**1 NAME**

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<tr>
<td>Name</td>
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**2 LOCATION**

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**3 CLASSIFICATION**

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<tr>
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**5 LOCATION OF LEGAL DESCRIPTION**

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**6 REPRESENTATION IN EXISTING SURVEYS**

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(continued)
The North Lansing Historic Commercial District of Lansing, Michigan represents a once bustling commercial and industrial center situated along the 100 and 300 blocks of East Grand River Avenue (formerly Franklin Street), the 1200 blocks of Turner Street and a portion of the 1100 block of Race Street (formerly the Mill-Race). The district includes fifty structures; six of which are considered intrusions* because of their inconsistency with the historic nature of the district. The structures within the district are of a second and third generation construction in North Lansing.

Development in North Lansing began on the east side of the Grand River just south of the district, with the erection of Colonel John W. Burchard's log cabin in 1843. Burchard died the following year and his home was subsequently enlarged and converted into a hotel—initially called the Seymour House, then the Franklin House, and finally the Franklin Terrace. Soon after, small wooden frame stores opened up on Grand River Avenue (Franklin Street), along with several grist mills and small foundries, and a woolen mill adjacent to the Mill Race. Several major fires (1866, 1871 and 1879) destroyed all structures but the most sturdy brick buildings in North Lansing. Those remaining are from a diverse array of architectural periods forming a small, but distinctive commercial and industrial community.

Various architectural styles exemplified within the district include the Italianate Commercial of the mid-1860's and late 1880's (206 Grand River Avenue and 1207 Turner Street), the Romanesque Revival (202-204 Grand River Avenue), and a stock, functional commercial style of local origin (1238 Turner Street and 120 E. Grand River Avenue).

The structures comprising the North Lansing Historic Commercial District characterize the contemporary styles of mid-western small town development. As most were constructed by local contractors, few records were kept concerning the architects or builders and that information is now unknown. All buildings are of brick construction, unless otherwise noted; and much of it was supplied by Beale Brick Yard, a North Lansing industry located five blocks east of the district on Grand River Avenue (Old Franklin Street). The buildings are structurally sound and functional.

Construction of historically significant structures occurred from the mid-1860's through the mid-1920's, while newer structures (1920-1950) are listed as intrusions. Ground levels in most cases (exceptions shall be noted later) and all interiors have been altered. The buildings are generally two story structures, the first story being a "store front," with either apartments or offices on the upper level.

The district has been arranged into thirteen linear blocks. Block names were determined by historical significance, building name, name plate, or corner store description. The blocks are generally contiguous, but not necessarily uniform in style. Blocks #8 and #12 are not cohesive, due to intrusions constructed on burnt-out sites.

(continued)

*Intrusions are 201, 216 and 319 E. Grand River and 1214, 1220-1222, and 1232 Turner Street, and a salvage yard located behind 1208-1212 Turner Street.
Michigan Inventory of Historic Resources
1976
State
Michigan History Division, Michigan Department of State
Lansing
Michigan
Block #1, Rouse-Bopp Block, 1132-1134 N. Washington (1910) is moderately representative of Georgian American style, with a broken masonry trim line and interesting brick work on the cornice. Around the corner at 102-104 Grand River Avenue and including 1136 Washington (1895) is an exceptionally fine example of Georgian American. Especially worthy of notice is the Eastlake-Romanesque wood cornice on a raised parapet. Number 106 (1895) also a Georgian American design but with Victorian influences seen in the off-center gabled parapet under which is a brick arch enclosing two half-circular ornamental windows; the cornice work on the gable is excellent. The Bopp Building, #108 (1893) is a mixture of Renaissance and Romanesque in stone and masonry with a semi-elliptical decorative arch. Number 110 (1917) is a one story functional commercial style, while #120 (1925) is a modest one story functional structure in a variant of the Italianate style.

Block #2, the Estes-Kyte Block on E. Grand River Avenue represents an interesting array of building types at the west end of the district. Built in 1917, Estes, at 101-105 has a contemporary metal facade masking the soft Neo-Classic commercial style representative of the 1920's. Number 109, which is also covered over, represented the American vernacular commercial style and has arched radiating voussoirs over the windows. Number 111-113 typifies the same era. Number 115-123 (1895) is of Neo-Romanesque design highlighted with a cast iron turret overlooking the river.

