



MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-025		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 215	Street (name): E. 18th Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091481 -94.580440	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Interstate Securities Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1950	15. Architect: Edward Tanner & Assoc.	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1950	16. Builder/contractor: S. Patti Construction Co.	19. On National Register? <input checked="" type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Interstate Securities Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: N/A
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Modern Movement	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 3	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: 18McGee LLC 217 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input checked="" type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-025

Address: 215

E. 18th Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: east and north elevations, view SW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Edward Tanner and Associates designed the two-story office building for the Interstate Securities Company, an auto financing company. The S. Patti Construction Company completed the building for \$177,000 in 1950. By 1964, the entrance on the east elevation was replaced with windows configured to match those in the other first story bays. The building changed hands a number of times between 1963 and 2002. The building is nominated to the National Register for its architectural significance as the work of a master, Edward Tanner, and the earliest expression of a new phase of his long and celebrated career.

The Interstate Securities Building at 215 E. 18th Street is nominated for individual listing in the National Register. The nomination is pending review at the National Park Service (2017). The building is nominated under Criterion C for ARCHITECTURE. Designed by prominent local architect Edward Tanner in 1950, the Interstate Securities Building represents Tanner's first Modern Movement design and marks the transition of the architect's commercial designs from historical revival styles to a Modern Movement aesthetic. The building retains excellent integrity.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008. Kansas City 1940 Tax assessment Photographs. Missouri Valley Special Collections, Kansas City Public Library, Rachel Nugent and Alison Dunleavy. National Register of Historic Places Nomination for "Interstate Securities Building." Kansas City, Missouri. Rosin Preservation, 2017.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

The building currently shares a parcel with Resource #25 and the non-historic parking lot to the south.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

This two-story rectangular building has a concrete foundation, tapestry brick cladding, and a flat tar and gravel roof. A flat parapet with cut stone coping caps the building. The primary elevation faces north and is three bays wide. On the first story, three steel windows with center pairs of casement sashes, fixed upper sashes, and lower awning sashes, and a stone surround fill the outer two bays. This window configuration is used for all the windows in the building except the stairwell in the southwest corner. Fluted stone mullions separate the windows within each stone surround. A recessed main entrance with a glazed aluminum door and large glazed aluminum transom and sidelights fill the opening in the center bay, which has a slightly taller stone surround. The first and second-story fenestration on the east elevation is similar to that on the primary elevation. On the first story, three multi-light steel windows with a stone surround fill each bay. Fluted stone mullions separate the windows in each bay. A horizontal band of windows fills the second story of the east elevation; eleven multi-light steel windows pierce the opening. The windows have a stone surround and fluted stone mullions. Wide bands of fluted stone ornamented with a narrow metal grille separate the five windows in the center from the outer groups of three windows on each side. The west elevation is four bays wide. Groups of three multi-light steel windows with stone surrounds and fluted stone mullions fill the two north bays on the first and second stories. Two multi-light steel windows with stone sills fill the center south bay on the first and second story. The south elevation is devoid of fenestration; a one-story brick and concrete block garage building (1808 McGee Street) abuts the west half of the south elevation.

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MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-033		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1729	Street (name): Grand Avenue
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.092559 -94.580575	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Kansas City Star Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1911	15. Architect: Jarvis Hunt	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1911	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Kansas City Star	20. National Register eligible? <input checked="" type="checkbox"/> individually eligible <input type="checkbox"/> district potential <input type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input checked="" type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement: 6/12
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): 1923 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Irregular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor):	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Hipped	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Cypress Media LLC 2100 Sacramento CA 95816	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



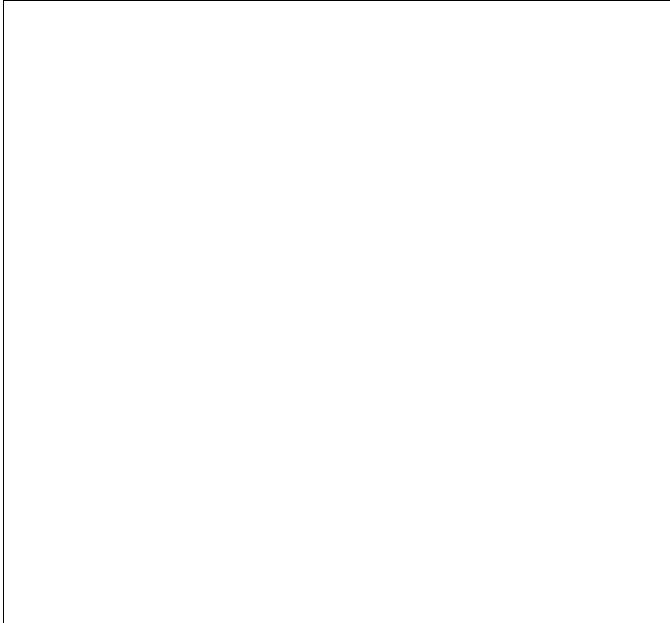
Survey number: JA-AS-068-033

Address: 1729

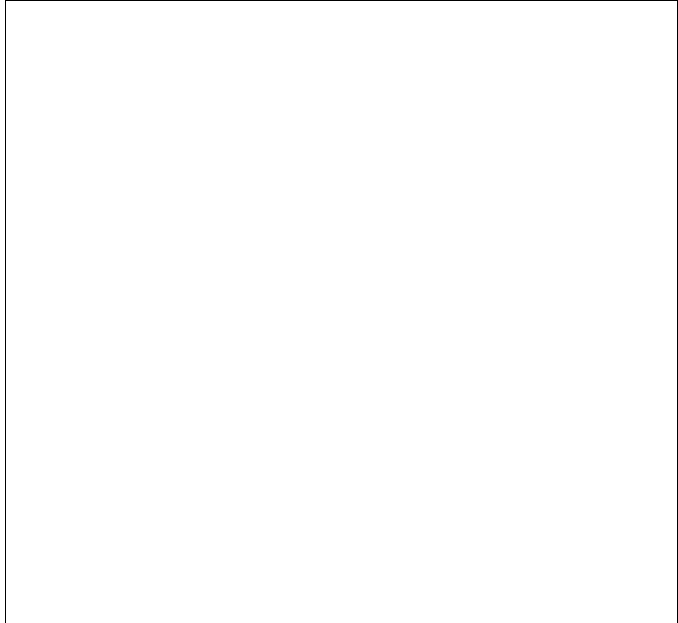
Grand Avenue

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: south and east elevations, view NW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Jarvis Hunt designed the 1910-11 building as a newspaper plant. The north addition was added in 1923. The building is still used for its historic function by the Kansas City Star. The Italian Renaissance Revival building is an excellent example of the work of prominent Chicago architect Jarvis Hunt. Kansas City designers Louis Curtis and Hare and Hare also contributed to the ornament and landscape design.

The Kansas City Star building not associated with the context of automobile-related commercial buildings concentrated in "Automobile Row" on McGee Street. It predates the surrounding auto-related resources. There is currently an effort, outside the scope of this survey project, to determine the National Register eligibility of this resource for its architectural significance and for its associations with the production and distribution of Kansas City's primary newspaper. The resource appears to have excellent integrity but the formal evaluation of this building is outside the scope of this survey project. The building was recommended as individually eligible as part of the Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008. Kansas City 1940 Tax assessment Photographs. Missouri Valley Special Collections, Kansas City Public Library

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This two and three-story building has an irregular plan and truncated hipped roof. A tower rises from the east portion. Tapestry red brick clads the exterior. Terra cotta inlays, contrasting brick courses, and bracketed roof eaves communicate the Italian Renaissance Revival style. A terra cotta arch with decorative keystone surrounds the entry on the west elevation. A loading dock spans the east portion of the north elevation. Multi-light windows pierce the second story. Three over three wood windows with one-over one sidelights top wood spandrels with brackets over one-over-one windows with transoms and sidelights on the first story east elevation.





MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-001		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1701	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.093122 -94.579797	7. Township/Range/Section: T: R: S:
8. Historic name (if known): J. D. Goddard Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1916	15. Architect: Raney & Dumas	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1916	16. Builder/contractor: George Bowling	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: J. D. Goodard	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): 1934, 1940, 194 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 5	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: VHRMCGEE LLC PO Box 30584 Kansas City MO 64112	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017
		45. Date of revisions:

FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



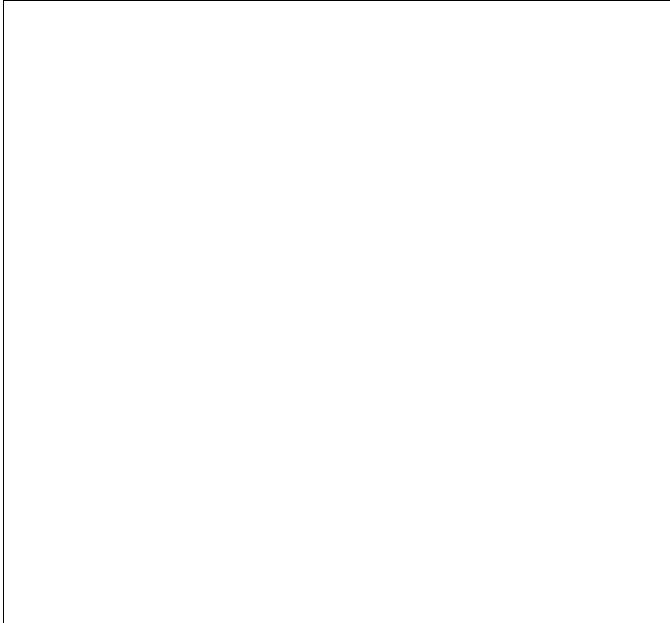
Survey number: JA-AS-068-001

Address: 1701

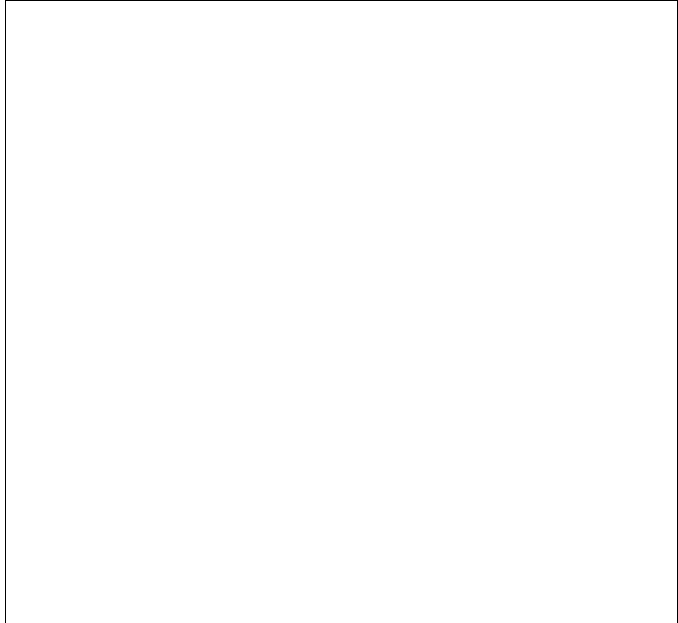
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: north and west elevations, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The building was constructed circa 1916. Automobile-related companies occupied the building during most of the twentieth century. H. A. Dougherty Motor Company was a tenant from 1918 through 1923. Cleveland Automobile Sales Company, Brown Auto Company, Norris Motor Company, Inc. occupied the building during the 1920s. Downtown Buick Company Autos was a long-term tenant from 1934 until 1952 when Hoffman Buick Company is listed as the tenant. The building was vacant after Hoffmann Buick Company moved out in 1959. In 1968, the historic window openings were infilled with green pebble aggregate that has since been removed (BP #42640). The Kansas City Star occupied the building during the 1970s.

This resource was constructed as three separate buildings. The building at 1701-1705 McGee was constructed in 1916. Architects Raney & Dumas designed the building for J.D. Goddard. George E. Bowling was the builder. Building permits indicate that the front was remodeled in 1934 (#98273) and 1940 (#8582A). A one-story public garage was constructed at 1713-1715 McGee in 1911 (#10403). Architect C. P. Mack and builder L. H. Brinkel constructed the building for owners McGilvray & Bowling. The lot between these two buildings had a narrow frame shed with concrete platforms constructed in 1918. A composition roof was added in 1928. A façade or building that fills the lot was constructed by 1940. A permit from 1947 indicates that the storefront for 1715 was altered (#22079A). It is unclear when the facades of the two south buildings were unified with the building at 1701-1705, but it could have been in 1947.

1701 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in an "Automobile Row" along McGee Street. The building retains the large display window openings and vehicular entrances that convey its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof with a parapet. The building occupies a corner lot and fronts McGee Street. Five bays organize the front (west) elevation. Raised columns with terra cotta coping define each bay at the roofline. A peaked parapet rises over the second bay. A glazed white terra cotta stringcourse spans the west elevation and the first bay of the north elevation under the roofline. Glazed white terra cotta bands surround five storefront openings on the west and the first bay of the north elevation. Non-historic wood storefronts fill the historic openings. While the storefront materials are not historic, they retain the historic proportions of transoms, display windows, and entrances. Brick pilasters define seven bays on the north elevation. Non-historic windows fill historic openings on the north elevation. Brick soldier course and concrete sills line window openings. A pair of metal slab doors will the northeast bay.

Rear elevations are parged with parapets. Two metal slab doors provide pedestrian access on the north portion. A metal slab door and a double metal door with glazing pierce the middle section rear elevation. Fixed light and transoms surround the non-historic door construction that fills a large opening that was possibly a vehicle entry. Large glass block glazing with centered fixed windows flank a wood entry door with glazing, sidelights, and transoms on the southern portion of the rear elevation. The entry is raised with concrete stairs accessing it.













