

Plymouth Historic District Study



Illustration by: Jane Martin

A Proposal to Create the "Plymouth Kellogg Park Historic District"

Presented to the City Commission
March 7, 1994

City of Plymouth
201 S. Main Street
Plymouth MI 48170



City of Plymouth

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February 25, 1994

Members of the City Commission
City of Plymouth
201 S. Main Street
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Dear Commissioners:

On January 12, 1994, the Historic District Study Commission (HDSC) presented a draft copy of its recommendations regarding the creation of a "Plymouth Kellogg Park Historic District" to the City's Planning Commission for their consideration and review. In addition, on February 2, 1994, the HDSC held a public hearing to collect additional input regarding the proposal. Comments from the Planning Commission and from those who attended the public hearing were generally quite positive.

On February 23, 1994, the HDSC met and approved the attached final report which contains two sections: (1) the background material and supportive documentation prepared by our consultant, Historic Preservation, and used to establish district boundaries; and, (2) a copy of the proposed Historic District Ordinance modeled after Michigan's enabling legislation and prepared with the assistance of the City's planning consultant, Carlisle and Associates.

The Historic District Study Commission recommends that the City Commission create the "Plymouth Kellogg Park Historic District" by adopting the historic district ordinance and the district boundaries contained in their report. HDSC members will be available at the regular Commission meeting scheduled for March 7, 1994 to answer questions you may have regarding their work.

Sincerely,

Douglas A. Miller
Chairman
Historic District Study Commission

Historic District Study Commission

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"Plymouth Kellogg Park Historic District"

Background Information and Supportive Documentation

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PLYMOUTH HISTORIC DISTRICT STUDY



HISTORIC PRESERVATION

BETTS CHISHOLM/LYNNE B. WEIR

MARYGRACE YORK

1994

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ACKNOWLEDGEMENTS

The consultants wish to thank the City of Plymouth and a special thanks to Doug Miller, mayor, for supervising this study. His enthusiasm, along with his organizational skills, allowed the study to progress smoothly. Without exception, everyone we contacted was more than willing to answer our inquiries or direct us to sources that could. Special thanks also needs to be expressed to the City of Plymouth staff: Judy Zirblis, assessment coordinator; Steve Walters, city manager; Steve Guile, DDA director; Myra Gentry, secretary; Carol Stone, purchasing agent; Linda Langmesser, city clerk; Jim Penn, building inspector; and Ron Lowe, city attorney.

It was a pleasure to work with the Historic District Study Committee whose vision enabled this project to become a reality - Larry Chute, Jan Foster, Helen Gilbert, Stella Greene, Rex Harvey, Doug Miller, Mark Oppat, Gary Stone, and Jack Wilcox. We also wish to acknowledge the following for their guidance: Don Wortman, planning consultant; Beth Stewart and the staff at the Plymouth Historical Museum; the staff of the Dunning-Hough Library; Diane Ullman of Smith, Hinchman, Grylls; Doug Pokinghorn, Detroit Edison; Spalding, Dedecker & Associates; and Patti Beck, St. John's historian.

A special thank you is extended to many long-time residents of Plymouth who contributed a wealth of information filling in the missing links between the past and the present. Without them, the scope and depth of this project would have suffered. Thank you for taking time from your busy schedules to contribute: Helen Gilbert, Jack Wilcox, Jim Jabara, Betty Barbour, Fred and Bill Beitner, John Gaffield, and many others who were involved and took time to answer our inquiries.

Finally, we wish to express our appreciation to Eric McDonald, Bob Christensen, and Laura Ashlee of the preservation section of the Bureau of History, Lansing, MI, for reviewing the research data and offering their professional opinions.

PURPOSE AND SCOPE OF THE PROJECT

The purpose of the project was to conduct intensive level research within City of Plymouth's DDA in order to determine the feasibility of a historic district. In order to make that determination, an inventory sheet was completed for each building in the study area. The form included the following information: a photograph of the property, a correct address, the property's function, an architectural classification and description, a history of the property which included information from maps, city directories, title searches, tax rolls, assessor's records, and other relevant sources. Finally, the significance of the

structure and a statement defining its contribution to the study area was included. The DDA area consists of one hundred and twenty properties that were surveyed. Of that total number: ninety-seven are commercial, seventeen are residential, three are municipal, two are cultural, and one is religious.

Once the research affirmed that a historic district was feasible, the scope of the project included: delineating the historic district boundaries, assessing the integrity of the structures within the district to determine their status as contributing or noncontributing to the district based on Section 3.1 (c) of the Local Historic Districts Act (1970 P.A. 169, as amended) which states, "In evaluating the significance of historic resources, the committee shall be guided by the selection criteria for evaluation issued by the United States Secretary of the Interior for inclusion of resources in the National Register of Historic Places, as set forth in 36 C.F.R. part 60...". The proposed Plymouth Historic District consists of fifty-four structures and one open space. Forty-one of the fifty-five properties, or seventy-five percent of the properties, contribute to the district.

OVERVIEW: HISTORY OF PLYMOUTH, MICHIGAN

Plymouth, Michigan is situated twenty-three miles northwest of Detroit's City Hall, and fourteen miles northeast of Ann Arbor in southeastern Michigan. Located in Wayne County, the 2.27 square mile city has a population of 9,650 (1990 census.) Most of the first settlers came from New England via New York about 1823 but the Michigan Territory became much more accessible with the opening of the Erie Canal in 1825. William Starkweather bought eighty acres in 1825 under the Land Act of 1820, and thus, the settlement that was then called "town one south, range eight east" began. His choice of a site for his lean-to, the location of the present Mayflower Hotel, has influenced the growth of the village as it emanated from that point. "Podunk" was the name given to the intersection of Ann Arbor Trail and Main Street, the center of early activity and an important crossroads throughout Plymouth's history.

Henry B. Holbrook platted the village in 1837, and the village incorporated in 1867. One hundred years later, the Lord Mayor of Plymouth, England accepted an invitation to help celebrate Plymouth, Michigan's Centennial. A Michigan Historic Site located between City Hall and the Dunning-Hough library commemorates the event.

The topography of the area is generally flat and was well suited for the early settlers who were farmers looking for good farm land. South Main Street as it proceeds north rises slightly and reaches its highest point at Church Street, where the

Presbyterian Church is located. This hill was a spiritual site for the Potawatomis and other local Indians -- a place for ceremonies and an Indian burial ground. Just west of Plymouth, terrain is more hilly and more heavily treed. It was here that a natural amphitheater was found and a shell built by the townspeople to showcase the prestigious Plymouth Symphony Orchestra during the summers of the late 1950's.

The Middle Rouge River runs from the northern edge of the city and continues through the eastern border. It was at this northern border that many of the mills were located in the 1800's to take advantage of the water power. Henry Ford bought four of these mills in the 1920's to form his "village plants." The water power was utilized in the manufacture of small automobile parts.

Since some of the first settlers had come from an area around the Plymouth Rock in Massachusetts, they named their new community, "Plymouth" because they thought it had a patriotic and historical ring to it. The green village of New England was the ideal that was carried with the settlers to Michigan. This settlement pattern, farms surrounding a common green, promoted the feeling of community and provided a gathering place. The orthogonal grid pattern that surrounds the green creates a configuration of aligned rectangular blocks. This grid pattern influenced the shape of the individual lots and the shape of the individual buildings with a boxlike rectangular house being commonplace.

Many of Plymouth's earliest settlers were farmers whose main crop was wheat. Their first priorities were obtaining food and shelter. Consequently, many saw, grain and fanning mills began operating in the 1840's to serve the community's growing needs. They were all located north of the town, close to the river. Nettie Dibble, in her book, History of Plymouth, states that "there were seven grist mills and six saw mills in the Township of Plymouth, all doing a thriving business."

The settlement grew as a stop along the Indian trails which followed the Rouge River from Detroit. Tonquish Creek, a branch of the Rouge, meandered through town, close to the Starkweather cabin. Part of the creek was covered in 1938 because it had become a health hazard. Eight stagecoach stops a day helped the village prosper as goods and people were transported from Detroit and stopped in Plymouth on their way to points north and west. The Pere Marquette railroads, (north/south and east/west) arrived in 1871 to intersect the city. Plymouth was an active railroad center. By 1916, more than 100 residents worked for the Pere Marquette Railroad; the busy railway center contained a roundhouse maintenance and repair facility. The present expressways (I-275 and I-96) intersect just north and east of the city, making Plymouth as desirable a location for industry in the 1980's and 1990's as it was in the past.

The jewel of Plymouth, the envy of neighboring cities, is Kellogg Park, a triangular park in the center of the city. Originally called "Village Green", it was given to the city by John Kellogg sometime before 1867, according to one source. It has been a magnet for social activity from the beginning. Farmers brought their produce here. Carnivals performed. Community bands utilized the bandstand. In recent years, Kellogg Park has been host to Arts Festivals, the Fall Festival, Music in the Park Series, and the Ice Sculpture Spectacular held every January. The park is a valuable asset. It has indeed promoted a feeling of community!