Block #3, the Rork Block, west of the river on the south side of E. Grand River Avenue provides North Lansing with its finest building group in terms of unity and preservation from serious alteration. The Rork Building, 200-202 (1890) is of a well formed, stone-faced Romanesque Revival style. A central, cast iron gable occurs over a half round ornamental window both of which are above six Romanesque arched windows. Number 204 (1890) is a fine example of Victorian eclecticism with Romanesque detailing over the windows. Number 206 (1867) reflects the vernacular use of Italianate commercial style and has a unique combination of castellation, arches, and lintels over the windows. Number 208 a less ornate, three story building of Italianate commercial style has an addition in the rear, built in 1929.

Block #4, the Cady-Glassbrook Ruins at 1131 and 1131½ Race Street are the remains of a once busy cast iron foundry and machinist shop. Portions of this building were originally built in the 1850's and rebuilt in 1890 over the same site. With its varied roof lines and built of a common sort of brick, it has a slight likeness to an Italian villa in character. Renovation of number 1131 has left it substantially altered, while number 1131½ is in a state of deterioration. The mill race which ran beside these buildings can be found beside the basement of 1131.

(continued)
Block #5, the Affeldt-Preuss Block on the north side of Grand River Avenue also possesses a variety of architectural features. The Affeldt Building, #303-305, originally built in 1890 by Fred Affeldt and rebuilt by his son, John, in 1924, reflects their European background in the Dutch/German Renaissance design. A small central semi-elliptical parapet with a detailed double masonry trim line highlights this structure which has a heavy masonry/stone central entrance with a name and date stone above it. A mural begun in the fall of 1975 on the west face of the Affeldt Building has become a focal point of the entire district. Number 307-309 (1877) is of a Romanesque Revival style and has a full length block parapet and two large semi-circular, radiating arch voussoirs with a masonry keystone. The Preuss Building, #311 (1920) is typical of American vernacular design. The North Lansing Community Hall (the Old Lake Shore waiting room) at #313 (1914) represents Georgian American influence with its flattened masonry archway and keystone. From 1914 to the mid-sixties it was the home of the North Side Commercial Club.

Block #7, the Preuss-Reutter Block on the south side of Grand River Avenue is of two distinct architectural epochs. Numbers 302, 306 and 308 (built in 1923, 1924, and 1925 respectively) are characteristic of the non-descript American commercial style which prevailed during the building boom that followed World War I. Number 302 was extensively altered on the first level to a pseudo-colonial style and although 306 and 308 had been originally built in 1875 they were extensively rebuilt. Number 304, first built in 1865 is the oldest structure standing in North Lansing. With a style similar to number 208 in Block #3 it has detailed work over the window and below the cornice.

Block #8, the Downer Block on the north side of Grand River Avenue is named for the famed Downer Hall, located near 319, which had been a significant social gathering place from the late 19th century through the 1940's. Number 317 (1913) characterizes the functional commercial style of the turn of the century. Number 327 (1928) also is representative of the vernacular functional American building. Number 329 (1928) is a Neo-Classical bank building constructed on the site of an early commercial venture (Meades Market) in North Lansing. The present bank building is highlighted by a central semicircular double transom window under a nameplate, surrounded by pilasters rising to an ornamental pediment in the cornice.

Block #9, the Grand Hotel, (1913) at 401-403 Grand River Avenue, on the corner of Grand River Avenue and Center Street is one of the oldest hotels in the city in continuous use. On the eastern boundary of the district this three story Georgian-American styled structure has long been a landmark of North Lansing. Originally called "The Digby" it competed with two other hotels located on the adjacent corners.

(continued)
Block #10, the Pearls-Mill Block, on Turner Street is named for the site of Lansing's first flour mill (Pearls Mill, later called the Old Christian Breisch Mill). Numbers 1201-1203 (built in 1926) and 1205 (of 1900) are one story buildings of functional commercial design of marginal quality and have Romanesque style windows. Number 1207 (1895) is an Italianate commercial with interesting detail work under the cornices. Number 1209 (built in 1895) is also Italianate with similar cornice work plus ornamentation on the window lintels.

Block #11, the Union Block, on the west side of Turner Street is so called because of the total uniformity of 1213-1221, all built between 1877 and 1878. They are of an Italianate commercial style with simple design. Numbers 1217 and 1219 have the only remaining cast iron facades. These, on the first floor only, were forged at the Cady-Glassbrook Foundry (undocumented). The columns surrounding the main doors are supporting an extended, decorated floral lintel. The Union Block also has a ten-foot high, narrow door (1219A) which has similarly decorated lintels. Number 1223 (built in 1907) is characteristic of an early twentieth century multi-level (three and a half story) warehouse/factory design with three rows of fifteen semi-elliptical single sash windows on the open north side and large single sash windows in the front. The rear portion was added in 1951.

