 1940s and early 1950s with approximately eight to ten buildings constructed in each decade. A decline in the rate of construction came in the 1960s. During the 1960s and 1970s, three of the eight properties constructed were apartment buildings or small apartment complexes. In the 1980s and 1990s, only two principal resources were built.

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<sup>26</sup> *Birdseye View of Statesville, 1907*. Map in the collection of the North Carolina State Archives.

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This neighborhood west of central downtown Statesville has historically been the home to mostly working class residents. The earliest city directories available indicate that in 1917 residents worked in fish and meat sales, at local lumber mills, as carpenters, mill hands and drivers. A farmer resided in the neighborhood, as did the owner of a knitting mill and a manager of a furniture company.<sup>27</sup> From the 1930s through the 1950s principal male residents worked in a wide variety of the city's prospering industries and retail establishments. Several residents worked as salesmen, machinists and laborers or supervisors at Statesville Steam Laundry. A barber, two tailors, several mechanics and men involved in the building trades—including one plasterer—lived in the neighborhood during the period of significance. Professionals or business owners were more rare and concentrated in houses along North and South Race Streets, near Mitchell College. A mill manager, doctor, vice-president of a manufacturing company and the president of Piedmont Baking Company occupied the bungalows, Cape Cod houses and Colonial Revival style dwellings in the two-and-a-half block section of North Race Street adjacent to the Mitchell College Historic District.<sup>28</sup>

Statesville boasts several intact historic neighborhoods that developed primarily in the late nineteenth century and first half of the twentieth century. The South Race Street Historic District (NR, 1995) is located just south of the Mitchell College Historic District and its boundary expansion. Encompassing 121 resources built mainly from the 1890s through the post-World War II period, the district is made of primarily dwellings, but also contains a few commercial buildings and a church. The house types and styles are comparable to the Mitchell College Historic District Boundary Expansion and include I-houses, hipped-roof cottages, triple-A cottages, Queen Anne houses and bungalows. The East Broad-Davie Avenue Historic District (NR, 1980) lies east of downtown Statesville and contains Gothic Revival, Italianate, Queen Anne, Colonial Revival, Tudor Revival, and Craftsman houses built in the late nineteenth and early twentieth centuries. The Academy Hill Historic District (NR, 1980), a neighborhood of primarily late nineteenth and early twentieth century buildings, includes some of the most significant educational, industrial and residential buildings in Statesville. The Academy Hill Historic District is located in south of the commercial center of downtown Statesville.

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<sup>27</sup> Statesville City Directory, 1917, 103-196, passim.

<sup>28</sup> Statesville City Directories, 1932-1950.

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The area encompassing the Mitchell College Historic District Boundary Expansion remains a pleasant residential neighborhood of well-kept, mostly modest dwellings. From the condition of the houses and landscape, residents make it obvious that they take pride in the neighborhood. The redevelopment of Davis Hospital, a goal of the city, will only enhance the neighborhood.

**Health/Medicine Context: the Origins and Development of Hospitals in Statesville**

Although hospitals had formed during the Civil War to treat wounded soldiers, general hospitals did not exist in North Carolina until after the war. W.W. Lane likely operated the first hospital in North Carolina. He opened a small private facility in Wilmington in 1875, which became City Hospital in 1881. In 1876, the Episcopal Church opened St. Peter's Hospital in Charlotte. The first hospital for African Americans was likely Leonard Hospital, which opened in Raleigh in 1882.<sup>29</sup>

Just after the Civil War, in 1866, five physicians practiced in Statesville.<sup>30</sup> Around this time a hospital association formed and managed to raise some money to build a facility, but nothing came of those efforts. By 1896, thirteen doctors worked in Statesville, but only in private practices.<sup>31</sup>

Just after the war, Rev. A.D. Billingsley, a Presbyterian minister from the Midwest, arrived in Statesville to help teach and preach to African Americans. He spearheaded the construction of a brick church and served as its pastor until 1884 when church members, wanting a minister of their own race, barred him from the church. Upon his death in 1897, he bequeathed five thousand dollars of his estate toward the building of a hospital with the provision that it serve both races. In February 1899, Rev. W.R. McLellan, a

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<sup>29</sup> "Maria Parham Hospital" (Vance County, North Carolina), National Register of Historic Places Nomination, 1994.