Naming the town "Plymouth" has also influenced the choice of architecture throughout its history. Prominent civic buildings in the central business district are of the Classical Revival style. Schrader's Funeral Home (1917), The National Bank of Detroit (1920), Dunning-Hough Library (1953), the Plymouth City Hall (1963), and the First Federal of Michigan Bank (1963), are just a few examples. Ionic columns are ubiquitous. Even the naming of the city's landmark hotel, the "Mayflower" reflects the heritage inspired by the name "Plymouth". The hotel's telephone number ends in 1620, the year the Pilgrims landed.

The business block (South Main Street, from Ann Arbor Trail to Penniman Avenue), has been an important location since the 1840's. Because of two disastrous fires in 1856 and 1893, it has been called the "Phoenix Block", ever rising from the ashes. The two brick buildings (322-336 South Main Street) were built after the 1893 fire. Historically significant, they are of a Classical Revival style with a Palladian inspired window on the second floor facade.

Two enduring institutions located in Plymouth's central business district are Schrader's Funeral Home and the Mayflower Hotel, founded in 1917 and 1927 respectively. The Schrader Funeral Home at 280 South Main Street, began as a combination furniture/funeral home founded by Nelson and Fred Schrader. Schrader's began about the time that funerals were being held in mortuaries rather than in the home of the deceased. In 1978, the building was renovated; an addition and large parking lot were completed. The facade is now of a Classical Revival style. The two story pedimented portico with Ionic columns is the focal point of the building. A full width open porch with wrought iron columns is part of the later renovation.

The venerable Mayflower Hotel was built in 1927 due to the efforts of local Chamber of Commerce leaders who raised the \$209,000 needed to build the structure. The three story hotel is one of only a few hotels in the country to survive the depression, operating continuously throughout its history. Ralph G. Lorenz, the hotel's long time owner, was a creative wheeler and dealer who came up with new ideas to market his hotel and

the city. The Mayflower Hotel was the first hotel locally to offer a free television in every room. Lorenz, known as "Mr. Plymouth", was responsible for bringing many of the festivals and happenings that occur in the adjoining Kellogg Park. Since Plymouth had a very active and influential Women's Christian Temperance Union, the city remained "dry" until 1960. The Mayflower circumvented the dry ordinance by forming the "Round Table." This private club, within the hotel, was the only commercial place in the city where the serving of alcohol was permitted.

The Daisy Manufacturing Company, maker of toy air rifles, was a key to the growth of Plymouth. Before changing to the production of air rifles in 1895, Daisy manufactured metal windmills under the name, Plymouth Iron Windmill Company. The company had planned to offer a free air rifle to any farmer who bought one of their windmills. When the air rifles became a huge success, the manufacture of windmills was dropped. From 1900 to 1958, when Daisy left to relocate in Arkansas, Plymouth was known as "the air rifle capital of the world."

One of Daisy's founders, Michael Conner, established his hardware business in 1857. He built the structure still occupying the corner of Penniman Avenue and South Main Streets to house his hardware store in 1898. In 1904 and 1926, he built two adjoining buildings, still standing. These three buildings anchor a key corner; they are architecturally and historically significant. Michael Conner was a very active civic and business leader. Besides owning and operating his hardware store, he was Director of the School Board, President of the Village, and instrumental in many civic causes -- in negotiations for the Pere Marquette Railroad to operate through Plymouth, responsible for the purchase of Riverside Cemetery, and president of the Plymouth Iron Windmill Company, the forerunner of Daisy Manufacturing Company. He was also president of the Dramatic Club and for twenty-five years he was the leader of the Plymouth Community Band. The Community Band, which began in Conner's Hardware Store, is an active band today. It is the Community Band which is featured in the summer's "Music in the Park Series."

Henry Baker, another founder of the Daisy Manufacturing Company, built his Second Empire house (233 South Main Street) in 1875 in what was then considered the most prestigious and fashionable area of town. Listed in the National Register of Historic Places, the building is beautifully restored. It has now been converted to commercial use.

Alter Auto Company, established in 1916, employed fifty people, but folded just before World War I. Union Street, from Penniman Avenue north to Central Street, represents the simple, vernacular housing, where the men lived who worked at the Alter and Daisy plants and at Ford's "village plants." These "village plants"

were all built between 1900 and 1920. The majority of these houses were also built during that same period.

The 1920's saw a building surge throughout this study area as the economy of Plymouth and the nation boomed. The crash of 1929 and the ensuing depression put a halt to building except for a few government projects, such as the United States Post Office at 860 Penniman Avenue. This Classical Revival building was designed by Wyatt O. Hendrick and completed in 1936. A rear addition was made in 1958. The large mural on the building's interior wall was commissioned by the Treasury Department as a Works Progress Administration project. The mural, named "Plymouth Trail" was painted by the artist, Carlos Lopez. The theme of this art treasure is the development of mail delivery and the U.S. Postal System. The mural is a fresco, a water based paint called tempera, painted on wet plaster. Plymouth is fortunate to have a mural by such an illustrious and well known artist as Carlos Lopez whose work is exhibited in the Detroit Institute of Arts, the Whitney Museum in New York City and the Register of Deeds Building in Washington D.C.

Burroughs Adding Machine Company arrived in 1938 and employed 150 people. Merging with Sperry Corporation, it evolved into Unisys. In the 1960's, it employed 5,000 people. At present, Unisys is involved in the production of computers and employs 1500 people. When Daisy Manufacturing Company left Plymouth in 1958, there was much concern about the economic future of the city. Their worries were unfounded, however, as other industries have chosen to locate here. Adistra, a marketing support corporation, bought the former Daisy plant and moved its offices from Southfield in 1961; it currently employs 350 people. Ford's Sheldon Road plant employs 6400 people. Other plants, including General Motors have added to the industrial growth of the area.

There was some building during the early 1940's. For example, in 1941 the Penn Theater was built in the Art Deco Style at 760 Penniman Avenue. The building has a stepped roofline on its front facade. Opening on December 4, 1942, the theater's first movie was "Our Man in Havana." But it wasn't until after World War II that the pent-up demand for development resulted in a building surge along Ann Arbor Trail, west of South Main Street. Beitner's Jewelry Store, at 904 Ann Arbor Trail, (1957) is representative of that period.

During the 1970's and 1980's downtown experienced a resurgence of new construction. A large expanse of the study area, west of South Main Street and south of Penniman Avenue, is comprised of two shopping malls (Westchester Square and Forest Place.) They are non-contributing because of their age (1978 and 1979.) Bank branches and hospital medical centers (Henry Ford Medical Center and Arbor Health Building) arrived in the 1980's, reinforcing the viability of Plymouth's central business district.

The two intersections across from the park are as important today as they were in the 1880's. The Markham-Wilcox house at 676 Penniman Avenue, facing the park, is one of only a few houses in the study area still in residential use. Built in 1901, its Queen Anne style exhibits the exuberance and vitality of that period. It is an important historic backdrop to the park. The house is significant not only for its architecture, but also for its first occupant, William "Phil" Markham, who invented the first air rifle, and produced it at his Markham Manufacturing Company. (Hudson, p.81)

Plymouth's location has been ideal from the earliest days of the Indian Trails along the Middle Rouge River through the stagecoach and trolley eras. The railroad lines and the expressways of today have continued to make Plymouth an ideal location. Although urban sprawl has occurred in surrounding areas, Plymouth has managed to retain its small town identity. The "village green", Kellogg Park, has played an integral role in maintaining that identity.

HISTORIC DISTRICT BOUNDARIES

The delineation of the district boundaries includes the greatest concentration of historic buildings that continue to possess a significant degree of integrity within Plymouth's DDA. The area is approximately forty-five acres. Large expanses of parking facilities and newer construction were omitted from the district because of their nonhistoric status. In order for a structure to be considered historic, it must be at least fifty years old. This excluded the 800 and 900 blocks of West Ann Arbor Trail and all of Forest Avenue between West Ann Arbor Trail and Wing Street. Two significant buildings, the City Hall and the Dunning-Hough library, were omitted because of their age.

A significant structure in the DDA that could not be included in the district, because it is located too far from any contributing structures, is the brick Art Deco gas station at 584 South Main Street. It is a relatively well-preserved example of an early twentieth century gas station and auto service facility, a once-common resource that is becoming increasingly rare.

The proposed Plymouth Historic District as delineated today comprises an area of approximately seventeen acres and incorporates within its boundaries a section of Henry B. Holbrook's original 1837 plat of the village. Included within its boundaries are fifty-four buildings (one listed on the National Register of Historic Places), and one open park. Of the fifty-four buildings, forty-three are commercial, eight are residential and three are community/cultural. Several of Plymouth's finest high style residential architecture are in the district -- The Baker House (233 South Main Street), The Markham-Wilcox House

(676 Penniman Avenue), the Thomas Patterson House (218 South Main Street), and 249 South Main Street. Also, three gable-front houses on South Union Street (Nos. 270, 276, and 284) represent a vernacular house type built by local builder John Patterson.