Block #12, the Dunham Block on the east side of Turner Street was the site of the old Dunham Hardware Store which occupied #1216-1218 from 1890 to the mid-thirties. Number 1208-1212 (built in 1905) is of functional Italianate style. The Dunham Building, number 1212-1218 (built in 1890), the finest specimen in the block, is a Romanesque Revival design combined with a double gabled parapet facade representative of the "boon-town" type of development. The heavy stone Romanesque arches over the center windows and the radiating arches with a keystone under the corner gables highlight this building. Numbers 1224-1226 (1911) is a masonry block constructed of lesser quality Romanesque Revival design, characterized by the work over the first floor windows. Colonial shutters on the windows of both stories have altered the building's appearance which had been reminiscent of an old frontier jail. Number 1232a (1916) is the remains of an old wood shed and is one of the only wood structures remaining in the district.

Block #13, the Grange Hall at 1250 Turner Street is the old State Grange Building (1880). This is a good example of a three story Italianate commercial design with the voussoirs and keystone common in many of the other North Lansing Italianate structures.
The North Lansing Historic Commercial District is inheritor of a once dynamic and fast-moving past which dates back to the mid-nineteenth century. It was born when the first parcels of land in Lansing were sold (in separate transactions) to three enterprising men in the late 1830's. By 1843 North Lansing had built its first industry, a saw-mill, and was well on its way to establishing itself as the commercial-industrial center of Lansing. Because of its early beginnings, North Lansing has the distinction of possessing more historic buildings than any other section in Lansing. The Historic Commercial District contains the greatest cluster of these structures.

The present Lansing was put on the map in the year 1836 when James Seymour purchased property in North Lansing, later to be known as Lower Town. The designation "Lower Town" was used to distinguish the north end settlement from the mushrooming cluster of cabins further south along the river. Where the Red Cedar emptied into the Grand there were some widely spaced shacks mid-way up the big bend. Others were situated on the west bank of the Grand, between East Allegan and Saginaw Streets. North Lansing's commercial expansion greatly influenced the settling of Upper Town and Middle Town.

In spite of the fact that James Seymour was never a permanent resident in Lansing, he developed the water power system on the Grand River in North Lansing, built saw mills and is considered the founder of the city. The first resident actually to settle in North Lansing was (Colonel) John W. Burchard, an attorney from Mason, who purchased land from Seymour on October 13, 1841. Burchard built the first log cabin in Lansing in 1843 and located it in the block near East Franklin Avenue (East Grand River Avenue) near Center Street. Later in 1843, Burchard built a dam across the Grand River and planned to construct a mill. He, unfortunately, never got a chance to build, for on April 7, 1844 while out inspecting a break in his dam, Burchard drowned in the turbid, spring, rain-swollen river.

James Turner was appointed administrator of Burchard's estate, and the property once again reverted to James Seymour who eventually built the mill Burchard had envisioned. With help from Joab Page and his son-in-law, Witney Smith, Seymour enlarged Burchard's old house in 1847 and converted it into Lansing's first hotel - "The Seymour House" which is located in the Preuss-Reutter Block.

An amusing anecdote concerning the Seymour House has it that the hotel was built in anticipation of accommodating the 1848 Michigan Legislature. Of course people thought this to be preposterous. Everyone knew Detroit was the capital city; why would the legislature need the accommodations of a Lansing hotel? While people were still trying to diagnose Seymour's seemingly sudden malady, the Honorable James Seymour was off lobbying in Detroit to have the capitol relocated---in Lansing! When the legislature (continued)
9 MAJOR BIBLIOGRAPHICAL REFERENCES

10 GEOGRAPHICAL DATA
ACREAGE OF NOMINATED PROPERTY 11
UTM REFERENCES

ZONE  EASTING  NORTHING
A 116  710011  640
B 116  710072  380
C 116  710034  370
D 116  710034  640

VERBAL BOUNDARY DESCRIPTION
The western border is from 120' N. of E. Grand River Avenue to 120' S. The southern border goes E. 445' then cuts S. 110' to head E. for 195' to include 1131 Race Street. The S. border angles N. to a point 735' E. of SW corner and 130' S. of E. Grand River Ave. continuing 290' E. before heading N. 145' and then E. 220'. The E. border is 120' long. The traverse runs W. behind the buildings on E. Grand River Ave. for 135' jutting N. to a point 150' W. of the NE corner and 95' N. of E. Grand River Ave. and then runs 250' W. to the RR tracks. The RR tracks are followed N.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE  CODE  COUNTY  CODE