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MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-002		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1717	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.092648 -94.579867	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Belfast Investment Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Institutional

HISTORICAL INFORMATION

12. Construction date: 1912	15. Architect: Charles S. Smith	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1912	16. Builder/contractor: Charles C. Smith	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: N/A	17. Original or significant owner: Belfast Investment Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input type="checkbox"/> C <input checked="" type="checkbox"/> NC <input checked="" type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: corner rear	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): c. 2015 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick; wood	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 1	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: VHRMCGEE LLC PO Box 30584 Kansas City MO 64112	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-002

Address: 1717

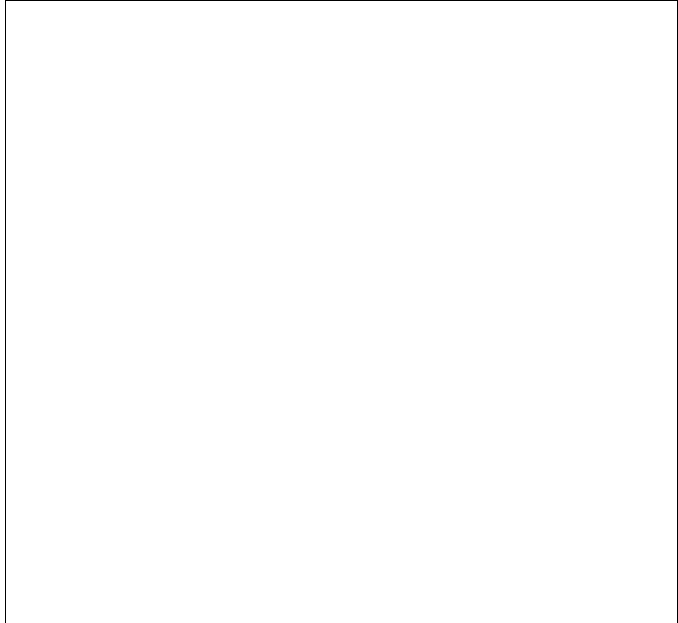
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 2017	Description: west elevation, view E
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Architect Charles C. Smith designed and built 1717-1723 McGee for the Belfast Investment Co. in 1912 (#10513). Electric Products Company occupied the building in 1918 and several automobile-related businesses were tenants including Bardeen Motor Sales Company in 1921 and Flint-Star-Durant Used Car Exchange in 1924. It became Mac's Café in 1936 and an automobile accessory company in 1942. From 1947 until 1969, the building housed food equipment supply companies. During the 1970s, a film processing company occupied the space. This resource was constructed as a single building with 1721-1723 McGee. Deed research indicates the buildings were on two separate parcels by 1943.

The building at 1717 McGee has poor integrity. Alterations to the parapet and storefront compromise its ability to convey its significance as an early twentieth century automobile-related commercial building. The addition of a raised element above the parapet alters the form and disrupts the streetwall created by commercial buildings of similar scale. The resource is recommended as non-contributing to the potential historic district.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

Architect Charles C. Smith designed and built 1717-1723 McGee for the Belfast Investment Co. in 1912 (#10513). Electric Products Company occupied the building in 1918 and several automobile-related businesses were tenants including Bardeen Motor Sales Company in 1921 and Flint-Star-Durant Used Car Exchange in 1924. It became Mac's Café in 1936 and an automobile accessory company in 1942. From 1947 until 1969, the building housed food equipment supply companies. During the 1970s, a film processing company occupied the space. This resource was constructed as a single building with 1721-1723 McGee. Deed research indicates the buildings were on two separate parcels by 1943. The current appearance of separate storefronts and their uses are distinctive.



New Life City Church



New Life Citychurch





MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-003		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1721	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.092508 -94.579815	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Belfast Investment Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1912	15. Architect: Charles S. Smith	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1912	16. Builder/contractor: Charles S. Smith	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Belfast Investment Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): c. 1960 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Wood	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: MWA Properties, LLC. 1722 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-003

Address: 1721

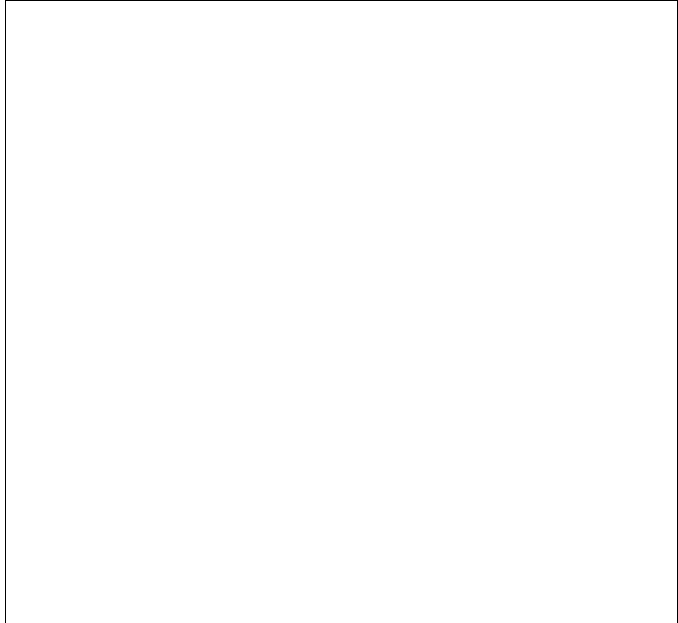
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Architect Charles C. Smith designed and built 1717-1723 McGee for the Belfast Investment Co. in 1912 (#10513) and housed automobile-related businesses in keeping with the character of its surrounding commercial buildings. Noyes-Kill Motor Company was an early tenant in 1918 and later tenants included automobile accessory dealers and auto body and repair services through the 1970s. A permit from 1951 indicates work was done to repair fire damage (#31431A).

1721 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in an "Automobile Row" along McGee Street. The building retains the configuration of the vehicular entrance and storefront display windows that convey integrity and communicate its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof with a parapet. Plywood covers the storefront frame and at the parapet. Historic painted brick pilasters are visible on each end of the façade. A metal overhead rolling door with glazing fills the north bay. A band of rectangular metal windows with operable middle sash top fixed aluminum storefront windows and a non-historic metal slab door in the south bay. A slightly raised parapet has metal coping. A metal ledge cornice spans the west elevation.



urch







MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-004		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1725	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.092399 -94.579837	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Frank Bayhyot Buidling		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1917	15. Architect: Raney & Botkin	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1917	16. Builder/contractor: George E. Bowling	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Frank Bayhyot	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 1	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Gray Venture LLC 619 Kansas City MO 64111	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



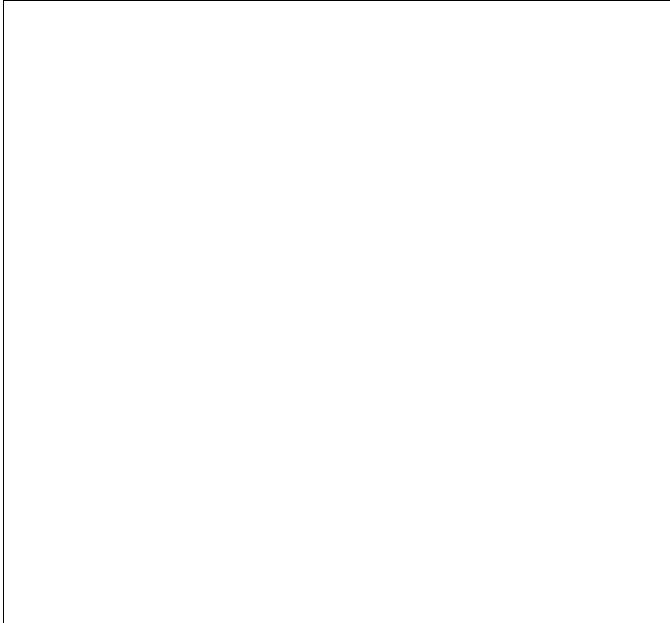
Survey number: JA-AS-068-004

Address: 1725

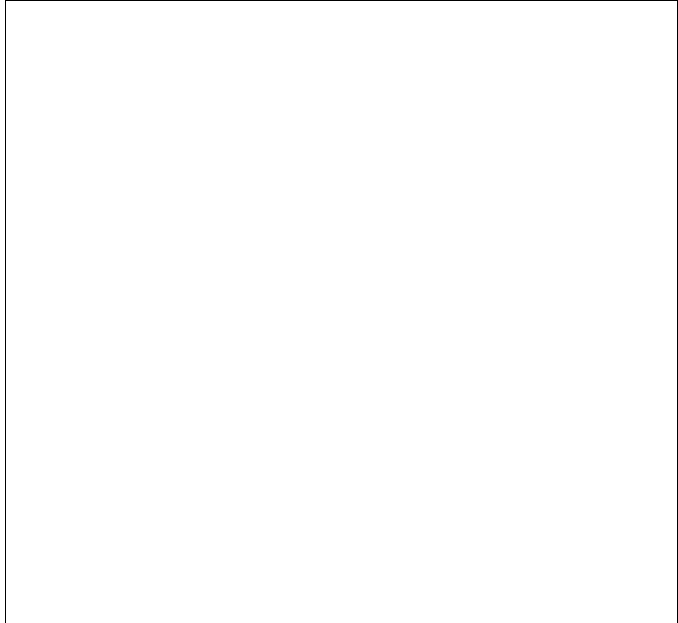
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Architect A. J. Raney and builder George E. Bowling constructed 1725 McGee for owner Frank Bayhyot in 1917. It was occupied by automobile accessory companies including Beach-Wittman Company Auto Accessories in 1921 and Western Brake Lining Company in 1930. In 1937, Mrs. Camille Johnson operated a restaurant and the space remained a restaurant until 1955 when E. J. Reardon Wholesale Candy became a tenant and remained until 1964. A battery warehouse and a Kansas City Star office occupied the building in the late 1960s and early 1970s.

1725 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in an "Automobile Row" along McGee Street. The building retains the configuration of openings and simple parapet ornament that convey integrity and communicate its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof with a shallow peaked parapet. A single cut stone band frames the two bays that organize the west elevation. A storefront with non-historic metal frame, tall fixed-windows and a transom. A brick column separates the bays. A metal door with glazing and glass transom fills the north bay. Soldier row brick coursing creates a rectangular panel above both bays and outlining the elevation. Cut stone coping lines the parapet and two raised columns on either side. A wood panel overhead rolling door covers a rear vehicle entrance. A metal slab door and a window with metal security bars on the rear fill a rear bay that retains three rowlock course arches that likely topped historic window openings.





5200-0001

2 HOUR
PARKING
7AM-6PM
NO TOLLS



1725







MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-005		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1727-1729	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.092323 -94.579791	7. Township/Range/Section: T: R: S:
8. Historic name (if known): W. S. Epperson		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1914	15. Architect: Smith, Rea & Lovitt	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1914	16. Builder/contractor: Huckle & Sexton	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: W. S. Epperson	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Parr-Hnads LLC 1727 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-005

Address: 1727-1729

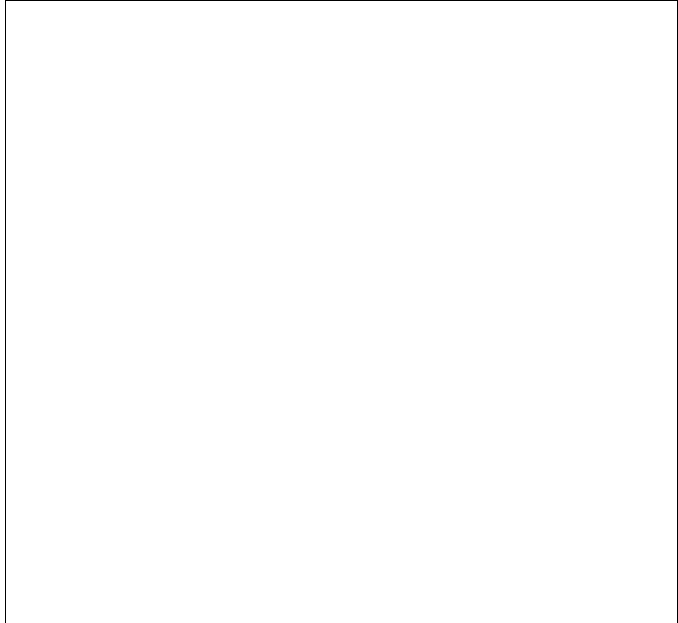
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west and south elevations, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The building at 1727-1729 McGee was constructed as one building in 1914. The building permit indicates that owner W. S. Epperson hired architect Smith, Rea & Lovitt and builder Hucke, Sexton C & B Co. to construct the building (#11185). Jackson Motor Company was the first tenant in 1918. The storefront of 1727 McGee was remodeled in 1921 (#71186). Automobile-related companies occupied the building until 1933 when a coffee company moved in. A building permit was issued in 1943 to repair fire damage (#13298A). The J B Osgood Coffee Company occupied the building until 1964 when Duncan Coffee Company moved in. The Pub restaurant occupied the space in the 1970s.

1727-1729 McGee Street is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in an "Automobile Row" along McGee Street. The building has good integrity and communicates its significance as an early automobile-related commercial building. The rear vehicular entrances attached to large freight elevators are a custom feature associated with its design specifically for automobile-related commerce.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

1927-1929 It currently occupies two separate parcels with two addresses, but was constructed as a single building. This two-story building has a rectangular plan and a flat roof with a parapet. Herringbone brick clads the pilasters that define two bays at the first and second stories. A bracketed cornice spans the front façade below the parapet. 1727 McGee Street is the north half of the building. The storefront is infilled with brick and four fixed-light windows and a recessed entry. A historic transom with grid pattern tops the storefront. Bands of header and stretcher bricks frame header brick panels in the spandrel area and at the parapet. Three sets of windows pierce the second story. Two fixed transoms with a wood mullion top three vertical lights with wood muntins. Brick pilasters with lozenge terra cotta tiles separate window sets. Terra cotta banding forms a continuous sill. 1829 McGee Street is the south bay. Geometric glazed transom tops storefront glazing on the first story. Three sets of windows pierce the second story. Two horizontal windows flank three vertical lights on the top and bottom of each set. Brick pilasters with terra cotta lozenge tiles separate each window set. Brick clads the side and rear elevations. Metal overhead rolling doors access vehicle entries on the rear elevation. The north vehicle entry enters an elevator shaft that transported autos to the upper floor. Multi-light metal windows pierce the rear elevation.