Kellogg Park is the historic anchor and showpiece of the district. It frames the commercial block to the west with buildings dating from 1893 as well as later commercial building to the north and south. To the east, it serves as a dramatic backdrop for the Markham-Wilcox house.

The ingress into the district from the west is marked by a distinct visual change from a completely residential area to a retail, commercial area. Entering the district from the south, the visual demarcation is less dramatic moving from newer businesses to an older commercial mix. To enter the district from the east, the combination of commercial and residential give way to strictly commercial properties. From the north ingress, the district includes a mix of older residential properties converted to commercial use and newer commercial structures.

Plymouth Historic District's strength is the variety of visual experiences provided by the many styles of commercial and residential architecture that are present, graphically documenting the area's evolution, growth and continuous use -- from the Second Empire Baker House built in 1875 to the 1893 Main Street commercial block and its neighbor across the street -- The Conner Block built in three stages beginning in 1898. Examples of outstanding early twentieth century structures include: the 1901 Markham-Wilcox House, the 1920 Plymouth United Savings Bank (now National Bank of Detroit), and the 1927 Mayflower Hotel.

Regulation of properties within the district will be by a local ordinance, based on the State of Michigan enabling legislation.

RECOMMENDATIONS

This study was limited to Plymouth's DDA but many areas of the city are rich in historic resources that need to be inventoried and appropriate measures taken to ensure their historic heritage. A continued preservation effort should include:

- * A survey of both sides of Main Street north to the Pere Marquette railroad tracks

- * A survey of both sides of Penniman from Harvey west to Evergreen

- * A survey of Union north to Church

- * A survey of the west side of Harvey from West Ann Arbor

Trail to Church

* A survey of both sides of Church from South Main to Penniman

* A survey of historic commercial buildings such as Adistra Corporation (originally the Plymouth Iron Windmill factory, then the Daisy Rifle Company)

* A survey of the Markham Air Rifle Company building

* A survey of Old Village which is rich in both commercial and residential architecture

This is not a complete list but includes areas observed by the consultants deemed to be worthy of further research.

Plymouth has taken a positive preservation posture in planning for its historic resources which will ensure their continued contribution as visual landmarks and local historic treasures.

A map of the proposed historic district is located on the following page.

INTENSIVE-LEVEL STUDY SHEETS

Please note that different spellings of names on study sheets are not typing errors. These spellings were taken directly from historic documents and although they reflect inaccuracies, they are noted as they appeared in those sources.



HISTORIC NAME

OTHER NAMES

Kellogg Park

ADDRESS

Bounded by Penniman Avenue on the north, West Ann Arbor Trail on the south, and South Main Street on the west.

HISTORIC FUNCTION

CURRENT FUNCTION

OWNERSHIP

ARCHITECTURAL CLASSIFICATION

	Main Building	Other buildings/features
FOUNDATION		
WALLS		
ROOF		
OTHER		

DESCRIPTION Kellogg Park's boundaries consist of major downtown thoroughfares -- Penniman Avenue, West Ann Arbor Trail, and South Main Street. Located on the original plat of the Village of Plymouth by Henry B. Holbrook in 1837, Kellogg Park continues to be a social gathering place for community events such as concerts, Fall Festival, and art shows.

Original footpaths, since paved with bricks, divide the wedge-shaped parcel 1.4 acres into five sections. Four sections forms the larger triangle and the much smaller fifth section of the is separated by Union Street which was extended to West Ann Arbor Trail in 1974. This area, in front of the Markham-Wilcox House (676 Penniman), is distinguished by two war memorials. According to Jack Wilcox, Sidney Strong, village manager, designed the park's configuration. In 1934 the boulder known as Plymouth Rock was moved from the Northville separation to Kellogg Park where it

was placed on a concrete base. Two bronze plaques honoring soldiers of the Spanish-American War and World War I were dedicated on Memorial Day, 1934 by the VFW Ex-servicemen's Club, Mayflower Post 6695. The plaque was later enlarged to honor World War II soldiers who gave their lives for their country. A 1989 granite memorial designed by Simpson Granite Works of Detroit, Michigan, commemorating soldiers of both the Korean and the Vietnam Wars was dedicated on July 4, 1989.

To celebrate the city's incorporation as a village in 1867, the Plymouth Garden Club donated funds in 1967 for the purchase of twenty-two gas lamps to be installed in the park. Just a few years later Mirella Schrader spearheaded an effort to restore the park. At this time a war memorial donated by the Bradner family in 1917 commemorating the Plymouth Sons who offered their lives in the War Between the States was moved to a lot in Riverside cemetery that was donated by Perry Richwine to the City of Plymouth. Plymouth Rock was moved to the east end of the park and the fountain donated by the Plymouth Rotary Club is maintained by funds from the club. The fountain was dedicated in 1969 for the beautification of Kellogg Park.

On the site of the park's former band shell, a stately four-faced clock mounted on a stone foundation and encircled by a wrought-iron fence was installed in 1986. The clock was a gift to the city from Harold and Geneva Guenther in memory of their son Peter who died in 1985. Harold Guenther, a former Plymouth mayor, was born in Sheridan, Wyoming, July 31, 1910 and died in Plymouth, Michigan on September 8, 1993.

Kellogg Park's most recent addition is a 1993 marker donated by the State Bar of Michigan and the Suburban Bar Association of Western Wayne County in honor of the infamous 1886 "Rose of Aberlone" court case in which it was decided that because of a mutual mistake affecting the substance of the transaction that had been made, Hiram Walker had a right to rescind his contract with T.C. Sherwood (896 Penniman.) It is a classic contract law case that has been studied by law students ever since. Controversy over criteria for continuing to add markers and monuments to the park is an issue that is currently being debated by local citizens.

The park is mostly planted with maple trees and pine trees that were added after 1858, two years after the fire on Main Street directly across from the Kellogg Park. Silas Farmer noted in 1890 "One of the beauties of Plymouth is the park of two acres in triangular shape, bounded by Sutton (renamed Penniman in 1910), Ann Arbor and Main Streets. It contains a dense forest of maple and spruce trees which were set out in 1858."

HISTORY Maps: Sanborn, 1893 - Central Park; 1899, same; 1909, same with band stand; 1914, Kellogg Park, bandstand; 1918, same -

no bandstand.

Title Search: 1828, Wm Starkweather to Timothy Lyon; 1829, Lyon to Benajah Holbrook, Jr.; 1835, Holbrook to Edward Brooks; 1835, Brooks to John Kellogg; 1836, Alexander Grant and Laura Grant to John Winterton; 1842, Winterton to Steven Bullock; 1846, Bullock to John Geer; 1846, Geer to David Conner; 1846, Conner to Peter Fralick; 1854, Fralick to Peter Hendricks; 1858, Hendricks to Robert Hunter; 1865, Hunter to Orson Gibson; 1866, Gibson to Henry Cortrite; 1868, Cortrite to John Kinyon; 1868, Kinyon to Washington Bennett; 1903, Caroline M. Bennett to the Village of Plymouth.

John Kellogg, for whom the park is named, was born in Westfield, Massachusetts, in 1786, and died in Plymouth in 1871. Having sold his hotel and warehouse business in Palmyra, New York, John and Eleanor Faurote Kellogg and their seven children arrived in Plymouth in 1832. By 1835 John Kellogg had acquired 212 acres of prime Plymouth land -- most of it was William Starkweather's original tract of land, (Hudson, Sam. History of Plymouth, Michigan, p.31.)

Neither the houses that Kellogg built on West Ann Arbor Trail are extant -- the one for himself (site of the Christian Science Church) nor the one he built for his daughter, Mrs. John Fuller (site of the Mayflower Hotel.)

John Kellogg was a local entrepreneur but was not one to seek office. He built the Plymouth Hotel on the northwest corner of South Main Street and West Ann Arbor Trail and a potash and soap factory "east of Main Street."

Kellogg Park has been a natural gathering site for social, political and community activities. Since it was known as the Village Green, summer concerts have been held here, soldiers mustered for the Civil War on this triangle, and local citizens gathered to hear news of many wars on this spot. The Fall Festival, an annual event held every September since 1960. The Ice Spectacular is a January tradition.

Title of Kellogg Park to the City of Plymouth is clouded and three theories are proposed. First, in 1962, Edward Draugelis, then city attorney wrote the following conclusion from his investigation "the conclusion one draws... is that the land now known as Kellogg Park was purchased along with other acreage about 1843 by Mr. Kellogg, and that some time prior to 1867, by a conveyance not of record, John Kellogg granted the triangular piece now known as Kellogg Park to the city." The second opinion is that John Kellogg and his heirs let the settlers use the triangular plot for public gatherings over so long a period without protest that it became public property by common consent. The consultants offer a third option after title searching the

property at Wayne County. It appears that in 1903, Caroline M. Bennett conveyed this parcel of land to the Village of Plymouth. Whichever theory is accurate there is no doubt that John Kellogg and his heirs owned this property at one time.