11 FORM PREPARED BY
NAME / TITLE

ORGANIZATION Community Design Center DATE August 11, 1975
STREET & NUMBER 935 N. Washington Ave. TELEPHONE 482-0809 or 482-0800
CITY OR TOWN Lansing, Michigan (continued)

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION
THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL  STATE  LOCAL X

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

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

TITLE Dep. State Historic Preservation Officer DATE 3/20/76

FOR NPS USE ONLY
I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DIRECTOR, OFFICE OF ARCHAEOLOGY AND HISTORIC PRESERVATION

DATE 4/30/76

ATTEST:

KEEPER OF THE NATIONAL REGISTER

DATE 9/30/76
got wind of this foolish project, they had a hardy laugh. As a joke Lansing was nominated, fully expecting the nomination to be overridden in the next session—it wasn't. On March 16, 1847, Lansing was named as the seat of government for Michigan. The capitol building was built in Lansing the following year. Never again would people snicker at James Seymour's "pipe dreams."

Shortly after Lansing became the seat of government, North Lansing experienced a dramatic commercial and industrial surge. In 1847, the first of many manufacturing enterprises emerged. The more affluent businesses were the Seymour Saw Mills, the Cady-Glassbrook Foundry and Machine Works located on the Mill Race (Race St.) off of Franklin Avenue, the Old Pearl-Mills located on the northwest corner of Turner and E. Grand River, the Parmalee Woolen Mill which stood on the northwest corner of Turner Street and E. Grand River (in the Affeldt-Preuss Block); and "Meade's Market", a popular general store situated on the northwest corner of Center St. and E. Grand River Avenue (in the Downer Block).

"Meade's Market" was by far one of the more interesting sites in Old Lower Town. James L. Meade and his partner, John Robson, began business in 1851. The firm sold everything from molasses and clay pipes to ox yokes and spinning wheel accessories. The favorite mode of travel in the early years was an ox pulled wagon, the only animal that could negotiate the deep mud of the roads around Lansing. Therefore, ox yokes were in demand and Meade and his partner kept them constantly in stock.

In a 1921 edition of the State Journal the following account is given of the Old Meade Corner and its proprietor:

...the old building was one of Lansing's first store buildings built in 1854 when Lansing was designated as the Capitol of the State in 1847, James and Horatio Seymour, New Yorkers, selected Lansing as a prospect for business.
... The Seymour's sold the site and other property to James L. Meade, a character even in that day of characters...Meade was a tailor and made his own clothes and shoes. He handled everything from ox yokes to "Meade's Pills." Meade did a flourishing business until 1863 when he believed that the Confederate States, then at war with the North, would win, so Meade sold out to his three clerks. The Old Meade Store derived lucrative business from transients who arrived on stage from Detroit. In 1921, J. G. Reutter, former mayor, bought the building.

Down the block from Meade's store located on East Grand (Franklin Street) just east of the railroad tracks (shown on the commercial district map) was another establishment which attracted great multitudes of people—Downer Hall—the only public meeting place in North Lansing. It was built about 1860 by S. P. Downer and used for many years by the residents of North Lansing. The building stood until 1940 when it was razed by Gottieh Reutter to make way for his new store.

(continued)
By the early 1870's North Lansing was a thriving commercial-industrial community, saturated with a variety of enterprising businesses. In the Lansing State Republican newspaper on September 21, 1871, North Lansing's commercial interests were highlighted and described as containing: five shoe shops, three hardwares, seven groceries, eight dry goods, three tinshops, two drugstores, two ready-made clothing stores, two meat-markets, one print office, two photo galleries, one hotel, two taverns, three saloons, two bakeries, two breweries, one cigar mfg., three agricultural implement stores, two cooper shops, two insurances, two jewelry stores, one hub factory, two millinery, one law office, two real estate firms, one barber, one slaughterhouse, three brickyards, one seed drill mfg., two barrels and stave mfg., four wagon and carriage shops, four blacksmith shops, twelve shingle mills, one iron-foundry (made iron fronts for bldgs. and Thresher), one woolen mill (steam and water powered), one cabinet mfg., one planing mill, one sash and door mfg., two steam-pump mfg., two saw mills (one water powered, one steam-powered), one plaster mill, one grist mill and one wool work mfg.