1737
McGee Street







**PUBLIC PARKING
PROHIBITED**
Disputely Owned and
Unauthorized Property
NOT TO BE TOWED
At Owner's Expense
No. 100-100-1000-00
Max. Storage Fee: 100-1000-00
Max. Storage Fee: 100-1000-00
Property Address: 100-100-0000
100-100-0000







1. Survey number: JA-AS-087-006		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1733	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.09207 -94.579749	7. Township/Range/Section: T: R: S:
8. Historic name (if known):		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known):	11b. Current use: Parking Lot

HISTORICAL INFORMATION

12. Construction date: 1990 c.	15. Architect:	18. Previously surveyed? <input type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance:	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input type="checkbox"/> district potential <input type="checkbox"/> C <input checked="" type="checkbox"/> NC <input checked="" type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input type="checkbox"/>		22. Sources of information on continuation page. <input type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement:
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape	33. Exterior wall cladding:	Endangered by:
27. No. of stories:	34. Foundation material	
28. No. of bays (1st floor):	35. Basement type:	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type:	36. Front porch type/placement:	41. Further description of building features and associated resources on continuation page. <input type="checkbox"/>

OTHER

42. Current owner/address: Bomba LLC Bomba LLC Bomba LLC MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



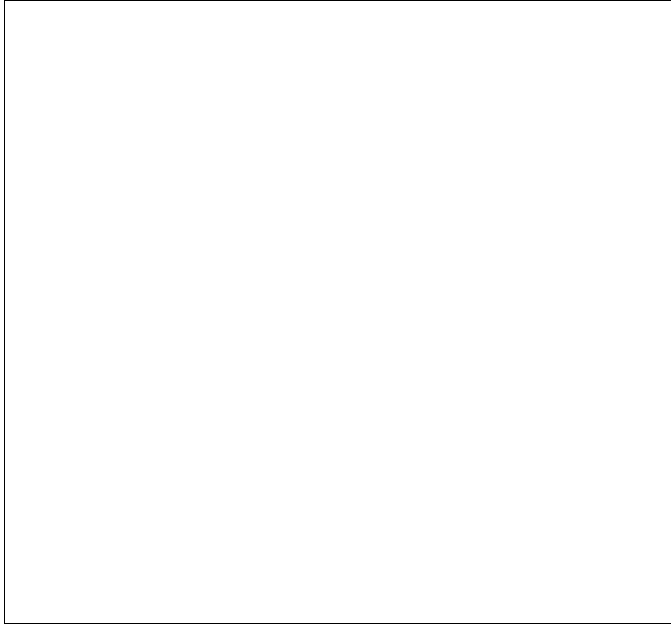
Survey number: JA-AS-068-006

Address: 1733

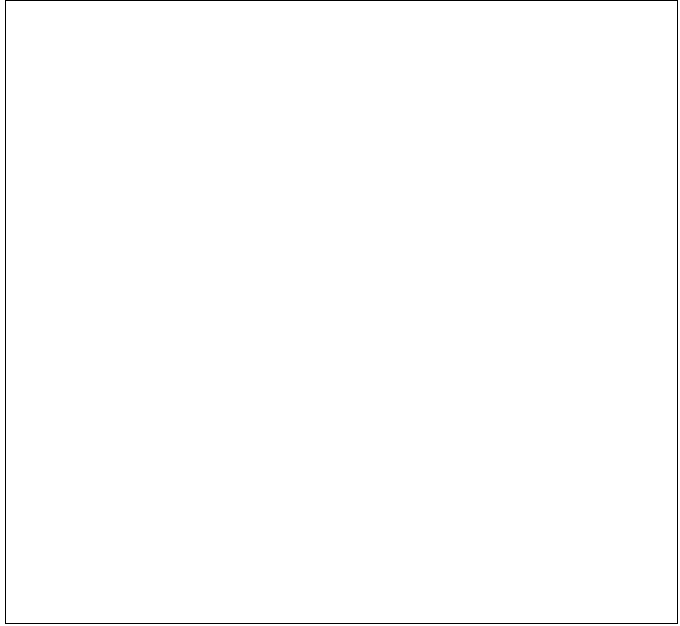
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description:
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The surface lot was constructed circa 1990.

This resource is a non-historic structure that is not related to the context of the surrounding resources. It is less than fifty years of age and is not eligible for listing in the National Register, either as an individual resources or as part of a historic district.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008. Survey Form JA-AS-008-1223

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This surface parking lot replaced a one-story commercail building circa 1990. The previous buidling was recorded in the 1982 survey.



MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-007		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1737-41	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091947 -94.579841	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Kirkwood Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1919	15. Architect: Wight & Wight	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1920	16. Builder/contractor: Long Construction Co.	19. On National Register? <input checked="" type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE / TRANSPORTATION	17. Original or significant owner: Irwin R. Kirkwood	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: 1/1
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): 1954 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 4	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Bomba LLC 1737 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input checked="" type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-007

Address: 1737-41

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west and south elevations, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Developer Irwin R. Kirkwood completed the Kirkwood Building in 1920. The building permit indicates that Long Construction Company was the builder (12538). Prominent Kansas City firm Wight and Wight designed the streamlined Neoclassical style building to accommodate two separate automobile dealerships, the Girdley Motor Company and the Indiana Truck Company. Other automotive businesses occupied the building until 1939. Other tenants included Grand Aerie of the Fraternal Order of Eagles, Southwestern Bell, and the Central Surety and Insurance Corporation.

The Kirkwood Building has excellent integrity and is individually listed on the National Register (2001). The building is significant in the areas of Commerce and transportation as a specialize commercial building catering to automobile related businesses in an area known as "Automobile Row." The building is located with the boundaries of a potential historic district significant for its associations with "Automobile Row."

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Susan Richards Johnson and Nicole Sabatini. National Register of Historic Places Registration Form Kirkwood Building, Kansas City, Jackson County. National Parks Service, 2001.
Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

The adjacent non-historic paved parking lot to the north is associated with this parcel.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

The four-story concrete frame and structural clay tile building at the northeast corner of E. 19th Street and McGee Street has a concrete foundation and a flat roof with a parapet. Brick, set in a decorative pattern of header brick, clads the exterior with cut stone and terra cotta detailing. Four bays organize the west façade fronting McGee Street. Five bays organize the south elevation fronting E. 19th Street. The first story has a recessed canted corner entry while brick pilasters define the bays. Each bay has an aluminum storefront with a banded transom. The bays on the second, third and fourth stories have banded one-over-one windows in sets of three and four. Banded cut stone tops first and fourth story windows and forms a continuous sill for second story windows. Decorative stone medallions ornament the spandrel area between the first and second stories while stretcher and soldier brick bands frame stacked header brick panels in the spandrel areas between the upper three stories. A cut stone cornice surrounds the parapet. The concrete structure is expressed on the north and east secondary elevations and common brick clads the exterior. A brick parapet conceals a concrete elevator penthouse on the southeast corner and a concrete and steel water tower platform rises on the northeast corner. Metal doors with glazing pierce the north elevation. Double metal slab doors and two windows pierce the north bay on the east rear elevation. Cut stone sills indicate infilled window openings on the rear elevation. Three-over-three wood windows pierce upper stories.





SERVICE MANAGEMENT GROUP

OLD SMITH

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1741



SERVICE MANAGEMENT GROUP

1741









MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-008		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1801	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091475 -94.579875	7. Township/Range/Section: T: R: S:
8. Historic name (if known): J. T. Bird Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1917	15. Architect: Henry F. Hoit	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1917	16. Builder/contractor: Patti-Moore Co.	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: J. T. Bird	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 7	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Chief Pone & McGee LLC 121 Kansas City MO 64112	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-008

Address: 1801

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: north and west elevations, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

J. T. Bird commissioned architect Henry F. Hoit to design the building at 1801 McGee and contractors Patti-Moore Co. completed construction in 1917 (#12249). The O'Malley Ford Sales and Service Company leased the building and used the first floor for sales and the second floor for service repairs. From the 1930s until the 1950s, Central Pontiac occupied the space. Herb Miller Pontiac and Joe Strick Pontiac were tenants in the early 1950s. Ellfeldt Machinery and Supply Company moved in in 1957 and remained until 1975.

1801 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The recessed vehicle entries on the rear elevation represent a design feature associated with the building's automobile-related businesses. Though infilled, the spaces are still articulated through the exposed structure and the volume of vehicle entry bays is still visible. The building communicates its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This two-story brick building has a rectangular plan and a flat roof. The building occupies a corner lot. The north elevation fronts East 18th Street and the west elevation fronts McGee Street. Six bays organize the north elevation. Transoms top divided storefront windows on the first floor in each bay. Brick columns separate bays. Three bays organize the first story of the west elevation. Transoms top fixed, divided storefront windows on the first story. Double metal entry doors with glazing and a transom pierce the north bay. Bands of non-historic fixed aluminum eight-light windows fill the six bays on the north elevation. Non-historic fixed aluminum four-light windows fill the historic masonry openings in the seven bays on the west elevation. Soldier course brick bands form continuous lintels on the first and second stories. Decorative diamond insets. Banded divided-light windows pierce the second story on the north elevation. A stringcourse spans the both the north and west elevations and creates a continuous sill for second story windows. Inset stone diamond-shaped tiles surrounded by rowlock brick bands and a stringcourse top second story fenestration. Parapets rise in a central shallow arch on the north and west elevations. Stone coping lines the parapet. Four bays organize the east (rear) elevation. Double metal slab doors surrounded by metal currently infill vehicle access spaces with an expressed concrete lentil and column defining the two recessed spaces. A metal storefront window pierces the north bay and three aluminum windows with transoms fill historic window openings in the south bay. Arched rowlock lentils top window openings. Non-historic one-over-one aluminum windows pierce the second story.



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MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-026		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1808	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091302 -94.580526	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Pat Wheeler Body Repair		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Vacant

HISTORICAL INFORMATION

12. Construction date: 1945	15. Architect: Charles Keyser	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period	16. Builder/contractor: Winn-Senter Construction Company	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: N/A	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: N/A
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: 18McGee LLC 217 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-026

Address: 1808

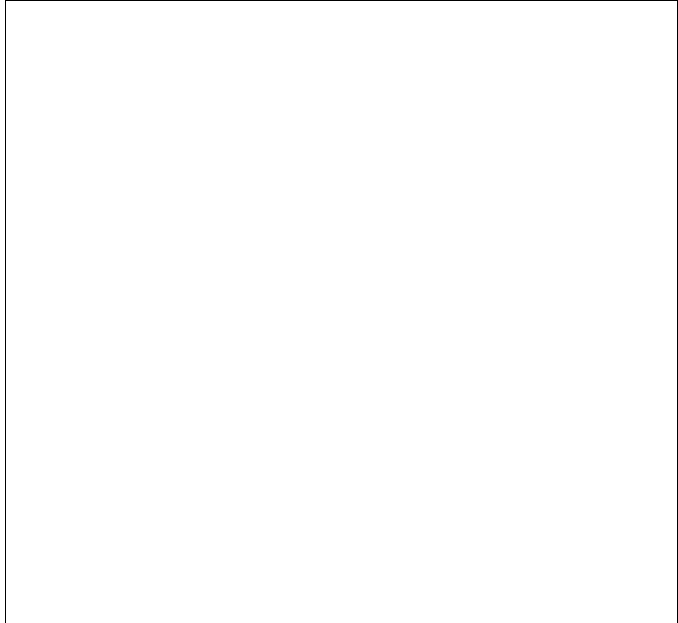
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: east and south elevations, view NW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The building's address appears as 1810 McGee Street on the 1951 Sanborn map. It is 1808 McGee Street on the 1982 Midtown Historic Resources Survey Form. Charles Keyser designed and Winn-Senter Construction Company constructed the building in 1945. Pat Wheeler Body Repair shop occupied the building from 1945 until 1963. Howard Needles Tammin & Bergendoff Garage moved were tenants beginning 1966. They occupied the space in 1977.

The building at 1808 McGee has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row," however, it was constructed after the initial development of McGee Street's auto-related businesses. The building is setback from the surrounding commercial buildings that characterize the historic district and does not contribute to the cohesive streetwall.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

The building currently shares a parcel with the non-historic parking lot to the south and Resource #24 to the north.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

This one-story, rectangular plan building has a flat roof with a parapet. The building abuts 215 East 18th Street on the north, but does not share walls or interior openings. Its placement is slightly recessed and the storefront east elevation is setback. Brick clads the east front elevation and wraps around the side to the south elevation. Masonry unit clads the south and west elevations. Two bays organize the east elevation. A vehicle entry opening with no door fills the north bay. A storefront opening with no glazing fills the south bay. Doors and windows are currently missing. Contrasting brick courses create horizontal banding at the base, above openings and at the parapet under coping. A small addition extends from the rear and a historic vehicle opening appears infilled with masonry unit.



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MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-009		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1809	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091285 -94.579899	7. Township/Range/Section: T: R: S:
8. Historic name (if known): H. B. Sappe Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1912	15. Architect: J. C. Bracklen	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1912	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: H. B. Sappe	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement: N/A
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): 1947 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: BDB Properties LLC. PO Box 8190 Prairie Village KS 66208	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017
		45. Date of revisions:

FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-009

Address: 1809

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

H. B. Sappe hired architect J. C. Bracklen to design the one-story public garage in 1912. The building was altered in 1915 to accommodate gasoline storage tanks at the rear of the building. Wolfey Automobile Company occupied the building in 1918. Tenants were various automobile accessory and repair shops until 1947 when it became the used car department for Central Pontiac which was in the larger showroom building immediately north at 1801 McGee Street. The storefront was altered in 1947. Auto parts suppliers moved in in 1957 and the building served as a warehouse by the mid-1970s.

1809 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building communicates its significance as an early automobile-related commercial building. Despite alterations to the storefront, the historic configuration of a vehicle entry, a large storefront, and a main entry with transom remain intact and recognizable as a retail space related to the automobile industry.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof. Two bays organize the west elevation. A metal overhead rolling garage door fills the north bay. Diagonal wood infill, two narrow fixed windows, and a metal door with glazing and a glass transom fill the south bay. A full-height banded vertical brick pier separates the two bays and brick piers project from each end of the building. Stone coping lines the parapet. The building was altered in 1915 when the rear elevation was moved in fifteen feet to accommodate gasoline tanks adjacent to the alley (#58315). The façade was altered in 1947 (#22097). Storefront glazing was extant in 1982. Multi-light metal windows and a metal overhead rolling garage door pierce the rear, east elevation.





CRAWFORD

MAD SCIENCE

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McGEE

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1809 McGEE



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McGEE



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1. Survey number: JA-AS-087-027		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1812	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091175 -94.580475	7. Township/Range/Section: T: R: S:
8. Historic name (if known):		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known):	11b. Current use: Parking Lot

HISTORICAL INFORMATION

12. Construction date: 1969 c.	15. Architect:	18. Previously surveyed? <input type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance:	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input type="checkbox"/> district potential <input type="checkbox"/> C <input checked="" type="checkbox"/> NC <input checked="" type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input type="checkbox"/>		22. Sources of information on continuation page. <input type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement:
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape	33. Exterior wall cladding:	Endangered by:
27. No. of stories:	34. Foundation material	
28. No. of bays (1st floor):	35. Basement type:	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type:	36. Front porch type/placement:	41. Further description of building features and associated resources on continuation page. <input type="checkbox"/>

OTHER

42. Current owner/address: 18McGee LLC 217 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017
		45. Date of revisions:

FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-027

Address: 1812

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date:	Description:
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The surface lot was constructed circa 1969.