<sup>30</sup> *Branson and Farrar's North Carolina Business Directory for 1866-1867* (Raleigh: Branson and Farrar, Publishers, 1866), 61-63.

<sup>31</sup> Levi Branson, ed. *Branson's North Carolina Business Directory, 1896* (Raleigh: Levi Branson Office Publisher, 1896), 353-354.

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Presbyterian charged with directing the effort to build the hospital, purchased four acres on Park Street where on September 7, 1899 the cornerstone for the hospital was laid.<sup>32</sup>

Billingsley Hospital opened in 1900. Dr. Henry F. Long and Dr. W.J. Hill directed the hospital with Mollie Walker serving as its administrator. Two more physicians—Dr. M.R. Adams and Dr. T.E. Anderson—joined the facility and together, the four men formed the Billingsley Hospital Company. A year after the hospital opened, Dr. Long established the town's first nurses' training program. Eventually, the hospital closed following the departure of the four original physicians. The building was converted to apartments, but was later demolished.<sup>33</sup>

Soon after leaving Billingsley Hospital, Dr. Long, realizing his dream to open his own hospital, opened Long's Sanitorium in a wood-frame building on North Center Street in 1905. The March 3, 1905 edition of Statesville's newspaper, *The Landmark*, offered this description: "Dr. H.F. Long's Private Sanitorium was opened this week and some patients have already entered. The institution is fitted with all the modern improvements and is modern and up-to-date in all respects."<sup>34</sup> When opened, the hospital contained fifteen beds.

In 1912, Dr. Long enlarged his sanitorium with a three-story brick building attached to the original wood structure. In 1921, fire damaged the original building and when it was rebuilt, extra rooms were added. Dr. Long owned the hospital until 1933 when he and his wife conveyed it to H.F. Long Hospital, Inc., which the Duke Foundation Hospital Fund endowed. The facility was renamed the H.F. Long Hospital. Dr. Long died in 1939.<sup>35</sup>

In 1914 Dr. James Wagner Davis returned to his hometown of Statesville after completing an internship in Pennsylvania and accepted a position at Long Hospital. During World War I, he left Statesville to serve with the American Expeditionary Forces in France and the United States Military Mission in Germany. Upon his return to

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<sup>32</sup> Marianna Long, "Long's Sanitorium," in *The Heritage of Iredell County, 1980* (Statesville: Genealogical Society of Iredell County, 1980), 173.

<sup>33</sup> *Ibid.*, 174.

<sup>34</sup> *The Landmark*, March 3, 1905.

<sup>35</sup> Long, 174.

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Statesville in 1919, he found that his former position at Long had been filled. On January 1, 1920, Dr. Davis and Dr. F.A. Carpenter, an eye, ear, nose and throat specialist opened the Carpenter-Davis Hospital in a brick building on South Center Street. Just two years after opening, Dr. Carpenter died leaving Dr. Davis to operate the hospital alone. It was renamed Davis Hospital.<sup>36</sup>

In 1924, Dr. Davis purchased land on West End Avenue adjacent to his grandmother's house and hired Statesville contractor John Gilbert to construct a four-story building. When Davis Hospital opened in December 1925, three other physicians worked at the facility that held fifty beds. Davis Hospital quickly became known for its policy to treat both rich and poor patients.<sup>37</sup>

Davis Hospital operated on the forefront of medical technology and training. From the beginning, Davis Hospital operated a nurses' training program with seventeen students making up the first class. Under Dr. Davis and the direction of Elizabeth Hill, the Davis Hospital School of Nursing became one of the outstanding nursing schools in North Carolina. Davis Hospital was the first hospital in the state to have air conditioning in its operating rooms and one of the first to establish blood banks and blood donor services in North Carolina.<sup>38</sup>

Davis Hospital expanded—both in staff and physically—throughout the twentieth century. In 1930, Dr. Davis hired two additional physicians and directed the construction of the first of many additions to the original building. In 1937, the hospital became a non-profit facility. In 1951, Davis's grandmother's house was demolished to make way for a wing that was added to the west side of the 1930 addition.<sup>39</sup>

In 1946, the United States Congress passed the Hill-Burton Act to address the poor state of hospitals, which had been neglected during the Great Depression and World War II.