DATE OF CONSTRUCTION on 1837 village plat
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Open Spaces/Parks

SIGNIFICANCE STATEMENT Kellogg Park is the historic anchor of the downtown area and the proposed historic district. It has been the stage for the community's social life for over 150 years. It is Plymouth's jewel and creates a respite for all who work and shop downtown. The park contributes as an open space to the historic fabric of the City of Plymouth.

BIBLIOGRAPHY



HISTORIC NAME Jewell and Blaich Hall
OTHER NAMES Jack's Corner Bookstore/Dave's Train Shop and Hobbies
ADDRESS 583-585 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Brick commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Tar and gravel	
OTHER		

DESCRIPTION The two story brick building is a two-part commercial block structure that reflects two different types of usages in the same building. Typical of late 19th and early 20th century commercial buildings, a retail store or other public service would occupy the first story while more private facilities such as meeting rooms, offices, hotels or boarding rooms would inhabit the second story.

HISTORY City Directories: 1927, no listing; 1931, Jewell and Blaich Hall - dance hall on second floor; 1935, Same-Plymouth Lodge # 238 (Knights of Pythias), Ex-servicemen's club, Pythian Sisters Temple, Ladies of the Maccabees; 1938, Jewell and Blaich Hall, same and Ottawa Tribe #7, Seventh Day Adventist Church; 1943, Dean Hall, The Daisy Association, Dean F. Saxton.

Jewell and Blaich constructed the building in 1928 and lost it in the Depression of 1929. Dean Saxton bought the building from a

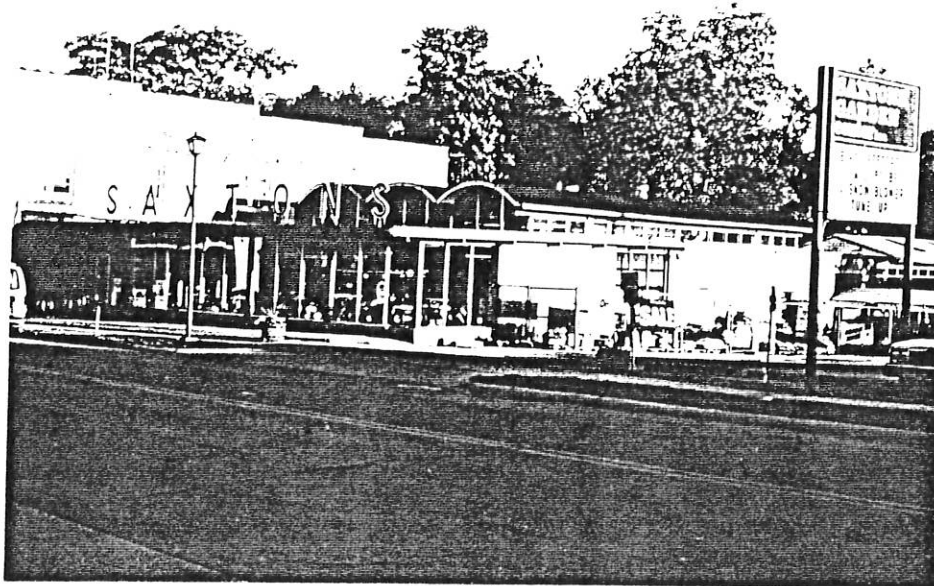
bank in 1937 and operated his farm supply store downstairs and the family lived upstairs. In 1960 Dean Saxton built the one story awning addition to the west and enclosed that section in 1965. His son Bill Saxton continues to run the business today.

DATE OF CONSTRUCTION Assessors: 1926
ORIGINAL OWNER Built by Roy Jewell and Carl Blaich.

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This commercial brick building stands as one of the very few structures built in the late 1920's. It contributes to the historic district.

BIBLIOGRAPHY Bill Saxton. Phone interview 10-18-1993.



HISTORIC NAME

OTHER NAMES Saxton's Garden Center
ADDRESS 587 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION This one story brick commercial structure features arched glass windows on the front facade. It was an expansion of the Saxton Garden Center from its original site in the Jewell and Blaich building.

HISTORY City Directories: 1927, Jewell Blaich and McCardle electric supplies; 1931, same; 1935, Jewell and Blaich - plumbers; 1938, Plymouth Feed Store; 1943, same and Saxton Farm Supply Stores.

Maps: Sanborn, 1893 - one story frame house, rectangular commercial building; 1899, same; 1909, same buildings; 1914, rectangular building, blacksmith; 1918, same.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829, Lyon to Benajah Holbrook; 1835, Holbrook to Edward Brooks; 1835, Brooks to John Kellogg; 1883, Sharlotte Outhwaite to Henry Wills; 1925, (Lot 712), Henry Wills to Leroy C. Jewell and Carl C.

Blaich and Thomas McCardle; 1939, (Lot 711) Charles V. Merit to Victor G. Rouse; 1943, Detroit Trust Company to Dean F. Saxon (Lot 712); 1946 (Lot711) Victor G. Rouse to Dean F. Saxon; 1943, Robert D. Willoughby to Lyman L. Ball.

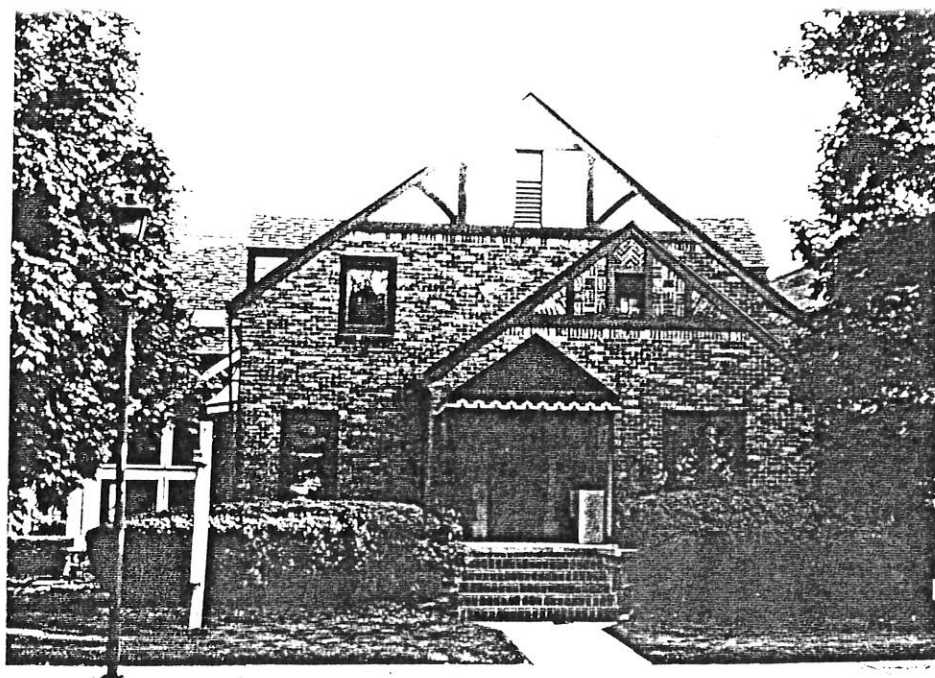
Tax Rolls: 1920, Mrs. Henry Wills - \$1,200; 1924, Jewell, Blaich and McCardle -\$1,500.00; 1960 and enclosed in 1965.

DATE OF CONSTRUCTION	Assessors: 1960; enclosed 1965.
ORIGINAL OWNER	Dean Saxton

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME Dr. Luther Peck House
OTHER NAMES
ADDRESS 711 West Ann Arbor Trail/711 Deer Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Tudor Revival

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This brick two story Tudor revival house features half timbering in the gable eaves and in the gabled roof dormer.

HISTORY City Directories: 1927, Luther Peck, physician; 1931, same; 1935, same; 1938, same; 711 1/2, same.

Maps: Sanborn, 1914, two story house.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829, Lyon to B. Holbrook; 1835, Holbrook to Edward Brooks; 1835, Brooks to John Kellogg; 1886, estate of James T. Ash to Hannah Jane Ash; 1889, estate of Hannah Ash to Charles Miller; 1920, estate of Charles Miller to Luther Peck; 1970, Thelma Peck Lloyd to James M. Jabara.