This resource is a non-historic structure that is not related to the context of the surrounding resources. It is less than fifty years of age and is not eligible for listing in the National Register, either as an individual resources or as part of a historic district.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This surface parking lot was constructed circa 1969. It is visible on a 1970 aerial photograph.



MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-010		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1813	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091158 -94.579862	7. Township/Range/Section: T: R: S:
8. Historic name (if known):		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1919	15. Architect: A. H. Buckley	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1919	16. Builder/contractor: George Bliss Construction Co.	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): c. 2012 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Carbondale Apartment Group LLC 1837 Fixed / Storefront MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-010

Address: 1813

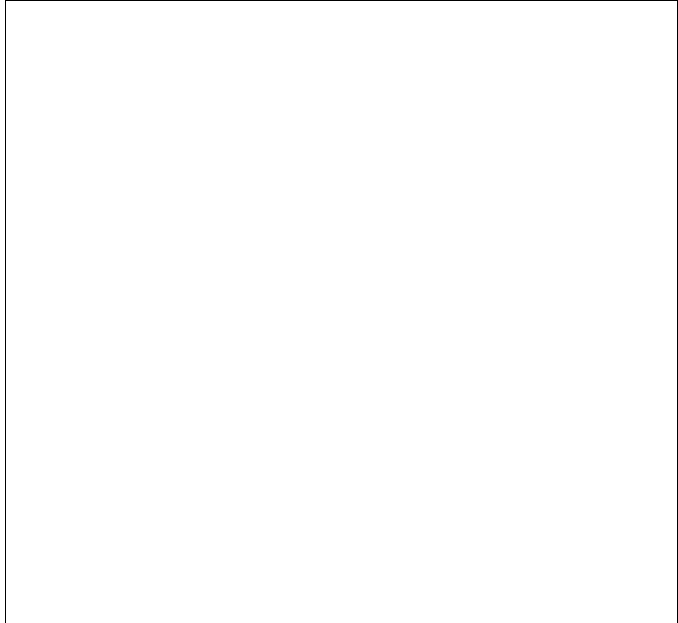
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: east elevation, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

1813 McGee was constructed in 1919. The building permit identifies the George M. Bliss Construction Company as the builder (#12446). The C & R Used Ford Car Company leased the building in 1920. Several used car dealerships occupied the space during the 1920s including C Harry Clair Used Cars and G T O'Maley Inc. Used Car Department. Building Permit #1099A indicates owner L. T. Baer remodeled the storefront in 1935. In 1936, Duco-Midwest sold auto paint in the building and it remained an auto supply business until 1954. It was the supply department for Central Surety and Insurance Corporation from 1956 until 1960 and KC Tool Warehouse used the space from 1961 until 1963.

1813 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building communicates its significance as an early automobile-related commercial building through the retention of the storefront, transom, and second-story banded fenestration as well as the utilitarian rear vehicle doors that served its auto-related function.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO. Sanborn Insurance Map Kansas City, Missouri, 1951, Vol. 3, Sheet 314

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

This two-story brick building has a rectangular plan and a flat roof. Full-height brick corner piers rise above a parapet. Stone coping stops the roofline. Two bays organize the first story. The north bay has a glass transom with metal muntins tops a recessed non-historic aluminum storefront with glazing and a glazed aluminum door. The south bay has scored concrete surrounding a fixed window with a horizontal aluminum muntin. Sailor course brick bands create geometric ornament above first and second story windows. Diamond-shaped stone inlays are geometrically spaced above second story windows. The storefront was altered circa 2012. Two overhead rolling doors cover vehicle entries and a metal door with glazing and a transom pierce the rear elevation. The south bay parapet is raised and historic Sanborn maps show an elevator at this location above the vehicle entry. Three non-historic one-over-one aluminum windows pierce the second story.



1815
McGEE

NORMAL HUMAN

3 HOUR 1 HOUR
PARKING PERMITS
NO STANDING
NO PARKING

TD

1817



SPAIN P. DOGS







MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-011		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1817	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091086 -94.579873	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Herbert G. Tureman Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1914	15. Architect: R. J. Raney	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1914	16. Builder/contractor: Long Construction Company	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Herbert G. Tureman	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input checked="" type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: corner rear	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick; terra cotta	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 1	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Dennis L & Debra Denlinger 9930 Overland Park KS 66207	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-011

Address: 1817

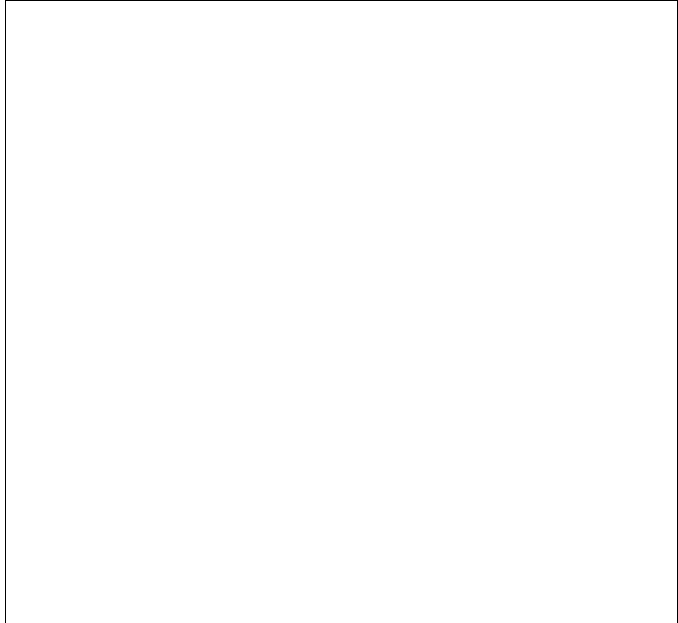
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Physician Herbert G. Tureman developed the building at 1817 McGee in 1914. A. J. Raney was the architect and Long Construction Co. was the builder (#11301). Howard Motors Company and MacDowell Motor Car Company were early tenants between 1918 and 1921. McGraw Tire & Rubber Company occupied the space in 1922. Nash-West Howell Motors and Missouri Motor Sales Company were tenants in the late 1920s. Truscon Laboratories moved in in 1932 and remained in the space until it became Arrowhead Automotive Warehouse in 1942. Arrowhead Automotive Warehouse occupied the space until 1963. Other auto parts businesses used the building through the 1970s.

1817 McGee Street has excellent integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building communicates its significance as an early automobile-related commercial building through its retention of the historic storefront configuration and rear utilitarian features to move cars within the building

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This two-story brick building has a rectangular plan and a flat roof. The front façade has one wide bay at each story. A transom tops storefront glazing and a wood door with glazing on the first story. The wood frame is historic while the glazing has been replaced. At the second story, a single, long arched window with wood mullions fills the bay. The opening has a terra cotta lugsill and terra cotta arch with an exaggerated keystone. Terra cotta coping lines a shaped parapet above a tall but simple terra cotta cornice.

Two bays organize the rear elevation. Paired wood hinged doors access a vehicle entry under a raised elevator shaft on the north bay. A non-historic metal panel overhead rolling door and a metal slab door surrounded by stucco infill fill the south bay. A banded set of three windows and a single window are covered in plywood on the second story. A brick chimney rises at the southeast corner.





IAN

TOMBOY

1817

E

HUNN





MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-012		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1819	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090975 -94.579873	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Paul H. Linn Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1917	15. Architect: W. H. Johns	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1917	16. Builder/contractor: W. H. Johns	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Paul H. Linn	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: corner rear	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): c. 2016 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Cotovelo Properties LLC 2403 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-012

Address: 1819

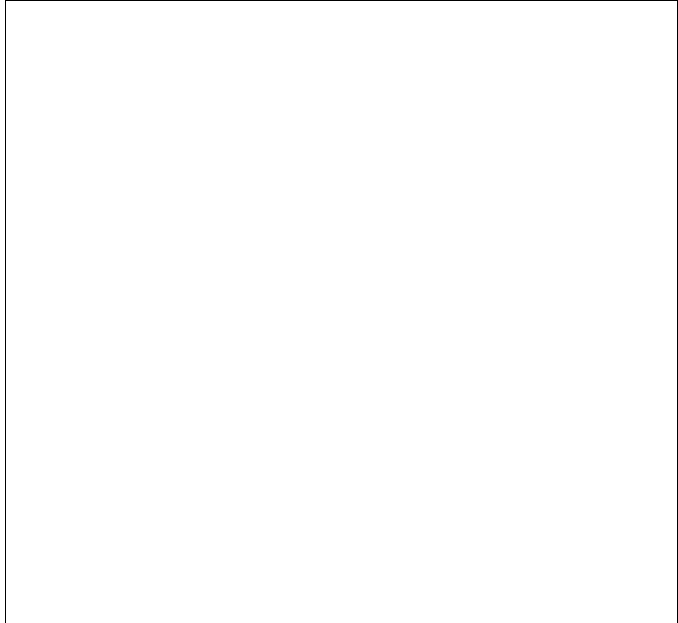
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

1819 McGee was constructed in 1917. Owner Paul H. Linn hired W. H. Johns as architect and builder (#12100). Characteristic of the surrounding commercial buildings, 1819 McGee housed automobile and general machinery storage, sales, and repair businesses. North East Electric Company occupied the building from 1918 until 1922. From 1923 to 1929, the tenant was Northeast Service Inc. Auto Accessories. Timken Roller Bearing Service and Sales occupied the building from 1933 to 1947. Bell Service Company Washing Machine and Refrigeration Equipment Company was a brief tenant from 1950 to 1952. Hathaway Electric Meter Service moved in in 1953 and remained in the space until 1962. Parts Warehouse Inc. used the building as a parts supply warehouse until the early 1970s when a motor rebuilding company moved in.

1819 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building communicates its significance as an early automobile-related commercial building. The large recessed opening in the north bay historically contained a vehicular entrance and although the storefront system has been replaced, the east bay historically contained the display window. The alterations to this façade do not compromise the ability of the building to convey its historic auto-related function and the era of construction.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof. Two bays organize the west elevation. The north bay is a recessed storefront with a transom and a metal door with glazing that maintains the dimensions of the historic garage door opening. The south bay is a storefront with a transom above the historic stone kneewall that maintains the historic storefront opening. Brick courses and inlaid geometric stone ornament the brick parapet. Stone coping tops the parapet.
Stucco clads the rear, east elevation. A metal overhead rolling garage door fills a recessed vehicle entry in the south bay. A metal slab door pierces the north bay. A brick chimney rises in the southeast corner.









MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-013		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1821	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090876 -94.579887	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Belfast Investment Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1912	15. Architect: W. Owen	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1912	16. Builder/contractor: C. C. Smith	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Belfast Investment Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input checked="" type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): 1961, c. 2012 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick; wood	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 1	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: 1821 McGee LLC 55 Lake Lotawana MO 64086	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



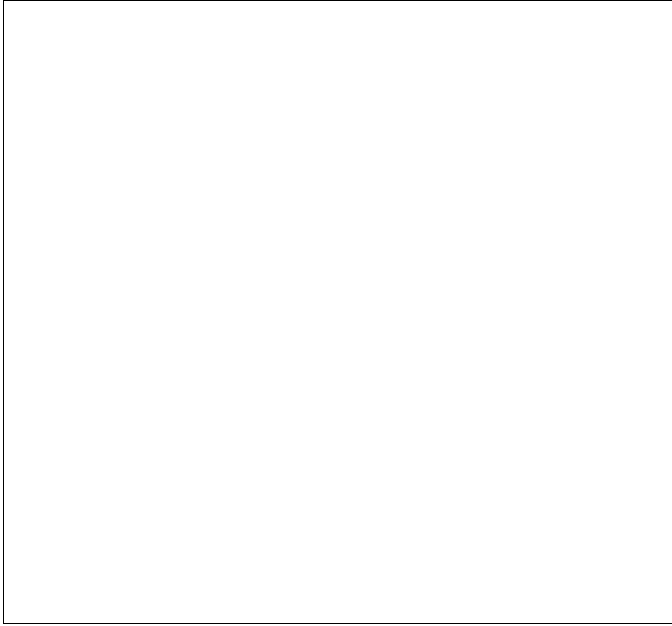
Survey number: JA-AS-068-013

Address: 1821

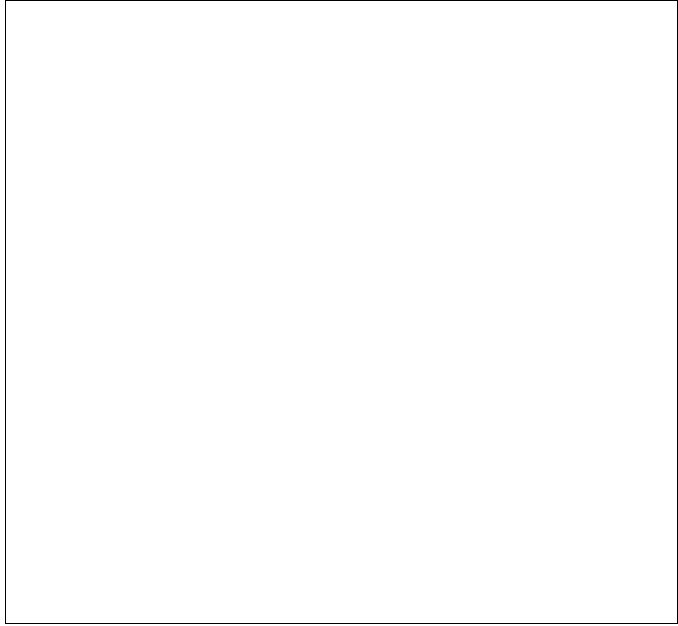
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

1821 McGee Street was constructed in 1912 for the Belfast Investment Company. W. Owen was the architect and C. C. Smith was the builder (#10775). The original tenants were Hall Brothers and Reeves automobile dealers. In keeping with the automobile-related commercial character of McGee Street, the building housed auto accessory businesses throughout most of the twentieth century. Ad-A-Tire Company occupied the space in 1918. In 1926, E A Day Sales Company Auto Supplies and Southern Glass Company were tenants. From the 1930s until the late 1950s, Sam Brown Auto Parts Distributing Company operated in the space.