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<sup>36</sup> LeGette Blythe, *James W. Davis, North Carolina Surgeon* (Charlotte: William Loftin Publishers, 1956), 51-83, passim.

<sup>37</sup> *Ibid.*, 83-84.

<sup>38</sup> Steve Wood, "James Wagner Davis," in *Dictionary of North Carolina Biography*, ed. William S. Powell (Chapel Hill: University of North Carolina Press, 1986), 35-36.

<sup>39</sup> *Ibid.*, 86, 96, 97.

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The bill directed the Surgeon General to evaluate hospitals and provide funding for the construction of new and modern plants.<sup>40</sup> On the state level, Gov. J. Melville Broughton appointed a State Hospital and Medical Care Commission to study the hospital needs in North Carolina. The commission concluded that more doctors, hospitals and insurance were needed. Over the next several sessions of the legislature, the General Assembly enacted a series of reform measures and provided funding to build hospitals. Between 1947 and 1953, the state gained around five thousand additional hospital beds.<sup>41</sup>

As a result of Hill-Burton and various state efforts to improve facilities, H.F. Long Hospital closed and consolidated with other area hospitals to form Iredell Memorial in 1954. The new county hospital opened in May 1954 with a staff of thirty-four physicians. The former H.F. Long Hospital on North Center Street was later converted to offices.<sup>42</sup>

Davis Hospital benefited greatly from private endowments following World War II. In 1953, the Ford Foundation provided the hospital with \$70,000 in construction money. In 1955 Dr. Davis directed the building of a diagnostic wing that was attached to the east side of the original Davis Hospital building. Davis died on May 31, 1955, just three months before the new wing opened. By 1970, seventeen physicians worked at Davis Hospital on a full time basis; specialists provided their services to patients at Davis when needed.<sup>43</sup>

By 1974, two hospitals stood in Statesville—Davis and Iredell Memorial. Davis was the largest with two hundred beds, compared to Iredell Memorial's 179 beds. Davis Hospital operated into the 1990s. Today, Iredell Memorial Hospital is the county's and city's main hospital serving thousands of patients annually.<sup>44</sup>

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<sup>40</sup> United States Department of Health and Human Services, Health Resources and Services Administration, "The Hill-Burton Free Care Program," April 7, 2002. <<http://www.hrsa.gov/osp/dcftr/>>

<sup>41</sup> Hugh Talmage Lefler and Albert Ray Newsome, *The History of a Southern State: North Carolina*, 3<sup>rd</sup> edition (Chapel Hill: University of North Carolina Press, 1973, 678-679.

<sup>42</sup> Long, 174.

<sup>43</sup> David S. Caldwell, "Davis Hospital," in *The Heritage of Iredell County, 1980* (Statesville: Genealogical Society of Iredell County, 1980), 171.

<sup>44</sup> North Carolina Department of Human Resources, Division of Facility Services, "A Complete Listing of North Carolina Hospitals," Raleigh, April 1, 1974.

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### **Geographic Data**

#### Verbal Boundary Description

The boundaries of the Mitchell College Historic District Expansion are shown by a black solid line on the accompanying map drawn at a scale of 1 inch = 200 feet. The City of Statesville provided the GIS-generated map in April 2002.

#### Boundary Justification

The boundaries of the Mitchell College Historic District Boundary Expansion were selected to encompass the single area of land containing the significant concentration of buildings and structures that make up the district. The eastern boundary and most of the southern boundary correspond to the western boundary of the Mitchell College Historic District. The northern boundary was drawn at the rear property lines of the resources on the north side of Alexander Street because the properties north of that line date to the period after 1952. The western boundary corresponds to a ridgeline which forms a clear visual demarcation of that boundary; in addition, the area west of that line contains empty parcels or residential development of a different character and which occurred later than the development in the district. The southern boundary—which is only one lot in length—was selected because much of the development south and west of this line is commercial in nature.