Tax Rolls: 1904, Charles Miller - house and two lots - \$3,800; 1910, Charles Miller estate - house and lot, \$3,800; 1915, Mrs. Charles Miller - house and lot, \$3,200; 1920, Luther Peck -

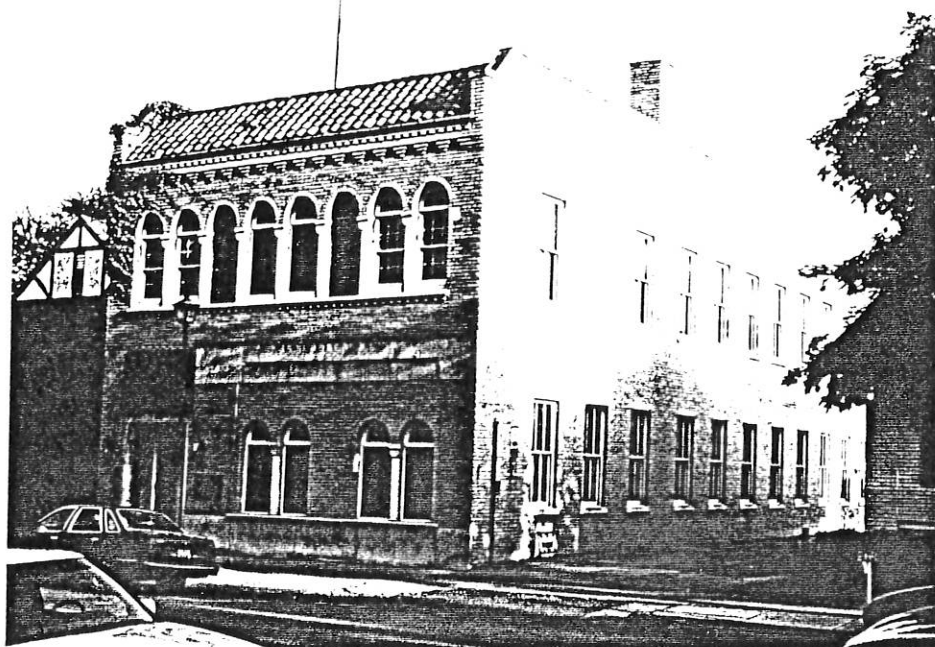
\$5,400; 1924, Dr. Luther Peck - \$7,000.

This house was Dr. Peck's second residence on West Ann Arbor Trail. His other house (demolished) was located at the southeast corner of Deer Street and West Ann Arbor Trail which is now the site of Saxton's parking lot.

DATE OF CONSTRUCTION Assessors: circa 1920; remodeled 1965
ORIGINAL OWNER Dr. Luther Peck was born April 18, 1880 in Monson, Mass., a son of Carlos and Ellen Sedgwick Peck. He came to Plymouth as a physician in 1904. He died at his home, 711 West Ann Arbor Trail, in 1963. Funeral services were conducted at Schrader Funeral Home, 280 South Main Street, with entombment in the Riverside Mausoleum.

HISTORICAL SIGNIFICANCE Architecture
SIGNIFICANCE STATEMENT This building contributes to the historic district.

BIBLIOGRAPHY Death Notice. Clipping not identified by date or publication.



HISTORIC NAME Bell Telephone Company
 OTHER NAMES RKB, Ltd. Management Consultants
 ADDRESS 729 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Renaissance Revival

	Main Building	Other buildings/features
FOUNDATION	Block and brick	
WALLS	Brick	
ROOF	pent roof-clay tile/ flat roof-tar and gravel	
OTHER		

DESCRIPTION Situated directly across from Kellogg Park, the richly decorated front facade of the two story historic brick Bell Telephone Company Building features a band of eight round-arched second story bays further enhanced by engaged piers establishing a strong horizontal emphasis. Six bays enframe rectangular multilight double-hung sash windows crowned with segmented multilight elliptical windows following the contour of the brick arches. Two of the arched bays are bricked, dividing the second-story facade into three pairs of windows. A tile pent roof references a Renaissance Revival influence popular during the 1920's. Other decorative treatments such as the corbeled brickwork below the tile pent roof and a denticulated cornice line further enhance and define the front facade of the rectangular building built on a block and brick foundation with a tar and gravel roof. A single row of corbeled brick above a stringcourse line delineates the first and second stories. The first story window treatment is identical in shape and scale to the second story fenestration. The recessed main entry on the

east end of the front facade is flanked by light fixtures. Both stories of the side facades are simply punctuated with three over three double hung sash windows. A coping stone treatment surmounts the side and back facades.

HISTORY City Directories: 1927, Michigan Bell; 1931, same; 1935, same; 1938, same; 1943, same.

Maps: Sanborn, 1914 - one-and-one-half story house; 1918, same.

Title Search: 1915, Charlotte Bird to Verne Rowley; 1926 (Lot706) Verne Rowley to Michigan Bell Telephone.

Tax Rolls: 1920, Verne Rowley - \$1,500; 1924, Verne Rowley - \$1,500.

The building was designed by Smith, Hinchman and Grylls of Detroit. The building was dedicated on May 18, 1926, and the cornerstone laid that day by Roy Crow, Bell Telephone manager, and Harry Robinson, Village president. The ground floor of the building was occupied by business offices in the front and the plant office and equipment in the rear. The central offices, operators' rooms and the dining room were located on the second floor. The building with equipment cost \$190,000.

DATE OF CONSTRUCTION	Assessors: 1926; remodeled 1983.
ORIGINAL OWNER	Bell Telephone Company

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This well-preserved commercial building contributes to the architectural heritage and the historic district of Plymouth. It stands as one of the exemplary Bell Telephone building designed by the nationally prominent firm of Smith, Hinchman & Grylls who designed many Bell buildings throughout Michigan including the one located on Central Avenue in Holland. Other local commissions, to list only a sampling, included the Buhl (1925), Penobscot (1928) and Union Trust (1929) Buildings, the Country Club of Detroit (1925), the J. L. Hudson Building (1924-1929), Joe Louis Arena (1979), and the Metropolitan Airport Terminal (1966.) Having been constructed between two World Wars and before the Depression which brought a virtual halt to commercial development, this extant structure is a visual landmark of an era of ornate commercial building that is no longer duplicated.

BIBLIOGRAPHY Plymouth Historical Museum. Vertical Files.
Smith, Hinchman & Grylls. Diane Ullman.



HISTORIC NAME
OTHER NAMES Park Building
ADDRESS 747 West Ann Arbor Trail

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Arts-and-Crafts bungalow

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Clapboard/brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one story clapboard side-gable bungalow with a gable roof dormer built on a block foundation is a typical example of the Arts and Crafts style of architecture. The wide overhanging eaves as well as the dormer display knee-brace brackets. A pent roof above the three-sided east bay window exemplifies another typical feature, exposed rafters. The front brick section appears to be an enclosure of an original open porch. Multilight windows are original to the house.

HISTORY City Directories: 1927, Dewey M. Berdan; 1931, Mrs. Addie Slade; 1935, Morris F. Stone; 1938, same; 1943, Rice & Rice, chiropractors.

Maps: 1918, one story house.

Title Search: 1900, Gertrude S. Kenyon to Charlotte Rathburn Bird; 1915, Charlotte Bird to Dewey M. Berdan; 1927, Dewey M. Berdan to Herbert L. Berdan; 1940, Blanche E. Berdan to Edwin A.

Rice.

Tax Rolls: 1910, Mrs. Charlotte Rathburn - house and lot, \$1,200; 1915, Dewey Berdan - house and lot, \$1,000; 1920, Dewey Berdan - \$4,800; 1924, Dewey Berdan - \$4,800;

DATE OF CONSTRUCTION Assessors: circa 1930; remodeled 1976
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This well-maintained Arts-and-Crafts bungalow makes a significant architectural and historical contribution to the character of the historic district. This style of architecture was particularly well suited to city lots and offered the most house for the least amount of money which accounts for its tremendous popularity throughout the nation when urban areas were rapidly expanding.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Box Bar

ADDRESS 763-777 West Ann Arbor Trail

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Brick contemporary

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Concrete block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION This one story ell-shaped concrete block structure has a flat roof. The front facade is treated with fieldstone and the north portion of the side facades are also treated with fieldstone and decorative half-timbering. Below a steeply pitch mansard roof, the narrow front facade is balanced by a side recessed entry and three panels of plate glass with decorative signage. Wrought iron fencing, attractive landscaping, and a lamp post complete the commercial property.

HISTORY City Directories: 1927, 763-Mrs. Reka Mining; 1931, same; 1935, same; 1938, same; 1943, same.

Maps: Sanborn, 1914 (763) - two story house; 1918, same.

Title Search: 1911, Wm. F. Markham to Charles Mining; 1946, estate of Reeka Mining to Theodore C. Box.

Tax Rolls: 1899, W. F. Markham - \$2,800 (former house that has

since been demolished) 1904, W. F. Markham, house and lot - \$3,000; 1910, W. F. Markham - house and lot, \$3,000; 1915, Charles Mining -\$3,000; 1920, Charles Mining - \$5,500; 1924, Reka Mining - \$5,500

DATE OF CONSTRUCTION Assessors: circa 1940; remodeled 1986
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This structure is noncontributing to the historic district.

BIBLIOGRAPHY Hudson, Sam. Pictures of Plymouth, p.14.