1821 McGee Street has fair integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building retains integrity and communicates its significance as an early automobile-related commercial building. The storefront retains the historic configuration of display windows, recessed entry and parapet. Its rear vehicle door and storefront convey its historic auto-related function and the era of construction.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof. The storefront is a circa 2012 update that maintains the arrangement of an earlier 1961 alteration to the storefront. The solid brick parapet has vertical contrasting course brick dividing it into five sections. Full-height brick columns rise on the north and south end of the front elevation. The wide storefront opening fills the area between the columns. Wood planks clad the north end of the opening and the bulkhead below the band of aluminum storefront windows. A recessed entry with an aluminum door with glazing and a transom fills the south end of the storefront. Building permit number 67143A documents alterations to the building front in 1961.

The rear elevation is concrete masonry unit. Permit number 67004 indicates "replacing the rear wall with blocks" was a 1961 alteration. A metal overhead rolling door covers a



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1921







MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-028		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1822-A	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.091038 -94.580475	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Cowie Electric Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1917	15. Architect: Smith, Rea & Lovitt	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1917	16. Builder/contractor: Charles Aiken	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Cowie Electric Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input checked="" type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: corner rear	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Terra cotta	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 3	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Ehinger Properties 2727 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-028

Address: 1822-A

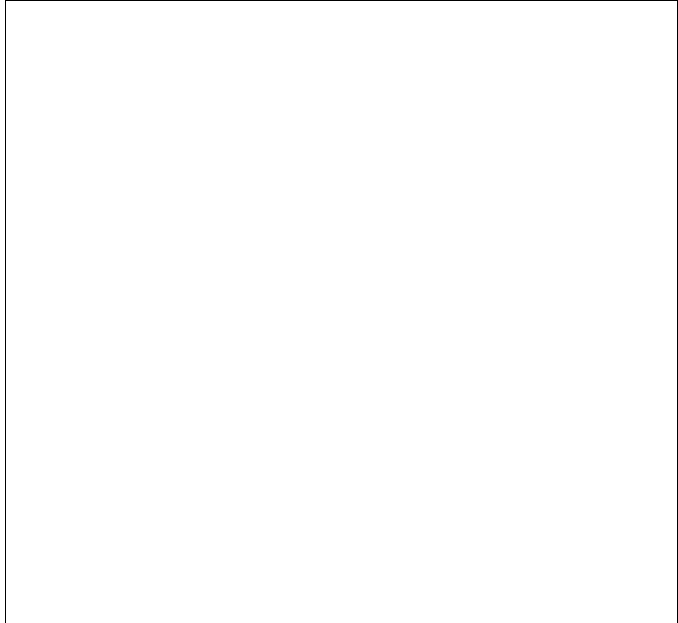
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: east and south elevations, view NW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

This building was historically 1816-1818 McGee Street (1951 Sanborn Map and 1982 Midtown Historic Resources Survey Form). It currently shares a parcel and the 1822 McGee Street address with the building immediately south which was historically 1820-1822 McGee Street. Smith, Rea & Lovitt designed the building and Charles Aiken constructed the building for the Cowie Electric Company in 1917. Triplex Safety Glass Company of Kansas City moved into the space in 1929. KC Auto Supply Company is listed as a tenant in 1932 until 1969. Evelyn Inc. Beauty Salon Equipment and Supply occupied the space in the 1970s. The Evelyn Inc. Beauty Salon Equipment and Supply Company also used the building directly south (1822-B McGee Street) as warehouse space. The 1951 Sanborn Insurance Map shows an interior door between the two buildings. Despite being connected by an interior door, the buildings were constructed separately and are treated as two distinct resources.

1822-A McGee Street has excellent integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building retains the design and features, including a storefront and rear auto elevator, that communicate its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This two-story building has a rectangular plan and a flat roof with a parapet. Terra cotta clads the exterior front elevation. Fluted, pointed pilaster rise on both ends of a stepped parapet. Black terra cotta surrounds storefront windows with a centered, recessed entry with a transom. A transom tops a metal entry door with glazing. Brick clads the side and rear elevations. A brick chimney rises on the northwest corner and an elevator penthouse is setback from the southwest corner of the west elevation. Three bays organize the west (rear) elevation. A vehicle entry with a wood panel door enters the elevator shaft in the south bay. A metal slab pedestrian door with glazing fills the second bay. Brick infilled vehicle openings fill the north bays on the first story. Multi-light metal windows with stone sills pierce the second and third stories.













MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-029		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1822-B	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090907 -94.580532	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Beach Wittman Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1922	15. Architect: Sunderland & Besecke	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1922	16. Builder/contractor: Allen & Dyche	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Beach Wittman Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input checked="" type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Terra cotta	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 6	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Barrel	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Ehinger Properties 2727 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-029

Address: 1822-B

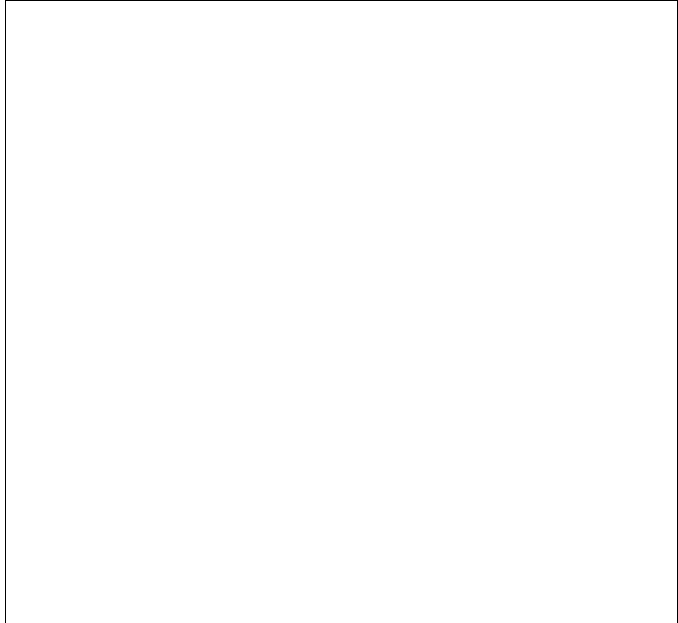
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: east elevation, view NW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

1822 – B McGee Street was (historically 1820-1822 McGee Street (1951 Sanborn Insurance Map and 1982 Midtown Historic Resources Survey Form). Sunderland & Besecke designed the building and Allen & Dyche from Kansas City Kansas constructed it in 1922 for the Beach Wittman Company, a firm handling auto accessories. They occupied the building until 1961. During the early 1970s, the space was a warehouse for the beauty supply company that occupied the building directly to the north (1822 McGee-A). The 1951 Sanborn Insurance Map shows an interior door between the two buildings. Despite being connected by an interior door, the buildings were constructed separately and are treated as two distinct resources.

1822-B McGee Street has excellent integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building's form, materials, storefront configuration and rear vehicle entry are intact. The building retains integrity and communicates its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story building has a rectangular plan and a flat roof. White terra cotta clads the exterior. Finials rise above the parapet. Decorative segmented arches ornament the parapet. Six bays organize a framed storefront. Multi-light transoms with stained glass top storefront windows and an entry in the north bay. A transom and sidelights surround a wood entry door with glazing in the north bay. The building abuts two story buildings on the north and the south. Brick clads the west (rear) elevation. Three, nine-over-six metal windows covered with metal security bars flank a metal overhead rolling door and a metal slab pedestrian door on either side.









MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-030		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1824	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090711 -94.580498	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Franklin-Williams Motor Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Vacant

HISTORICAL INFORMATION

12. Construction date: 1919	15. Architect: C. P. Schmidt	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1919	16. Builder/contractor: Charles C. Smith	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: The Mastin Realty and Mining Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): 1950 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick; metal	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 3	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: M19 Master LLC 1001 Kansas City MO 64106	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-030

Address: 1824

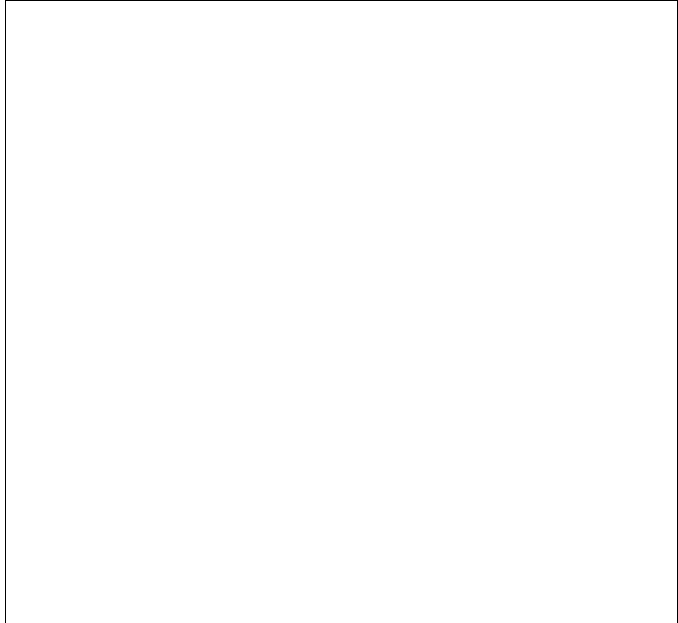
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: east elevation, view NW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The building at 1824 McGee Street was historically 1824-1830 McGee Street on the 1951 Sanborn Insurance Map and the 1982 Midtown Historic Resources Survey Form. The Mastin Realty and Mining Company hired C. P. Schmidt to design the building and Charles C. Smith to construct it in 1919 (#12497). Franklin-Williams Motor Company leased the building when it was completed. From 1936 until 1942, it housed the Interstate Securities Company Used Car Department. Post-WWII-era tenants were Lawler-Nash Company Autos and Columbia Glass & Window Company which moved in in 1953 and remained in the space until 1964. Eugene Dietzgen Company sold drafting supplies in the building from 1966 through the 1970s.

1824 McGee Street has fair integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building retains its historic configuration including the storefront, entry, second story, and rear vehicle entries. The storefront alterations do not compromise the resource's ability to communicate its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

This two-story brick building has a rectangular plan and a flat roof with a peaked parapet. The first story storefront and a horizontal transom that historically topped the storefront are currently clad in corrugated metal. Vertical storefront windows are visible in the south bay. Glass block surrounds a recessed entry with a metal door with glazing. Paired and banded one-over-one metal windows with smaller top lights pierce the second story. All second story windows have stone lugsills. Lentils with elongated keystones fill outer bays. Stone banding and contrasting brick courses ornament the parapet. Stone coping caps the parapet. The storefront cladding and the glass block was part of a 1950 renovation (#28027A). Brick clads the side and rear elevations. Five bays organize the west (rear) elevation. A stepped parapet corresponds to the bays. Two arched window openings with stone sills have concrete masonry unit infill on the first story in the north bay. Concrete masonry unit infills a vehicle opening in the second bay. Two metal overhead rolling doors fill vehicle openings in the third bay. The 1951 Sanborn map shows an elevator shaft in this bay. An arched window opening with a stone sill is infilled with brick in the fourth bay. Two arched windows with stone sills are infilled with brick in the fifth bay. A metal frame fixed glass window with metal security bars pierces the infill. Paired one-over-one vinyl windows with transoms fill seven second-story arched window openings on the second story. A smaller arched window opening is infilled with concrete masonry unit on the second story in the elevator shaft.











MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-014		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1827	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090766 -94.579916	7. Township/Range/Section: T: R: S:
8. Historic name (if known): George Hoffman and George Bowling Buil		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1914	15. Architect: R. J. Raney	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1914	16. Builder/contractor: Elmer O. Hilligross	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: George Hoffman and George Bowling	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront / BI
24. Vernacular or property type:	31. Chimney placement: corner rear	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): 1916, 1953 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Terra cotta	Endangered by:
27. No. of stories: 3	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Jane Catherine Ehinger 2017 Trust 2727 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-014

Address: 1827

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

1827 McGee Street was constructed in 1914 for George Hoffman and George Bowling, two of Kansas City's early real estate developers. The second story was added in 1916. Splitdorf Service & Sales Company occupied the building in 1918 and Stewart – Warner Products Service Station operated out of the space from 1920 until 1924. Scott's Plating Works occupied the building in the early 1930s before it was vacant for two years during the Depression. The 1826 Liquor Club occupied the space in 1937 and 1938. Thomas F. Lyndon opened a restaurant in the building in 1939 that operated through World War II. Simplex-Naughton Company sold auto parts in the building from 1949 until 1955 and Sam Brown Auto Parts Company was a tenant from 1956 until 1975.

1827 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The replacement of windows with glass block did not compromise the ability of the building to convey its historic auto-related function and the era of construction. The terra cotta detailing that organizes the front façade is intact and the storefront configuration and rear vehicle entry communicate its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

This three-story brick building has a rectangular plan and a flat roof. The building was originally constructed as a two-story building in 1914 and the third story was added in 1916 (#11207 and #61379). Two bays organize the first and second story. White terra cotta frames two arches that terminate in concrete piers at ground level. The double height arches have an engaged center pilaster and spandrels separating the first and second stories. Decorative keystones and textured molding top each arch.

Storefront glazing above glass block, a recessed entry with a wood door with glazing and a glass block transom fill the south bay on the first story. Glass block with metal hopper windows fill the arch in the second story of the south bay. Glass block with banded metal hopper windows fill the first and second story of the north bay. A terra cotta cornice spans the elevation above the second story. Terra cotta framing organizes two bays on the third story. Glass block surrounds banded metal hopper windows in both bays. A terra cotta cornice spans the two bays underneath a raised parapet with terra cotta coping. A 1953 remodel removed windows and replaced them with glass block (#36157).

Two bays organize the rear elevation. An elevator shaft rises at the northeast corner. An overhead rolling metal door on a raised dock accesses the elevator shaft. A door with a transom and two windows with wood mullions tops basement-level windows with vertical wood mullions in the north bay. A metal multi-light window with metal security bars surrounded by brick infill pierces the second story on the north bay. Brick infills a window opening on the third floor. A brick chimney rises between the bays. A metal overhead rolling door fills a vehicle opening in the south bay. A metal slab door surrounded by brick infill pierces the south bay. Metal multi-light windows with metal security bars surrounded by brick infill pierce the second and third stories in the south bay.



Available
1821
816.874.3008

DRUM HEADQUARTERS

ONE EIGHT
EIGHT SEVEN









MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-015		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1829	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090602 -94.579878	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Belfast Investment Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1912	15. Architect: Charles C. Smith	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1912	16. Builder/contractor: Charles C. Smith	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Belfast Investment Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): 1965 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 3	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: ICG Realty Holding LLC 11401 Leawood KS 66211	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-015

Address: 1829

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Belfast Investment Company hired C. C. Smith to construct the building at 1829 McGee Street in 1912 for a cost of \$10,000. Automobile sales and service businesses were the primary tenants. The Kelley-Springfield Motor Truck Company occupied the building in 1918. Mack International Motor Truck Corporation, Koup Motor Company, H C Price Motor Company, and Peerless Motor Company Used Cars were all tenants during the 1920s. In 1928, A-1 Fender Radiator Repair Company occupied the space. Sam Shaw operated a garage from 1942 until 1951. Tire sales and transmission repair companies used the space through the 1970s.