The period from 1873 to 1874 was not prosperous for business because of a general depression in business throughout the country. In 1875 however, a great revival in building operations resulted in the erection of about 230 structures in Lansing, 27 of which were business buildings. Two of the more prominent businesses built were Meade's flour mill and chair factory and A. N. Hart's flour mill, each being situated in North Lansing.

A business depression was not the only foe Lansing had to battle; early in April of 1875 there occurred a memorable flood of the Grand River which caused immense destruction of property. Samuel Durant gives the following account of the flood in his History of Ingham and Eaton Counties, Michigan:

...the stream spread over all the low bottom lands, and immense quantities of drift-wood mingled with ice-jam which swept down the valley bearing destruction in its course.

An immense ice-gorge formed above the city, and there was an accumulation of logs and drift-wood which foreboded disastrous results. About 11 o'clock a.m. this gorge gave way and came with terrific force down the stream. The bridges on Michigan Avenue and Shiawassee and Saginaw Streets quickly went down before the rubbish which swept against them and then followed the wooden structure on Franklin Street in North Lansing, though it resisted the pressure for a half hour, during which the people anxiously watched the increasing accumulation of rubbish and the rising waters which stood level above the top of the dam.

Shortly after the flood of 1875, erratic fires with their acrid clouds of smoke hung over North Lansing, foreboding the gradual decline of this area as the business center of Lansing. Fires were not uncommon to North Lansing, but by far the most serious one occurred on the 26th of September, 1877, when nearly an acre burned down. The property destroyed included Hart's flour mill (damages estimated at $50,000); Parmalee
and Company's Woolen Mill ($33,000), Scofield's Saw Mill ($6,000); the foundry of Cady-Glassbrook & Co. ($4,000), and an ice-house ($500). Besides these losses a large number of buildings on Center and Franklin Streets were greatly damaged, as were the stock piles of twenty businesses. About 100 persons were thrown out of employment, and the business of North Lansing sustained a heavy blow.

As other portions of Lansing (i.e., Upper Town and Middle Town) began attracting more people and business, North Lansing became isolated from the main-stream of Lansing's lifeline. By the early 1900's the feeling of "isolationism" was so strong that residents defiantly began shouting the slogan, "North Lansing Against the World!" Today old "Lower Town" is but a shadowy remnant of a once commercial-industrial dynamo. Although the shrill clatter and metallic grinding of awesome machinery is no longer heard, memories and a handful of old buildings remain as monuments to North Lansing's cultural and economic heritage.

The mural on the northeast corner of East Grand River Avenue and Turner Street has come to symbolize a movement to revitalize the North Lansing Historic Commercial District. Sponsored by the North Lansing Community Association, and designed by Jane Charland, the wall painting depicts several of Lansing's older homes. It is intended to be enriched by the addition of three-dimensional porches and will highlight a small public park on that corner. The mural became a project of civic interest and its preliminary dedication in October 1975 was commemorated by a North Lansing Community Associations Fun Fest at which many private individuals and public officials affirmed their commitment to the betterment and historic preservation of North Lansing.
City of Lansing. Street Map of Lansing Area. 1874.
Lansing Illustrated. Battle Creek, Michigan: Fox Illustrating Company, 1890.
10. for 475'. West 465' from that point the boundary drops S. 450' to a point in the middle of the Grand River which then continues west 430' to connect with the original NW corner.

11. John Kern/Historic Preservation Coordinator
Michigan History Division
Department of State
Lansing, Michigan 48918
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<td>Working Number</td>
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**TECHNICAL**

| Photos | 9 |
| Maps   | 2 |

**HISTORIAN**

Accept
E. Smith
4-23-76

**ARCHITECTURAL HISTORIAN**

Called 4/20/76 to ask for boundary justification in terms of what surrounds the district. Call from John Kern - surrounding area includes residential and depressed commercial post 1920. This is part of the old commercial area. Application is for grant funds of $400,000 for street improvements.