HISTORIC NAME Art's Standard Service
 OTHER NAMES Amoco Service Station
 ADDRESS 789 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Vacant
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Brick contemporary

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one story side gabled brick structure is a typical prototype of Amoco gasoline stations built across the nation. The two-bay service area is highlighted by a gable peak. Large rectangular expanses of plate glass allow for easy visibility. The station has been remodeled and updated.

HISTORY City Directories: 1927, Mrs. Elizabeth Wills; 1931, same; 1935, Viva W. Wills; 1938, no listing; 1943, Ernest A. Housman, filling station.

Maps: Sanborn, 1914 - two story house; 1918, same.

Title Search: 1898, First National Exchange Bank to George Wills; 1938, Viva W. Wills to Standard Oil Company. Tax Rolls: 1920, Mrs. George Wills - \$3,600; 1924, Mrs. George Wills - \$3,600.00.

DATE OF CONSTRUCTION Assessors: 1930; remodeled 1950

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT The gasoline station occupies a significant corner in the heart of downtown. It has lost its architectural integrity due to extensive alterations. It is, therefore, a noncontributing building to the historic district.

BIBLIOGRAPHY



HISTORIC NAME
 OTHER NAMES Mayflower Hotel
 ADDRESS 827 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Brick commercial block

	Main Building	Other buildings/features
FOUNDATION	Poured concrete	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The three story rectangular brick hotel is built on a poured concrete foundation and surmounted by a flat built up insulation roof. The colonial motif is displayed in the use of shutters flanking the second and third floor multilight rectangular windows in a varying pattern of single, double or triple groupings. A pedimented entry decorated with a brass eagle marks the central main entrance on Ann Arbor Trail. All of the first story columns dividing the store fronts originally displayed alternating courses of brick and stone like the ones facing South Main but the ones on West Ann Arbor Trail have been painted. The pent shingle roof is a later addition. The three story Mayflower II addition to the rear was constructed in 1982. It's symmetrical facade with a central gable surmounted by a cupola blends well with the original 1927 building.

HISTORY The three story brick hotel was the result of a community effort initiated by the Chamber of Commerce in February, 1926. The Chamber Committee, headed by E.C. Hough,



Mayflower Addition

brought in the Hockenbury System, Inc. of Harrisburg, PA, to assess the financing and assist in organizing the drive. By September, a sales organization of local citizens was assembled to sell stock to finance the project. The entire sum, \$209,000, was raised in six hours. In November, the Plymouth Hotel Corporation organized. Ground for the new hotel was broken April 25, 1927 and the hotel opened in November 17, 1927.

General Machine and Iron Works, Inc., Plymouth - fabricated and erected the structural steel for the hotel. Grenoble Hotels, Inc., which operated the establishment for a time, brought in S. W. Stearns from Macomb, Illinois, to be a resident manager. Dr. Luther Peck (711 West Ann Arbor Trail) was named the house physician.

On November 10, 1927, 200 stockholders and other citizens attended a dedicatory banquet held in the glittering Crystal Dining Room of the Mayflower Hotel. Music was provided by Doniel Patterson's orchestra; Father F.C. LeFevre delivered the invocation; William Wood and R.F. Valentine were the song leaders. George A. Smith, superintendent of schools, was among the speakers.

Charles H. Bennett, toastmaster, called the hotel opening the biggest and most important event in the history of Plymouth. In addition to Mr. Bennett, board members included John M. Larkins, E.K. Bennett, Fred Schrader, Ed Hough, Paul J. Wiedman, Carl G. Shear, Edson O. Huston (hardware on Penniman), Edward Gayde and Frank Rambo." (Hudson, Sam. The History of Plymouth, Michigan. p. 64.)

The hotel was built on a vacant site of the Fuller residence which burned in 1910. The lot, used by Czar Penny as a cow pasture, had been a lively carnival ground every Fourth of July. In March of 1939, Ralph G. Lorenz was named manager of the hotel. Lorenz remodeled the old Crystal Room into the Mayflower Dining Room with its paintings of Pilgrims arriving at Plymouth Rock. Also in 1939, Time magazine reported on the hotel serving 1,200 buffalo stew dinners. In 1954, Lorenz leased the hotel and in 1964 he became the sole owner as well as acquiring the Mayflower Meeting House (Tonquish Hall - 455 South Main Street.) Ralph G. Lorenz added the two restaurants to the hotel, the Steak House and the Crow's Nest. In 1986, Lorenz sold his interest in the hotel to his two sons, Scott and Randy, and a long-time business associate Creon Smith.

According to a Sam Hudson interview with Ralph G. Lorenz prior to 1976, every Michigan Governor for twenty-five years with the exception of Governor Osborn had been a guest at the Mayflower Hotel. Hollywood celebrities, Bob Cummings, Gary Merrill and Bette Davis were also hotel guests.

In January of 1982 the Mayflower II, south addition of the hotel, adding fifty-two rooms, opened in time for Super Bowl Sunday. The Mayflower II is considered to be the first Michigan Economic Development Corporation project built using air rights over public property. The EDC will hold the title to the Mayflower II until the tax free bonds are paid off, while Downriver Federal Savings holds the mortgage on the three-story hotel addition. Wiedman Lot remains the property of Plymouth but the Mayflower owner has the option to buy the lot from the city. The city leased the rights to the air space above the Wiedman Lot along with leasing him the ground which supports the pillars and car ramp.

Ron Wilson, president of Hotel Investment Services, Inc. took over the hotel from Randy and Scott Lorenz when they filed Chapter 11 action in January 1992.

City Directories: 1927, Mayflower Hotel under construction; 1931, Merchants Service Bureau, Plymouth Chamber of Commerce, Detroit Automobile Club, Western Union Telegraph Co; 1935, same but now listed as # 819; 1938, no listing; 1943, 821- Mayflower Tap Room.

Title Search: 1917, U.S. to Wm. Starkweather (Land Patent); 1828, Wm. Starkweather to Timothy Lyon; 1830, Lyon to Benajah Holbrook; 1835, Holbrook to Edward Brooks; 1836, Brooks to Robert D. Power; 1836, Power to Albert W. Halladay; 1846, Halladay to Thomas D. Winchester; 1849, Winchester to Jirah Hillman; 1849, Hillman to Joel and John Kellogg; 1851, Joel Kellogg to John Kellogg; 1898, John Kellogg to John Fuller; 1898, Fuller to Mrs. Lucinda K. Fuller; 1898, Fuller to Ada B. Johnson; 1898, Fuller to Hattie McGraw; 1905, Ada Johnson to Czar Penney; 1914, Ada Johnson to Nathaniel Grant Harriman; 1920, McGraw to Nathaniel Grant Harriman; 1919, Harriman to Clyde A. Bentley; 1920, Bentley to Wm. Ford; 1920, Bentley to Karl Hillmer; 1921, Ford to Paul J. Wiedman; 1927, Wiedman to Plymouth Community Hotel Company; 1937, Carrie Hillmer to John Kenter; 1937, Wiedman to the City of Plymouth; 1938, Wiedman to Alliance Life Insurance Company; 1938, Wiedman to D.M. Silkworth; 1947, Wiedman to the Plymouth Community Hotel Company.

Tax Rolls: 1920, Wm. Ford - \$6,000; 1924, no entry.

Ralph G. Lorenz was born in Dolina, Austria, August 11, 1910. The family immigrated to Plymouth after World War I because his father, Joseph Lorenz, secured a job at Daisy Air Rifle. Ralph G. Lorenz graduated from Plymouth High School in 1930 and continued his education at Eastern Michigan but did not graduate. In 1939 he became manager of the Mayflower Hotel which was in a state of bankruptcy. Over the next four years, he turned the hotel around and in 1954 he leased the hotel from the 154 local stockholders. Just ten years later, he acquired the property with complete stockholder approval. The Round Table Club, an

exclusive dinner club, started in 1960. Other business ventures included the remodelling of the Mayflower Meeting House, saving the Plymouth Community Federal Credit Union when Daisy Rifle left town in 1954, enticing a stock brokerage house to locate in Plymouth, organizing citizens to open a nationally chartered bank, and developing Lorenz Square. Although a controversial figure, many thought of him as "Mr. Plymouth." He died in November, 1992.

DATE OF CONSTRUCTION 1927
ORIGINAL OWNER Plymouth Community Hotel Company

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT The Mayflower contributes architecturally and commercially to the historic district and to the economic fabric of the City of Plymouth. The community's involvement in establishing the hotel and the significant location of the hotel, in the heart of downtown, mark its importance as a visual landmark to the City.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Plymouth Office Supply
ADDRESS 840 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Brick commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick commercial block features an enframed window treatment popular with the technology that allowed for large expanses of plate glass to be made. Built after World War II, as much of this stretch of West Ann Arbor Trail was, the building has been remodeled with a mansard inspired roof.

HISTORY City Directories: 1938, no listing; 1943, same. In the 1950's, it was Peterson Drugs.