1829 McGee Street has fair integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The alterations to the storefront maintain the historic configuration of storefront glazing, a recessed entry and a parapet. The altered storefront maintains the streetwall of similar scale and type of commercial buildings and does not compromise the ability of the building to convey its historic auto-related function and the era of construction.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

1829 McGee Street is a one-story brick building with a rectangular plan and a flat roof. The building represents the north portion of a larger building (1833 McGee directly to the south), but each storefront has a separate owner and the two addresses are on individual parcels. Brick piers separate three bays on the storefront. The north bay has storefront glazing and a metal door with glazing and a transom light. The middle bay has storefront glazing and the south bay contains glazing and a recessed entry with a metal door with glazing and a transom. The brick parapet between columns on either end with coping has engaged pilasters in a pattern that communicates the historic garage door opening in the north bay. The current storefront and flat parapet are a 1965 alteration (#17323). The historic parapet was stepped and matched the parapet on the building immediately to the south. Masonry block clads the rear elevation and was added in 1963 to replace a non load-bearing wall (#4590). A metal overhead rolling door fills a vehicle entry and a metal slab door provides pedestrian access. Three multi-light metal windows pierce the north bay.





1829

OPEN

1829

1833





1829

NO
SMOKING
SMILE
YOU'RE
ON
CAMERA



MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-031		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1832	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090490 -94.580513	7. Township/Range/Section: T: R: S:
8. Historic name (if known): The Republic Rubber Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Vacant

HISTORICAL INFORMATION

12. Construction date: 1919	15. Architect: C. P. Schmidt	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1919	16. Builder/contractor: Charles C. Smith	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: The Mastin Realty and Mining Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront / 1/
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Late 19th and 20th Century Revival	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Terra cotta	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: M19 Master LLC 1001 Kansas City MO 64106	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-031

Address: 1832

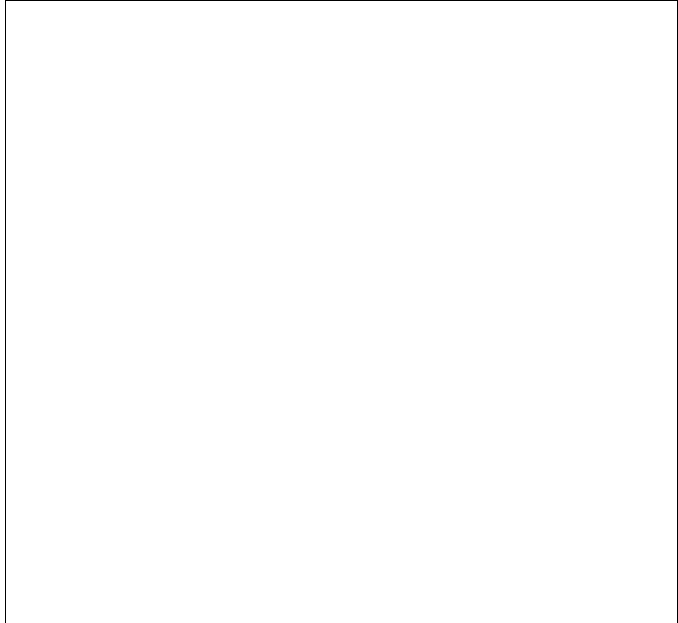
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: south and east elevations, view NW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

This building's address was historically 1832-1834 on the 1951 Sanborn Insurance map and on permit #12488. The Mastin Realty and Mining Company hired C. P. Schmidt to design the building and Charles C. Smith constructed the building in 1919. The Republic Rubber Company and Newell Motor Car Company leased the building in 1920. The building remained occupied by various auto dealers and auto-related companies including Emmet W. Wysong Autos and Simon-Flynn Company Auto Tops and Painting in the 1920s. The building was vacant from 1929 until 1937 when Andlauer-Brelsford inc. Used Car Department moved in. Glenn Freely Auto Repair Company was a tenant between 1945 and 1949. Grand Avenue Willy's Autos was a tenant in the early 1950s. Columbia Metal Products Company moved in in 1961 and an auto glass company was a tenant in the 1970s.

1832 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The historic storefront configuration with an offset entrance and its utilitarian vehicle entries are intact. The building retains integrity and communicates its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This two-story, rectangular brick building occupies the northwest corner of East 19th Street and McGee Street. Two bays organize the main, east elevation fronting McGee Street. Brick piers separate two storefronts. A metal entry door with glazing, transom, and sidelights is in the southern portion of the south bay. Contrasting buff brick spandrels top each storefront under a soldier course of red brick. Three one-over-one metal windows fill each bay on the second story. Stone banding creates continuous lugsills. Cut stone tops brick piers separating each window. Stone coping caps a parapet which is elevated at ends and in the center.

Five bays organize the south elevation. Storefront glazing fills the east bay on the first floor. Buff brick with vertical fixed light windows and red brick piers fill two bays. An offset fixed vertical rectangular window between red brick piers and a buff brick bay are the western bays. One-over-one metal windows with continuous stone lugsills pierce the second story south elevation. Stone coping caps the parapet which is elevated at the building corner. Three bays organize the rear elevation. A vehicle entry is infilled with brick in the north bay and accessed an elevator shaft that rises above the parapet. A wood panel overhead rolling door with glazing fills the center bay on the first story. A metal slab door with glazing pierces the south bay. Five aluminum windows with an awning sash and stone sills fill arched window openings on the second story.



McGee Street

NO PARKING
ANYTIME

NO PARKING
ANYTIME



e Street

NO PARKING
TOW AWAY
ZONE





MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-016		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1833	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090465 -94.579880	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Belfast Investment Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1912	15. Architect: Charles C. Smith	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1912	16. Builder/contractor: Charles C. Smith	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Belfast Investment Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Stucco	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 3	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: ICG Realty Holding LLC 11401 Leawood KS 66211	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-016

Address: 1833

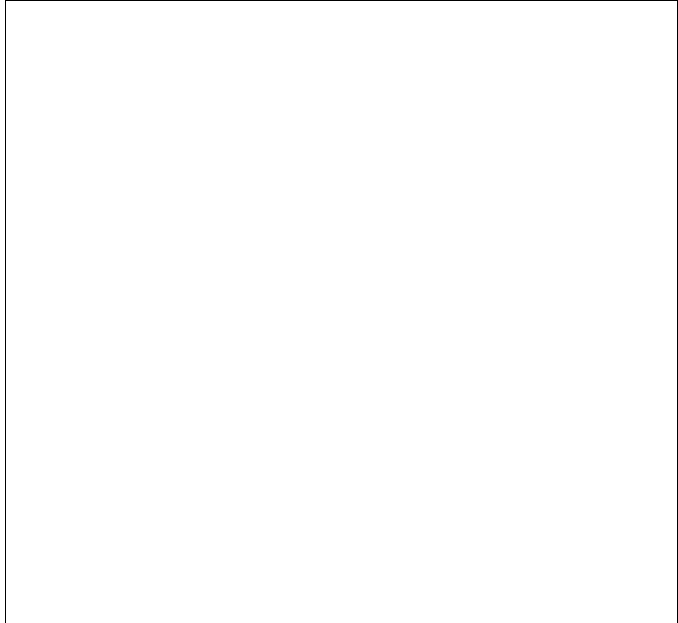
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west and south elevations, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Belfast Investment Company hired C. C. Smith to construct the building at 1833 McGee Street in 1912 for a cost of \$10,000. The Locomobile Company of Missouri, Gridley Motor Company Service, and Koup Motor company were tenants between 1918 and 1922. Automobile parts supply companies including Peerless Auto Supply Company and American Gear Company were tenants until the building sat vacant for three years in the early 1930s. Bryant Motor Used Cars moved in in 1935. An automobile glass company, auto repair shop and body shop were long-term tenants from 1937 until 1958 when the body shop was the only tenant. Needles Fender and Body Works remained at that address until 1965. Millard Supply Company moved in in 1966 and were there in 1977.

1833 McGee Street has fair integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The alterations to the storefront maintain the historic configuration of storefront glazing, a recessed entry and a parapet. The altered storefront maintains the streetwall of similar scale and type of commercial buildings and does not compromise the ability of the building to convey its historic auto-related function and the era of construction.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

1833 McGee Street is a one-story brick and stucco building on the northeast corner of East 19th Street and McGee Street. The primary storefront faces McGee Street. The rectangular plan building has a flat roof and a stepped parapet clad in stucco. The building is attached to 1829 McGee Street immediately to the north, but is a separate parcel. Storefronts with glazing and a transom flank a canted, recessed corner entry with a metal door with glazing. A metal mullion delineates a north bay that was historically a garage door opening. A 1936 alteration remodeled the storefront glass and wood for a cost of \$200.00 (#2567A).

Masonry block clads the rear elevation and was added in 1963 to replace a non load-bearing wall (#4590). A metal overhead rolling door fills a vehicle entry and a metal slab door provides pedestrian access. Three multi-light metal windows pierce the south bay.





1829

1833

HEO C TATE



MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-032		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1900	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.08991 -94.580722	7. Township/Range/Section: T: R: S:
8. Historic name (if known):		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Parking Lot

HISTORICAL INFORMATION

12. Construction date: circa 1978	15. Architect:	18. Previously surveyed? <input type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance:	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input type="checkbox"/> district potential <input type="checkbox"/> C <input checked="" type="checkbox"/> NC <input checked="" type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input type="checkbox"/> building <input type="checkbox"/> site <input checked="" type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement:
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape	33. Exterior wall cladding:	Endangered by:
27. No. of stories:	34. Foundation material	
28. No. of bays (1st floor):	35. Basement type:	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type:	36. Front porch type/placement:	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Fortis Inc 2323 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-032

Address: 1900

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: surface parking lot, view SW
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The surface lot was constructed circa 1978.

This resource is a non-historic structure that is not related to the context of the surrounding resources. It is less than fifty years of age and is not eligible for listing in the National Register, either as an individual resources or as part of a historic district.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

1900 McGee Street is an asphalt-paved surface parking lot that occupies an entire block between East 19th Street and East 20th Street. The surface lot was constructed circa 1978.





MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-017		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1901	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.090187 -94.579927	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Belfast investment Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1912	15. Architect: C. C. Smith	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1912	16. Builder/contractor: C. C. Smith	19. On National Register? <input checked="" type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: ARCHITECTURE	17. Original or significant owner: Belfast Investment Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: corner rear	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): 1941 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick; stucco; glass	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 6	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: 1901 McGee LLC 1901 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input checked="" type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-017

Address: 1901

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: north and west elevations, view SE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The Belfast investment Company constructed the building at 1901 McGee Street in 1912. A series of auto-related businesses occupied the space for five decades. Until the 1940s, the building contained two distinct storefronts with two separate businesses. An auto dealer typically occupied the larger corner storefront while a smaller ancillary business such as an auto parts supplier occupied the south storefront. Tenants included the Prest-O-Lite auto headlight company in 1917, the Kansas City Battery & Supply Company in 1920. King Motor Car Sales Corporation sold King Motor Cars in the large storefront in 1916. The Dey Motor Car Company was a tenant in 1920 and the Hughes Brothers used car dealership occupied the space in 1930. Like many businesses on the street, the building was vacant during the Depression. Berl Berry's Century Motor Company used the space after the war until the McGee Radio, a wholesale supplier of radios and radio parts moved in in 1954. They remained in the space until the 1980s.

The Automotive Service Building at 1901 McGee Street has excellent integrity and is individually listed on the National Register (2008). The building is significant in the area of architecture as a specialize commercial building catering to automobile related businesses in an area known as "Automobile Row." It retains integrity and features such as an elevator and vehicle doors that convey its significance as an auto-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.
Polk City Directories Kansas City, MO various years 1918-1970. LaBudde Special Collection. University of Missouri Kansas City, Kansas City, MO. Rosin, Elizabeth. National Register of Historic Places Nomination for "1901 McGee Street Automotive Service Building." Kansas City, Missouri. Rosin Preservation, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

1901 McGee Street is a two-story brick building with a rectangular plan and a flat roof. The building occupies the southeast corner of 19th Street and McGee Street. The primary storefront fronts McGee Street. Storefront glazing on the first story flanks a canted corner entry with a wood door with glazing and a transom. Three bays organize the west elevation on the first story. A non-historic paneled overhead rolling door with glazing fills the south bay. Storefront glazing with piers organize the middle and north bay. A spandrel clad with black structural glass spans the length of the elevation above the storefront. Six bays organize the second story on the west elevation. Three two-over-two windows with a smaller third light on top are banded between brick piers. Stucco clads the parapet. A cornice projects below the parapet.

Two bays organize the first story on the north elevation. Stucco clads the east bay. A black structural glass spandrel tops storefront glazing with metal muntins on the west bay. Seven bays organize the second story of the north elevation. Brick pilasters divide each bay with three banded two-over-two windows with a smaller third light on top.

Stucco clads the rear east elevation. A centered elevator penthouses rises above a vehicle entry with a metal overhead rolling door. A second overheard rolling metal door fills a vehicle entry in the south bay. Banded sets of three and paired sets of twelve-over-twelve wood windows and a metal slab door with glazing pierce the east elevation on the first story. Banded sets of three and paired sets of twelve-over-twelve wood windows pierce the second story. Brick chimney flues rise on the northeast and the southeast corners.