**REVIEW UNIT CHIEF**

Accept
Cole
4-23-76

**OTHER**

**HAER**

Inventory
Review

**ARCHEOLOGIST**

**KEEPER**

Accept
4-30-76

**National Register Write-up**

Send-back

Federal Register Entry | 6-1-76
Re-submit

Entered | APR 30 1976

**INT\:2106-74**

United States Department of the Interior National Park Service WASO No. 7
UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY PHOTOGRAPH FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- ENCLOSURE WITH PHOTOGRAPH

1 NAME
HISTORIC North Lansing Historic Commercial District
AND/OR COMMON North Lansing Historic Commercial District

2 LOCATION
CITY TOWN Lansing
VICINITY OF
COUNTY Ingham
STATE Michigan

3 PHOTO REFERENCE
PHOTO CREDIT Ben Saltzman
DATE OF PHOTO January, 1976
NEGATIVE FILED AT Michigan History Division

4 IDENTIFICATION
DESCRIBE VIEW, DIRECTION, ETC. IF DISTRICT, GIVE BUILDING NAME & STREET
PHOTO NO. 1
1. Rouse-Bopp Block, E. Grand River Avenue, North facade
UNIVERSAL STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY PHOTOGRAPH FORM

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VICINITY OF

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STATE
Michigan

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Ben Saltzman

DATE OF PHOTO
January, 1976

NEGATIVE FILED AT
Michigan History Division

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DESCRIBE VIEW, DIRECTION, ETC. IF DISTRICT, GIVE BUILDING NAME & STREET

PHOTO NO.
3 4 9

NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY PHOTOGRAPH FORM

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AND/OR COMMON North Lansing Historic Commercial District

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CITY, TOWN Lansing VICINITY OF
COUNTY Ingham STATE Michigan

3 PHOTO REFERENCE
PHOTO CREDIT Ben Saltzman
DATE OF PHOTO January, 1976
NEGATIVE FILED AT Michigan History Division

4 IDENTIFICATION
DESCRIBE VIEW, DIRECTION, ETC. IF DISTRICT, GIVE BUILDING NAME & STREET

11. Union Block, Turner Street. East facade
NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY PHOTOGRAPH FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- ENCLOSE WITH PHOTOGRAPH.

1 NAME
HISTORIC North Lansing Historic Commercial District
AND/OR COMMON North Lansing Historic Commercial District

2 LOCATION
CITY, TOWN Lansing VICOINITY OF
COUNTY Ingham STATE Michigan

3 PHOTO REFERENCE
PHOTO CREDIT Ben Saltzman
DATE OF PHOTO January, 1976
NEGATIVE FILED AT Michigan History Division

4 IDENTIFICATION
DESCRIBE VIEW, DIRECTION, ETC. IF DISTRICT, GIVE BUILDING NAME & STREET

5. Affeldt-Preuss Block, E. Grand River Avenue. South and west facades.
1. **NAME**
   - HISTORIC: North Lansing Historic Commercial District
   - AND/OR COMMON: North Lansing Historic Commercial District

2. **LOCATION**
   - CITY, TOWN: Lansing
   - VICINITY OF: __________
   - COUNTY: Ingham
   - STATE: Michigan

3. **PHOTO REFERENCE**
   - PHOTO CREDIT: Ben Saltzman
   - DATE OF PHOTO: January 1976

   **NEGATIVE FILED AT**: Michigan History Division

4. **IDENTIFICATION**
   - DESCRIBE VIEW, DIRECTION, ETC. IF DISTRICT, GIVE BUILDING NAME & STREET
   - 11. Union Block, Detail of east facade.
## 1 NAME

HISTORIC  North Lansing Historic Commercial District

AND/OR COMMON  North Lansing Historic Commercial District

## 2 LOCATION

CITY, TOWN  Lansing

VICINITY OF

COUNTY  Ingham

STATE  Michigan

## 3 PHOTO REFERENCE

PHOTO CREDIT  Ben Saltzman

DATE OF PHOTO  January, 1976

NEGATIVE FILED AT  Michigan History Division

## 4 IDENTIFICATION

DESCRIBE VIEW, DIRECTION, ETC. IF DISTRICT, GIVE BUILDING NAME & STREET

7.  Preuss-Reutter Block, E. Grand River Avenue, Detail of North facade.
1. NAME
   NORTH LANSING HISTORIC COMMERCIAL DISTRICT

2. LOCATION
   CITY, TOWN: Lansing
   VICINITY OF: __________
   COUNTY: Ingham
   STATE: Michigan

3. PHOTO REFERENCE
   PHOTO CREDIT: Ben Saltzman
   DATE OF PHOTO: January 1976
   NEGATIVE FILED AT: Michigan History Division