Tax Rolls: 1924, no entry located.

Title Search: 1926, Frank Rambo to Edward Gayde, Wm. Pettingill, and John J. McLaren; 1940, John McLaren, Ralph J. Lorenz to Atlas Finance Corporation;

DATE OF CONSTRUCTION Assessors: 1940; remodeled 1989.
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This structure has lost its original architectural detailing and is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME
 OTHER NAMES Chris and Aurelia's Hallmark
 ADDRESS 852 West Ann Arbor Trail

HISTORIC FUNCTION
 CURRENT FUNCTION
 OWNERSHIP

ARCHITECTURAL CLASSIFICATION

	Main Building	Other buildings/features
FOUNDATION		
WALLS		
ROOF		
OTHER		

DESCRIPTION

HISTORY

DATE OF CONSTRUCTION
 ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Creative Framing/Native West/Brass Iron & Bed
ADDRESS 853-873 West Ann Arbor Trail

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	On ground concrete	
WALLS	Brick/block/modern synthetic siding	
ROOF	Composition	
OTHER		

DESCRIPTION The one story rectangular brick commercial structure is built on concrete with a composition roof. The commercial block is divided into three distinct bays with separate businesses in each. The large plate glass facades are typical of post World War II construction. The facade is unified by similar roof pediments and store signage of approximately the same shape and size. Modern synthetic siding with contrasting trim creates a pleasing stickwork ornamentation emphasizing the building's shape.

HISTORY City Directories: 1931, 853-Plymouth Motor Sales gas station; 1931, same; 1938, same; 1943, Swanson Super Service filling station.

Tax Rolls: 1924, no entry.

According to Bill Beitner (904 West Ann Arbor Trail) and supported by the City Directories, this commercial building was

not built until after WW II when the filling station and the Cloverdale buildings were demolished. Cloverdale moved to 447 Forest (now Dinersty.)

DATE OF CONSTRUCTION Assessors: circa 1930. The 1930's building was demolished.

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Although this commercial building is similar in style and scale to historic structures, it does not contribute to the historic district because it was built after 1943.

SIGNIFICANCE STATEMENT This building is noncontributing because of age.

BIBLIOGRAPHY Bill Beitner. Beitner's Jewelry - 904 West Ann Arbor Trail.



HISTORIC NAME

OTHER NAMES

ADDRESS 880-882 West Ann Arbor Trail

HISTORIC FUNCTION

CURRENT FUNCTION

OWNERSHIP

ARCHITECTURAL CLASSIFICATION

	Main Building	Other buildings/features
FOUNDATION		
WALLS		
ROOF		
OTHER		

DESCRIPTION

HISTORY

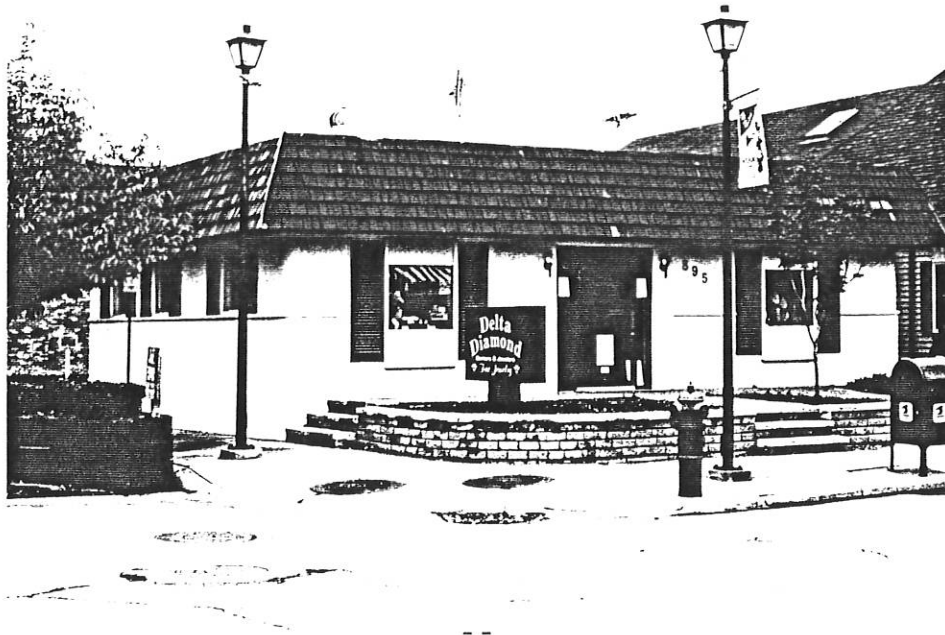
DATE OF CONSTRUCTION

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME Sam Dibble Building
OTHER NAMES Delta Diamond
ADDRESS 895 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Concrete block/stucco	
ROOF	Asphalt shingle/composition	
OTHER		

DESCRIPTION The one story stucco commercial block structure is built on a concrete block foundation with an asphalt shingle and composition roof. The central entrance is flanked by single light windows with shutters. The building has been modernized and the shingle pent roof appears to date from a later period.

HISTORY City Directories: 1938, no listing; 1943, C.L. Finlan & Sons, Harold J. Brisbois, physician.

Title Search: 1876, Alfred W. Chaffee to Jane McGraw; 1908, Jane McGraw to Homer McGraw; 1913, Homer McGraw to Samuel Campbell; 1921, Samuel E. Campbell to E. Fletcher Campbell; 1939, E. Fletcher to Herman W. Backhaus; 1939, Backhaus to Charles L. Finlan. Tax Rolls: 1899, Jane McGraw - \$2,000; 1905, Jane McGraw, house and land - \$1,900; 1915, S. E. Campbell - house and lot, \$1,100; 1920, S.E. Campbell - \$3,000; 1924, no entry.

DATE OF CONSTRUCTION Assessors: circa 1930

ORIGINAL OWNER From the data collected the first owner appears to be Charles L. Finlan.

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of extensive alterations.

BIBLIOGRAPHY

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HISTORIC NAME
OTHER NAMES George Kemnitz Candy
ADDRESS 896 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick commercial structure with its large plate glass facade is typical of post World War II retail construction. The broken pediment at the roof line echoes a classical reference. The striped fabric awning used on this building has all but disappeared from modern commercial structures.

HISTORY

DATE OF CONSTRUCTION Assessors: 1951
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Beitner's Jewelry
ADDRESS 904 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION This one-part brick commercial block is similar in size and scale to most of the structures on the north side of West Ann Arbor Trail between South Main Street and Harvey. The use of the large expanse of plate glass, the fabric awning, and the neon signage are all typical features of 1950's retail stores.

HISTORY City Directories: 1927, August Meyers; 1931, same; 1935, same; 1938, same; 1943, same.

Maps: Sanborn, 1899, vacant lot; 1909 - one story house; 1914, same; 1918, same.

Title Search: 1946, August Meyers to Robert D. Willoughby; 1957, Robert D. Willoughby to Fred Beitner.

Tax Rolls: 1924, August Meyers - \$22.95;

According to Bill Beitner, the current owner of the jewelry store, his brother bought the land from Bob Willoughby and the Beitners built this store in 1957.

DATE OF CONSTRUCTION	Assessors: 1957
ORIGINAL OWNER	Fred Beitner

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT	This building is noncontributing because of its age.
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BIBLIOGRAPHY



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HISTORIC NAME

OTHER NAMES Plymouth Professional Center
ADDRESS 905 West Ann Arbor Trail

HISTORIC FUNCTION Residential

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Hip-roof commercial

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Fieldstone/wood	and modern synthetic siding
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The front facade of the one story hip roof board and batten building built on a stone foundation contrasts with the side and rear facades of horizontal modern synthetic siding. The central entry is flanked by multilight double hung sash windows with shutters. The steeply pitched hip roof, with its gable-roof dormers with smaller scale fenestration identical to the first story, dominates the building.

HISTORY City Directories: 1938, no listing; 1943, Professional Centre - Walter W. Hammond, Jr, physician, Fisher's Beauty Shop.

Title Search: 1920, Samuel Campbell to Fletcher Campbell; 1939, Fletcher Campbell to Herman Bakhaus; 1941, Fletcher Campbell to Richard F. Widemier.

Tax Rolls: 1915, S.E. Campbell - lot, \$500; 1924, no entry.

The building was constructed by E. Fletcher Campbell who used the foundation stones of the Edward Frisbee greenhouse when he built the Professional Centre building. Mr. Campbell served on the planning commission and was master of ceremonies for the 4th of July parade. The Campbell home in 1949 was located at 941 West Ann Arbor Trail.

DATE OF CONSTRUCTION Assessors: 1941
ORIGINAL OWNER E. Fletcher Campbell

HISTORICAL SIGNIFICANCE Commerce

SIGNIFICANCE STATEMENT This building contributes to the historical commercial development of the City of Plymouth.