McGee Street

19th Street

FOR SALE
\$14,777,000
AREA

BAD SEED



Main St



E SE







MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-018		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1909	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.089923 -94.579920	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Simpson and Lockett Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1917	15. Architect: Raney & Botkin	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1917	16. Builder/contractor: George E. Bowling & Son	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Simpson and Lockett	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): 1935 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Redeyes LLC 9240 Leawood KS 66206	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-018

Address: 1909

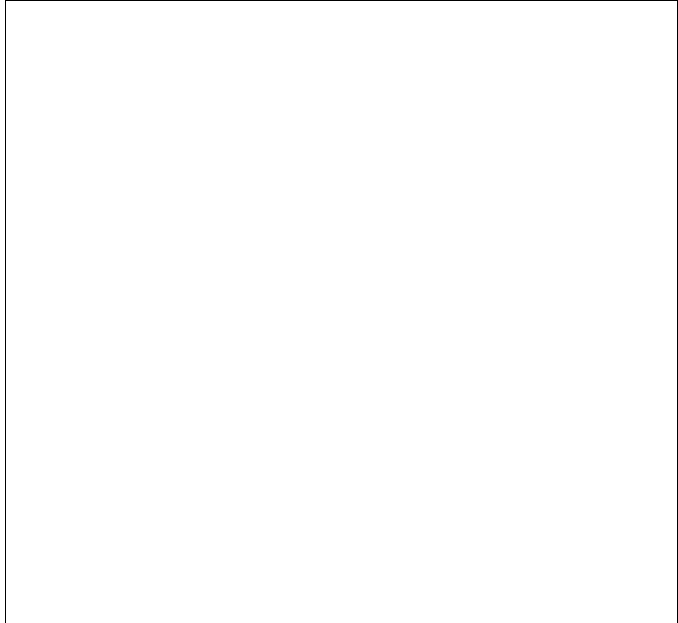
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west and south elevations, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Owners Simpson and Lockett hired architect Raney and Botkin architects and builder George E. Bowling and Son to design and construct 1909 McGee Street in 1917 for a cost of \$7,500.00 (#12204). Paul A. Sutermeister Auto Supply occupied the space until Baxter Sales Company Auto Accessories moved in in 1924. Various auto-related businesses occupied the space, including Luthy-Emmons Corp Auto Brakes during the 1930s, until the use changed when Hailman Printing Company moved in in 1949. They remained in the space until 1965. It operated as an equipment service and supply display room through the 1970s.

1909 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The storefronts maintain historic configurations with glazing and transom on the south bay and a vehicle entry integrated into the storefront in the north bay. Minor alterations such as infill of the transom do not compromise the building's ability to convey its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof with a parapet. Two bays organize the west elevation. Contrasting buff brick in a soldier course lines each bay and surrounds the top and sides of the front elevation. An infilled transom tops an overhead rolling garage door, a storefront window, and a metal entry door with glazing in the north bay. Storefront glazing with an infilled transom and a metal entry door with glazing fills the south bay. A 1935 remodel altered the front glass and wood storefront (#99848). A metal panel bulkhead replaced glass block below the south storefront after 1981.

A brick column divides and organizes two bays on the east, rear elevation. A metal overhead rolling door fills a vehicle entry with plywood infill in the north bay. A metal door with glazing and a transom pierces the north bay. Glass block and wood infill two arched historic window openings in the north bay. A metal overhead rolling door and a metal slab pedestrian door with a metal infilled transom fill the south bay.



PIZZA
PA JOHN'S

SEED

K.C.

NO LEFT TURN
ANY TIME
DAY OR NIGHT

NOW
HIRING
DRIVERS

OPEN



BAL ED

PIZZA
PAPA JOHN'S

OPEN

NOW
HIRING
DISPENSER









MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-019		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1913	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.089772 -94.579854	7. Township/Range/Section: T: R: S:
8. Historic name (if known): H. V. Jones & Company Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1934	15. Architect:	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1934	16. Builder/contractor: R.D. Shore	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: H. V. Jones & Company	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement:
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 1	34. Foundation material	
28. No. of bays (1st floor): 4	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Barrel	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: KC Brake Inc 1913 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017
		45. Date of revisions:

FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-019

Address: 1913

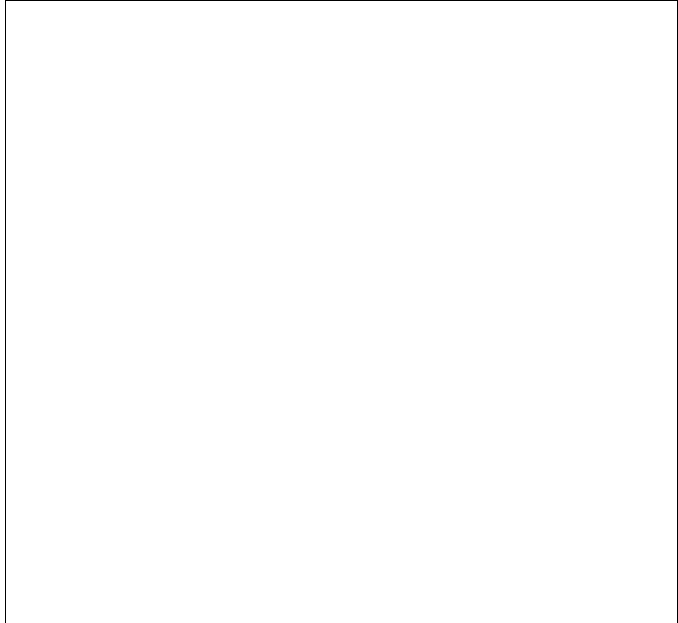
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west elevation, view E
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Building permit #15741 indicates this building was constructed in 1934 for a "brake testing business." Owner H. V. Jones & Company hired builder R.D. Shore to construct the building for a cost of \$3,000. The 1982 Midtown Historic Resources Survey form also notes the building was constructed for its current tenant, KC Brake Service Company, Inc. Polk's City Directory lists Kansas City Brake Service Company Inc. as a tenant at this address beginning in 1928, but they may have occupied an earlier building at the same site. The building was constructed specifically as a brake repair facility and the same company has occupied the building since its construction.

1913 McGee Street has excellent integrity and is recommended as a contributing resource to a potential historic district. The building retains its auto bays that convey its design and function as an auto repair shop. Multiple bays in the front and a larger historic opening from the rear elevation provide access to the utilitarian interior space and communicate its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular footprint and a flat roof. The building is set back approximately 50 feet from McGee Street and an asphalt surface parking lot fills the western portion of the lot. Four bays organize the west elevation. Paneled overhead rolling doors with glazing fill each bay. Brick piers topped by a soldier course row separate each bay. An arched window with decorative muntins pierces the parapet wall. Wood clads the stepped parapet. Masonry units clad the side and rear elevations. A set of wood pocket doors with glazing access a vehicle bay from the rear elevation.

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EXHAUST

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SINCE 1926
1913 McBE

K.C. BRAKE SERVICE CO. Inc.



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AT OWNER'S RISK



WELCOME
TO THE CITY

SINCE 1928
1913 MADE
K.C BRAKE SERVICE CO. Inc.

**K.C. BRAKE
& AUTO
SERVICE**

"Brakes that stop like this"

EXHAUST

UNE UP



PRIVATE
PARKING
VIOLATORS
WILL BE TOWED
AT OWNER'S RISK







MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-020		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1917	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.089622 -94.579944	7. Township/Range/Section: T: R: S:
8. Historic name (if known):		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Residential	11b. Current use: Parking

HISTORICAL INFORMATION

12. Construction date: c. 1990	15. Architect:	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1919	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input type="checkbox"/> C <input checked="" type="checkbox"/> NC <input checked="" type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input type="checkbox"/> building <input type="checkbox"/> site <input checked="" type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement:
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape	33. Exterior wall cladding:	Endangered by:
27. No. of stories:	34. Foundation material	
28. No. of bays (1st floor):	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type:	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Abdiana A LLC 2001 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-020

Address: 1917

McGee Street

Page 2

LOCATION MAP (include north arrow)

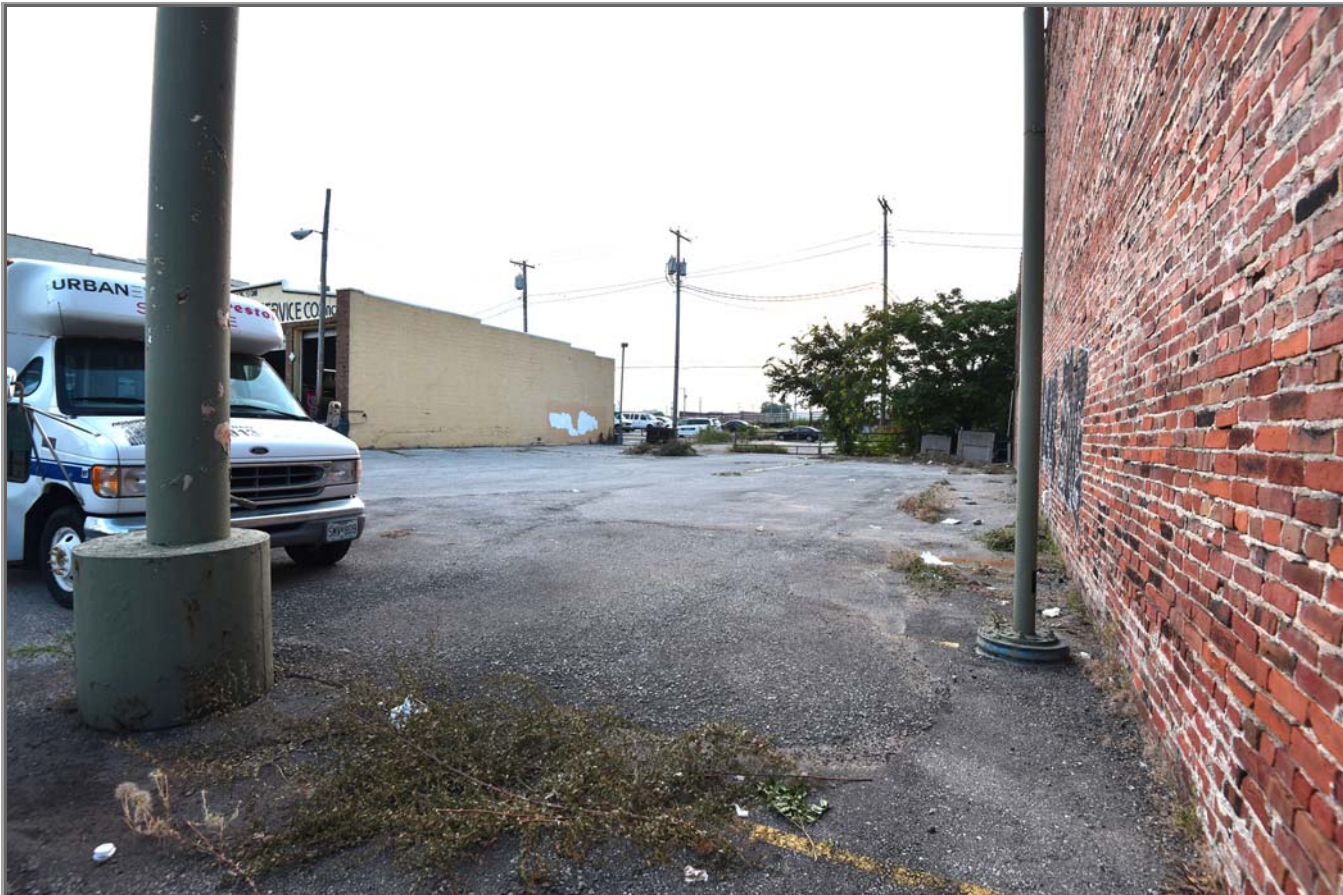


SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: surface parking lot, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

A nineteenth-century residence occupied this site and was converted to commercial use in 1922, in keeping with surrounding redevelopment that changed the built environment from residential to commercial in the early twentieth century. The building was demolished between 1981 and 2007.

1917 McGee Street is a non-historic surface parking lot. The structure is less than fifty years of age, is not associated with the historic context for the area, and does not represent the area's historic character. Because it is located within the boundaries of the proposed historic district, it is recommended as a non-contributing resource.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

1917 McGee Street is a surface parking lot. An 1887 residence converted to commercial use in 1922 was extant in 1981, but was demolished by 2007.

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SINCE 1926
1913 McBE

K.C. BRAKE SERVICE CO. Inc.



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VIOLATORS
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AT OWNER'S RISK



WELCOME
TO THE CITY





MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-021		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1921	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.089482 -94.579992	7. Township/Range/Section: T: R: S:
8. Historic name (if known): C. Manhein Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1919	15. Architect:	18. Previously surveyed? <input type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1919	16. Builder/contractor: William W. Hermon	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: C. Manhein	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront / C
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): C. 1950 <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 2	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Ehinger Properties 2727 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-021

Address: 1921

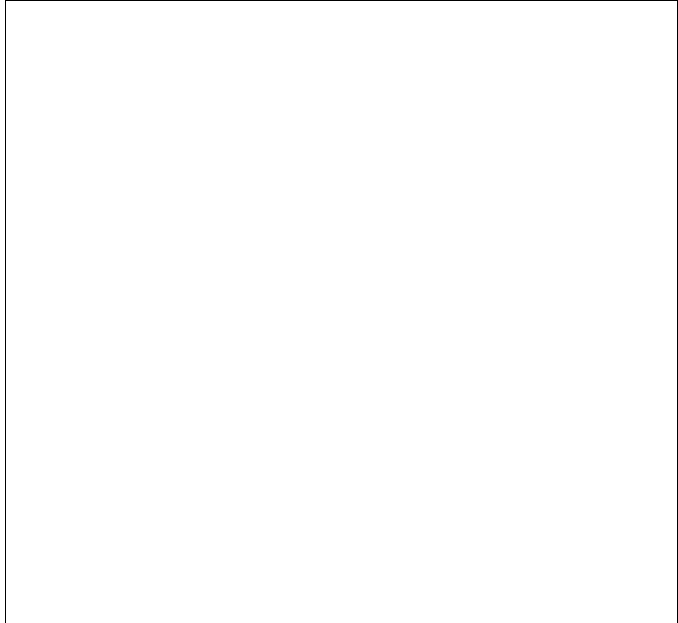
McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: north and west elevations, view E
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

This building's address was historically 1923 McGee Street (1951 Sanborn map). The current address per the Kansas City Parcel Viewer is 1921 McGee Street. Construction occurred in two phases. Owner C. Manhein hired builder William W. Hermon to construct a one-story building in 1919 for \$3,000 (#12461). A remodel added a second story addition in 1920 for \$4,000 (#68694). The first tenant was Van Tire Company. Stag Sales Company, a beer distributor occupied the building in 1940 (Jackson County tax assessor photograph).

1921 McGee Street has good integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." Alterations to the second story fenestration do not compromise the building's ability to convey its significance. The historic configuration of a storefronts, entry, and transoms is intact. The building retains integrity and communicates its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008. Kansas City 1940 Tax assessment Photographs. Missouri Valley Special Collections, Kansas City Public Library, Kansas City, Missouri.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This two-story brick building has a rectangular plan and a flat roof. Two bays organize the first story. A brick pier separates a storefront in the north bay with transom and a storefront with a metal entry door with glazing and a transom in the south bay. Concrete footings ornament brick piers at ground level. A horizontal beam tops the transoms. Contrasting brick courses surround the second story parapet and two metal fixed-pane windows with casement sidelights pierce the second floor. The second-floor windows were a post-1940 alteration. Masonry unit clad the rear elevation. A vinyl overhead rolling door covers a vehicle bay opening. A metal slab door and a three-over-three wood window pierce flank the vehicle entrance. Two metal windows with a center operable sash pierce the second story of the rear elevation.