4. IDENTIFICATION
   PHOTO NO.: 8

8. Downer Block, E. Grand River and Center Street, South and east facades.
NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY PHOTOGRAPH FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- ENCLOSE WITH PHOTOGRAPH

1 NAME
HISTORIC
North Lansing Historic Commercial District
AND/OR COMMON
North Lansing Historic Commercial District

2 LOCATION
CITY, TOWN
Lansing
VICINITY OF
COUNTY
Ingham
STATE
Michigan

3 PHOTO REFERENCE
PHOTO CREDIT
Ben Saltzman
DATE OF PHOTO
January, 1976
NEGATIVE FILED AT
Michigan History Division

4 IDENTIFICATION
DESCRIBE VIEW, DIRECTION, ETC. IF DISTRICT, GIVE BUILDING NAME & STREET

9. Grand Hotel, E. Grand River Avenue, and Center Street. South and west facades.
**NAME**

HISTORIC: North Lansing Historic Commercial District

AND/OR COMMON: North Lansing Historic Commercial District

**LOCATION**

CITY, TOWN: Lansing

VICINITY OF:__

COUNTY: Ingham

STATE: Michigan

**MAP REFERENCE**

SOURCE: United States Geological Survey

SCALE: 1:24000

DATE: 1965 (photorevised 1973)

**REQUIREMENTS**

TO BE INCLUDED ON ALL MAPS:

1. PROPERTY BOUNDARIES
2. NORTH ARROW
3. UTM REFERENCES
**Form No. 10-301**
(Rev. 10-74)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY MAP FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- ENCLOSE WITH MAP

<table>
<thead>
<tr>
<th>1 NAME</th>
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<tr>
<td>HISTORIC: North Lansing Historic Commercial District</td>
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<tr>
<td>AND-OR COMMON: North Lansing Historic Commercial District</td>
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<table>
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<tr>
<th>2 LOCATION</th>
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<tbody>
<tr>
<td>CITY, TOWN: Lansing</td>
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<tr>
<td>VICINITY OF:</td>
</tr>
<tr>
<td>COUNTY: Ingham</td>
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<tr>
<td>STATE: Michigan</td>
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</tbody>
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<table>
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<tr>
<th>3 MAP REFERENCE</th>
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<tbody>
<tr>
<td>SOURCE: Sketch map</td>
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<tr>
<td>SCALE: none</td>
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<tr>
<td>DATE: January 1976</td>
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<tr>
<td>Name</td>
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<td>------------------</td>
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<tr>
<td>Farwell Building</td>
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<tr>
<td>North Lansing Historic Commercial District</td>
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</tbody>
</table>

Also Notified

- Hon. Philip A. Hart
- Hon. Robert P. Griffin
- Hon. Charles C. Diggs, Jr.
- Hon. M. Robert Carr
- Regional Director, Mid-West Region

State Historic Preservation Officer
Dr. Martha Bigelow
Director
Michigan History Division
Department of State
Lansing, Michigan 48918
March 29, 1976

Mr. Robert Rettig
Acting Keeper of the National Register
Room 3209
1100 L Street, N.W.
Washington, D.C. 20005

Dear Mr. Rettig:

Enclosed is a National Register nomination for your consideration: The North Lansing Historic Commercial District, Lansing, Michigan.

I request that you take steps to expedite review of this nomination so that its properties can be listed on Michigan's apportionment warrant for Fiscal Year 1977.

Thank you for your consideration.

Sincerely,

[Signature]

Martha M. Bigelow
Director, Michigan History Division
and
State Historic Preservation Officer

MMB/JK/cw
APPORTIONMENT
WARRANT
NOMINATION
### Federal Assistance

**Type of Action:**
- [ ] Preapplication
- [x] Application

**Applicant's Name:**
- Michigan History Division

**Organization Unit:**
- Department of State

**State:**
- Lansing

**Title of Applicant's Project:**
- North Lansing Historic Commercial District

**Area of Project Impact:**
- Lansing (County)

**Estimated Number of Persons Benefiting:**
- 8 million

**Proposed Funding:**
- Federal: $100,000

**Congressional Districts of:**
- State of Michigan

**Congressional Districts of Applicant:**
- Lansing

**Federal Agency to Receive Request:**

**Remarks Added:**
- No

**Type of Applicant/Recipient:**
- State

**Type of Assistance:**
- Historic Preservation

**Type of Application:**
- Federal

**Type of Assistance Required:**
- Historic Preservation

**Type of Organization:**
- State

**Type of Recipient:**
- State

**FEDERAL $100,000**

**FEDERAL AGENCY TO RECEIVE REQUEST:**
- Dept. of Interior, Heritage Cons. & Rec. Service, Wash., D.C. 20240

**AGENCY NAME:**
- Department of the Interior

**Organizational Unit:**
- Heritage Conservation and Recreation Service

**Administrative Office:**
- Grants Administration Div.

**Address:**
- 440 G Street, NW, Washington, D.C. 20243

**Action Taken:**
- Approved

**FEDERAL AGENCY A-95 ACTION:**
- Approved

---

**Section II: Certification**

**Applicant:**
- Martha M. Bigelow

**Signature:**
- [Signature]

**Date Signed:**
- 1978 10 26

**Remarks Added:**
- No

**FEDERAL AGENCY A-95 ACTION:**
- Approved
SECTION IV-REMARKS (Please reference the proper item number from Sections I, II or III, if applicable)

APPROVED

Signature

Date DEC 26 1978
**NR Data Sheet**

**NAME:** North Lansing Historic Commercial District

**LOCATION:**
- **LANSING**
- **MICHIGAN**

**OWNER OF PROPERTY:**
- **PRIVATE**

**ADMINISTRATOR:**
- **NPS REGION:** M. ATLANTIC MID ATLANTIC SOUTHEAST MIDWEST

**FEATURES:**
- **INTERIOR**
  - Substantially intact - 1
  - Unknown - 4
  - Not applicable - 7
- **EXTERIOR**
  - Substantially intact - 2
  - Unknown - 5
  - Not applicable - 8
- **CONDITION**
  - Excellent
  - Substantially intact
  - Unknown

**ACCESS:**
- Yes-restricted
- Yes-unrestricted

**WITHIN NATIONAL REGISTER HISTORIC DISTRICT?**
- Yes
- No

**ADAPTIVE USE:**
- Yes
- No

**FUNCTION(S):**
- Commercial
- Entertainment

**SIGNIFICANCE:**
- Archaeology Prehistoric
- Archaeology Historic
- Agriculture
- Architecture
- Architecture Prehistoric
- Archaeology
- Commerce
- Communications
- Conservation
- Economics
- Education
- Engineering
- Government
- Industry
- Law/Gov't/Politics
- Landscape Architecture
- Literature
- Music
- Philosophy
- Religion
- Social/Humanitarian
- Science
- Social/Recreation
- Transportation
- Urban & Community Planning

Claims:
- "first?" Yes
- "oldest?" Yes
- "only?" Yes

**DATE:** April 30, 1975

**Reviewer INITIALS:**

**NR DOE:**

**STATE:**
- **COUNTY:**
- **CONGRESSIONAL DISTRICT:** 6th
- **COUNTY CODE:** Ingham 005.
ARCHITECTURAL STYLE: Thalassiot Commercial, Romanesque Revival
architect/m.builder: engineer:
landscape/garden designer: artist/artisan: Jane Charland
interior decorator: builder/contractor: some mural

ETHNIC GROUP:

NAMES: personal
(label role & appropriate date)

events institutional

DATES: DATE OF CONSTRUCTION (Specific date or 1/4 of century): mid-1860s--mid-1920s
DATE(S) OF "MAJOR" ALTERATIONS: 1875 flooding; 1927 main fire
HISTORICALLY SIGNIFICANT DATE(S): Naming of Lansing Capital, 1847

SOURCE: [OF NOMINATION] PRIVATE STATE LOCAL GOV'T MUNICIPAL COUNTY
OTHER FEDERAL AGENCY:

ACREAGE: (to nearest tenth of an acre) 11

COMMENTS: (include architectural information here)

Commercial district of the significant buildings, mainly brick. Interiors with included upper floors, notable for the beautifully preserved Revak Block (1867, 1890) with Thalassiot and Romanesque Revival styling; the Yellen Block (1873-1874) of unified Thalassiot commercial styling with cast-iron 1-story arcades; and the Afflinit-
Pierce Block, with the Dutch-Renaissance style of the Afflinit Building (1890-1924) with full-arched terra-cotta mural (1925) and adjacent Romanesque Revival structure (1877). Also developed rapidly as industrial and commercial center following naming of Lansing as capital, 1837. Significant flooding and fire caused during the late 1830s; district contains greater number of historic buildings.

SIGNIFICANCE: (maximum two sentences)