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1923 McQUEEN

FOOD EQUIP

1925



1923



TEDS



MISSOURI DEPARTMENT OF NATURAL RESOURCES
STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-022		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1925	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.089410 -94.579852	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Emma F. Ade Building		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1919	15. Architect:	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1919	16. Builder/contractor: Carl Ade (realtor)	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner: Emma F. Ade	20. National Register eligible? <input type="checkbox"/> individually eligible <input checked="" type="checkbox"/> district potential <input checked="" type="checkbox"/> C <input type="checkbox"/> NC <input type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: Fixed / Storefront
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 1	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: Weyant George C Trustee 4510 Naples FL 34112	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-022

Address: 1925

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west and south elevations, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

Owner Emma F. Ade and builder and architect Carl Ade constructed the building at 1925 McGee Street in 1919 for \$5,000.00 (#12417). Gilfillan Brothers Smelting and Refining Company were the first tenants. Gilfillan Brothers, Inc. sold auto parts by 1923 at this location. Electrical & Magneto Service Company occupied the space from 1925 until 1931. Paint companies, battery companies, bearing service, and tractor parts dealers were other tenants in the mid twentieth century. L & W Crankshaft & Bearing Service moved in in 1949 and remained in the space through the 1970s. In 1981, an air compressor service and dealer was in the space.

1925 McGee Street has fair integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The building's form, materials, storefront configuration and rear vehicle entry are intact. The building retains integrity and communicates its significance as an early automobile-related commercial building.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008. Kansas City 1940 Tax assessment Photographs. Missouri Valley Special Collections, Kansas City Public Library, Kansas City, Missouri.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This one-story brick building has a rectangular plan and a flat roof with a parapet. Concrete footings ornament brick piers surrounding a single bay storefront. Storefront glazing tops a brick kneewall. A metal entry door with glazing and an infilled transom is on the north side of the storefront. A wood-shingle awning tops the storefront. Inset stone ornaments corners of contrasting brick courses at each end of the parapet. Stone coping lines the parapet. A vinyl overhead rolling door fills a vehicle entry on the east elevation. Wood frame window openings with arched brick course lintels flank the vehicle entry. Metal louvers infill the south window and part of the north window.

AFF

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1925





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STATE HISTORIC PRESERVATION OFFICE, P.O. Box 176, Jefferson City, MO 65102
ARCHITECTURAL/HISTORIC INVENTORY FORM

1. Survey number: JA-AS-087-023		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1927-A	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.089304 -94.579843	7. Township/Range/Section: T: R: S:
8. Historic name (if known): Myers Motor Equipment Company Buildin		9. Present/other name (if known):	
10. Ownership: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known): Commercial	11b. Current use: Commercial

HISTORICAL INFORMATION

12. Construction date: 1948	15. Architect:	18. Previously surveyed? <input checked="" type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period 1948	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance: COMMERCE	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input type="checkbox"/> district potential <input type="checkbox"/> C <input checked="" type="checkbox"/> NC <input checked="" type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input checked="" type="checkbox"/>		22. Sources of information on continuation page. <input checked="" type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input checked="" type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input checked="" type="checkbox"/> replacement Pane arrangement: 1/1
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input checked="" type="checkbox"/>
25. Style: Modern Movement	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input checked="" type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape Rectangular	33. Exterior wall cladding: Brick	Endangered by:
27. No. of stories: 2	34. Foundation material	
28. No. of bays (1st floor): 4	35. Basement type: unknown	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type: Flat	36. Front porch type/placement: N/A	41. Further description of building features and associated resources on continuation page. <input checked="" type="checkbox"/>

OTHER

42. Current owner/address: RKBK 1927 LLC 815 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date: June 29, 2017 45. Date of revisions:
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FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-023

Address: 1927-A

McGee Street

Page 2

LOCATION MAP (include north arrow)



SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date: June 29, 20	Description: west and south elevations, view NE
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

The original portion of this building was constructed in 1918 and was occupied by H&R Sales Company and R B Auto Repair Shop. Other auto-related businesses included Metz Battery & Electric Service Company and H J Byrne Service Station during the 1920s. In 1947, Myers Motor Equipment Company moved into the building that is no longer extant and constructed the current building as an addition in 1948 (#24433a). Myers Motor Equipment Company occupied the building until 1963. Allied Elevator Company used the space in 1981. The original building was demolished circa 2015.

1927 McGee Street has fair integrity and is recommended as a contributing resource to a potential historic district. The building is associated with automobile-related commercial buildings concentrated in "Automobile Row." The replacement of windows with glass block did not compromise the ability of the building to convey its historic auto-related function and the era of construction. The terra cotta detailing that organizes the front façade is intact and the storefront configuration and rear vehicle entry communicate its significance as an early automobile-related commercial building. 1927-A McGee Street is an addition to a building that is no longer extant. The loss of the majority of the associated building compromises this resource's integrity and it no longer conveys its significance as an automobile-related resource. It is recommended as contributing to a potential historic district.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

Piland, Sherry and Ellen J. Uguccioni. Midtown Survey Final Report. Kansas City, Jackson County, Missouri 1981-85. Kansas City: Landmarks Commission, 1981-1985, 2008. Kansas City 1940 Tax assessment Photographs. Missouri Valley Special Collections, Kansas City Public Library,

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resource. Expand box as necessary, or add continuation pages.

1927 McGee Street is a two-story brick building with a rectangular plan and a flat roof. The building is a 1948 addition to a larger 1918 commercial building that is no longer extant. The building is set-back from McGee Street and historically had surface parking in front of its west elevation. Four bays organize the first story of the west elevation. Window openings are currently covered with wood. A non-historic entry door with an infill transom and a glass block window with concrete banding sill fills the south bay. Continuous concrete banding creates a sill and tops four sets of metal one-over-one paired windows on the second story under a brick parapet with terra cotta coping. Three bays organize the east elevation. Exposed concrete structure frames a vehicle entry opening with plywood infill. Two multi-light metal windows flank the vehicle opening. A wood slab door accessed by a metal fire escape and a three-light metal window pierce the south elevation on the second story. Three metal multi-light windows pierce the second story above the vehicle opening. Two metal multi-light windows pierce the north bay on the second story.



ARON
REAL
ESTATE
2014
7000 W. 10th
850-779-1900

Building
Keepers







1. Survey number: JA-AS-087-024		2. Survey Name: McGee Street Historic Resources Survey 2017	
3. County: JACKSON		4. Address (Street No.): 1927-B	Street (name): McGee Street
5. City: Kansas City	Vicinity <input type="checkbox"/>	6. Lat / Long: 39.08910 -94.579993	7. Township/Range/Section: T: R: S:
8. Historic name (if known):		9. Present/other name (if known):	
10. Ownership: <input type="checkbox"/> Private <input type="checkbox"/> Public		11a. Historic use (if known):	11b. Current use:

HISTORICAL INFORMATION

12. Construction date: 2016 c.	15. Architect:	18. Previously surveyed? <input type="checkbox"/> Cite survey name in box 22 cont. (page 3)
13. Significant date/period	16. Builder/contractor:	19. On National Register? <input type="checkbox"/> individual <input type="checkbox"/> district Cite nomination name in box 22 cont. (page 3)
14. Area(s) of significance:	17. Original or significant owner:	20. National Register eligible? <input type="checkbox"/> individually eligible <input type="checkbox"/> district potential <input type="checkbox"/> C <input checked="" type="checkbox"/> NC <input checked="" type="checkbox"/> not eligible <input type="checkbox"/> not determined
21. History and significance on continuation page. <input type="checkbox"/>		22. Sources of information on continuation page. <input type="checkbox"/>

ARCHITECTURAL INFORMATION

23. Category of property: <input type="checkbox"/> building <input type="checkbox"/> site <input type="checkbox"/> structure <input type="checkbox"/> object	30. Roof material:	37. Windows: <input type="checkbox"/> historic <input type="checkbox"/> replacement Pane arrangement:
24. Vernacular or property type:	31. Chimney placement: N/A	38. Acreage (rural) Visible from public road? <input type="checkbox"/>
25. Style:	32. Structural system:	39. Changes (describe in box 41 cont.): <input type="checkbox"/> Addition(s) Date(s): <input type="checkbox"/> Altered Date(s): <input type="checkbox"/> Moved Date(s): <input type="checkbox"/> Other Date(s):
26. Plan shape	33. Exterior wall cladding:	Endangered by:
27. No. of stories:	34. Foundation material	
28. No. of bays (1st floor):	35. Basement type:	40. No. of outbuildings (describe in box 40 cont.):
29. Roof type:	36. Front porch type/placement:	41. Further description of building features and associated resources on continuation page. <input type="checkbox"/>

OTHER

42. Current owner/address: RKBK 1927 LLC 815 Kansas City MO 64108	43. Form prepared by (name and org.): Rosin Preservation, LLC Sophie Roark 1712 Holmes Kansas City, MO 64108 816-472-4950 sophie@rosinpreservation.com	44. Survey date:
		45. Date of revisions:

FOR SHPO USE

Date entered in inventory:	Level of survey <input type="checkbox"/> reconnaissance <input checked="" type="checkbox"/> intensive	Additional research needed? <input type="checkbox"/> yes <input type="checkbox"/> no
National Register Status: <input type="checkbox"/> listed <input type="checkbox"/> in listed district Name: <input type="checkbox"/> pending listing <input type="checkbox"/> eligible (individually) <input type="checkbox"/> eligible (district) <input type="checkbox"/> not eligible <input type="checkbox"/> not determined		Other:

Date(s):



Survey number: JA-AS-068-024

Address: 1927-B

McGee Street

Page 2

LOCATION MAP (include north arrow)

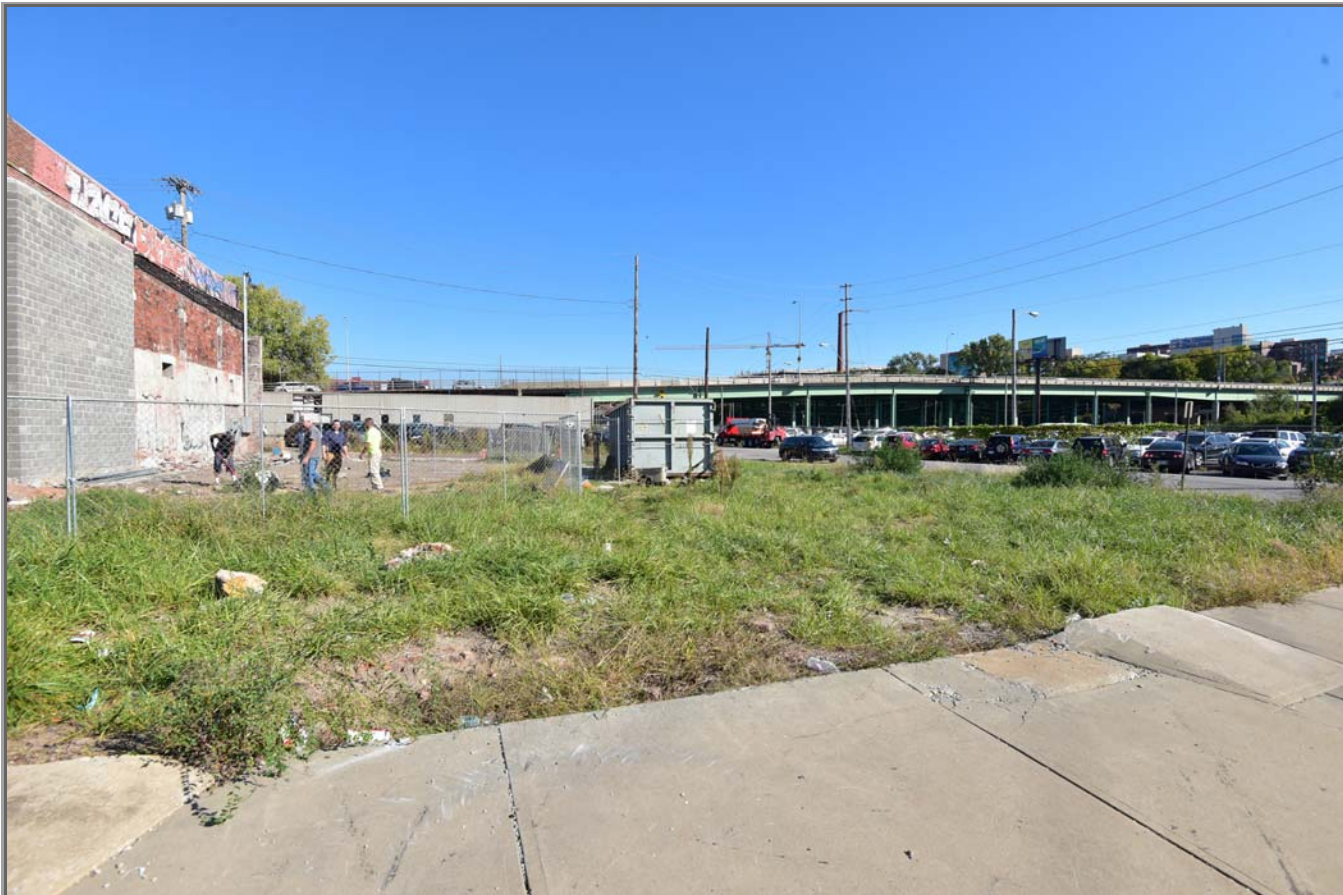


SITE MAP/PLAN (include north arrow)



PHOTOGRAPH

Photographer Brad Finch, f-stop Photography	Date:	Description:
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ADDITIONAL INFORMATION

21. (cont.) History and significance. Expand box as necessary, or add continuation pages.

This resource is a non-historic vacant lot that is not related to the context of the surrounding resources. It is less than fifty years of age and is not eligible for listing in the National Register, either as an individual resources or as part of a historic district.

22. (cont.) Sources of information. Expand box as necessary, or add continuation pages.

40. (cont.) Description of environment and outbuildings. Expand box as necessary, or add continuation pages.

41. (cont.) Description of primary resourc. Expand box as necessary, or add continuation pages.

This vacant lot previously contained a commercail building that was demolished circa 2016.