BIBLIOGRAPHY Papers of Plymouth Historical Society - Vol I.
p.2



HISTORIC NAME
 OTHER NAMES Maggie and Me
 ADDRESS 924 West Ann Arbor Trail

HISTORIC FUNCTION
 CURRENT FUNCTION
 OWNERSHIP

ARCHITECTURAL CLASSIFICATION

	Main Building	Other buildings/features
FOUNDATION		
WALLS		
ROOF		
OTHER		

DESCRIPTION

HISTORY

DATE OF CONSTRUCTION According to Wm. Beitner (904 West Ann Arbor Trail) this building was constructed after his building was finished. He estimates that this building was built in 1959 or 1960.

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Me and Mr. Jones
ADDRESS 926 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Concrete block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION A denticulated pediment across the entire facade dominates the one story concrete block building. A smaller pediment of the same style marks the central entry which is flanked by large plate glass expanses decorated with fluted engaged columns. Panels outlined in contrasting colors enhance the facade.

HISTORY City Directories: 1927, George W. Richwine, harness maker; 1931, vacant; 1935, John A. Bailey; 1938, same; 1943, Mrs. Hilma Johnson.

Maps: Sanborn, 1899, vacant lot; 1909 - one-and-one-half story house; 1914, same; 1918, same.

Title Search: 1927, Henry Doerr to George Richwine; 1940; Plymouth United Savings Bank to Bessie J. Dunning; 1940, Bessie I. Dunning to Ida W. Luths.

Tax Rolls: 1920, H. Doerr - \$2,000; 1924, George Richwine - \$2,000.

DATE OF CONSTRUCTION According to Wm. Beitner, this building was constructed after 1957 when his building at 904 West Ann Arbor Trail was finished. He estimates that this building went up in 1959-1960. Assessors: circa 1930

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



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HISTORIC NAME
OTHER NAMES The Personalization Store/Engraving Connection
ADDRESS 930-942 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick commercial structure is divided into two stores. An awning across the entire facade protects the side entries. Large plate glass expanses cover most of the building front.

HISTORY City Directories: 1927, 936-Yuell E. Springs; 1931, 936-William C. Bailey; 1935, 936-Steph L. Davis; 1938, same; 1943, 936-same.

Title Search: 1943, Charles E. Riggs to Stephen L. Davis; 1945, Davis to John H. Jones.

Tax Rolls: 1920, no entry; 1924, Charles Riggs - no value.

DATE OF CONSTRUCTION According to Wm. Beitner this building was constructed in the early 1960's. Assessors: circa 1955.
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.

This building is noncontributing

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Accent Bin/Aunt Clara's Cookies and Muffins
ADDRESS 960 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Neo-Colonial Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one story brick rectangular commercial structure houses several separate businesses. The walkway to the west of the building leads to other store-front entries. Built in scale to its surrounding commercial structures, this 1982 building occupies land that was previously vacant.

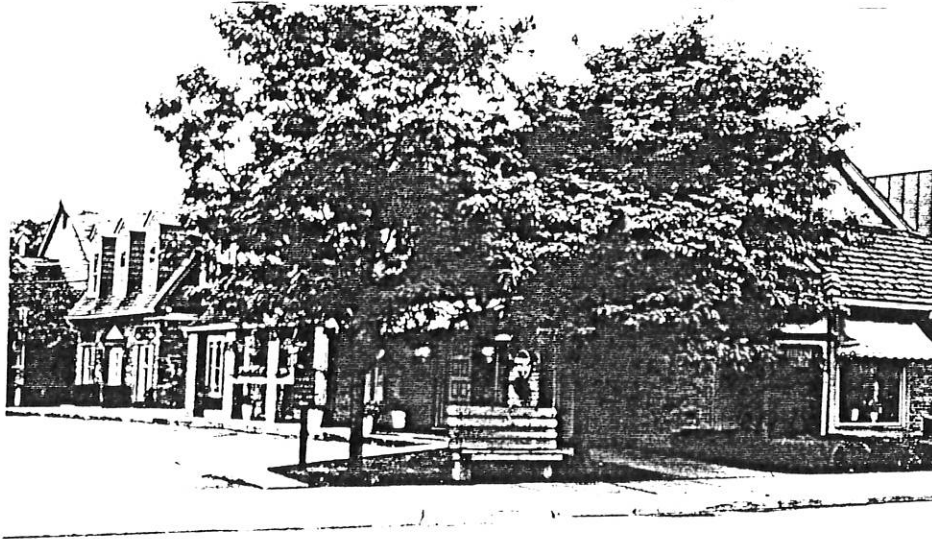
HISTORY Assessors: 1982

DATE OF CONSTRUCTION
ORIGINAL OWNER Roger Haslick

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Forest Place Shopping Center
ADDRESS 963 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The enclave of brick commercial buildings is built on concrete block foundations. The store fronts have individual styles that compliment one another and create diversity compatible with the surrounding commercial properties.

HISTORY City Directories: 1927, Lee Jewell; 1931, same; 1935, Ella Jackson; 1938, same; 1943, Andrew C. Mosher.
 Tax Rolls: 1924, A.R. Jackson - \$2,300.
 The shops are built of the former Fletcher farm that existed on this property until fifteen years ago.

DATE OF CONSTRUCTION Assessors: 1978
ORIGINAL OWNER Jim Jabara

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This property is noncontributing because of its age.

BIBLIOGRAPHY Interview with Jim Jabara. 496 West Ann Arbor
Trail. 19 October 1993.



HISTORIC NAME

OTHER NAMES Wild Wings/Heidi's Flowers
ADDRESS 975-995 West Ann Arbor Trail

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Concrete block/Brick/Modern synthetic siding	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The two story contemporary commercial structure is one of the few modern style buildings in the DDA. With no historical references, the brick and glass structure emphasizes form.

HISTORY

DATE OF CONSTRUCTION A 1966 aerial view of the area indicates the exterior of this structure was completed.
 Assessors: circa 1970
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Arbor Health Building
ADDRESS 990 West Ann Arbor Trail

HISTORIC FUNCTION Institutional
CURRENT FUNCTION Institutional
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary Institutional

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This two and three story brick structure is a simply done side-gable and front-gable configuration creating a U-shaped building. Three stringcourses between vertically laid bricks create a visually unifying effect and place an emphasis on the rows of tinted rectangular windows.

HISTORY An 1967 aerial photograph indicated that a gable-ell house was on this northeast corner. The firm of Hobbs & Black of Ann Arbor designed the original 1983 building and also the 1990 addition.

DATE OF CONSTRUCTION Assessors: 1983
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.



HISTORIC NAME
 OTHER NAMES Robert Bake Realtors
 ADDRESS 1005 West Ann Arbor Trail

HISTORIC FUNCTION Residential
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION American Four Square

	Main Building	Other buildings/features
FOUNDATION	Stone/brick	
WALLS	Brick	
ROOF	Shake	
OTHER		

DESCRIPTION The two story brick American four square is built on a stone and brick foundation with a pyramid roof. A full front porch (now enclosed) and an east facade bay window appear to be original to the house. The aluminum windows and the painting of the brick appear to be later changes.

HISTORY City Directories: 1927, Nelson Cole; 1931, same; 1935, Mrs. Lavinia E. Cole; 1938, same; 1943, same.

Maps: Sanborn, 1914 - two story house; 1918, same.

Title Search: 1891, Frank B. Park to Grant H. Joslin; 1900, Joslin to H. M. Tafft and Ella M. Peck; 1912, Tafft and Peck to George F. Holbrook; 1919, Holbrook and Peck to Margaret A. Loomis; 1945, Loomis to Jos. Turland; 1945, Turland to George V. Loomis.

Tax Rolls: 1899, Grant Joslin - \$900; 1905, H. M. Tafft and Ella

Peck, house and lot - \$900; 1910, Mrs. H. M. Taft and Mrs. Ella Peck - \$600; 1915, S.J. Holbrook - lots 10 & 12 -\$1,500; 1920, Ella Peck - \$1,900; 1924, Ella Peck - \$1,900.

DATE OF CONSTRUCTION Assessors: circa 1910
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of alterations that compromise its architectural integrity.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Michigan Land Company
ADDRESS 484 Deer Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Variegated brick/modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The side-gable variegated brick and modern synthetic sided commercial one-and-one-half story structure rests on a concrete block foundation. The recessed central entrance is marked by a conical canopy. Four sets of windows with mullions vertically dividing the glass into four sections are equally spaced on the front facade with a gable roof dormer above each window.

HISTORY

DATE OF CONSTRUCTION Assessors: 1976
ORIGINAL OWNER Ralph G. Lorenz

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.



HISTORIC NAME

OTHER NAMES

ADDRESS 574 Deer Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION American Four Square

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Aluminum siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The substantial two story American four square house built on a cement block foundation has a one story full width enclosed porch which shelters the main entrance. A typical hip roof dormer with two multilight windows adds diversity to this basic house form. A one story rear section and a later addition garage complete the property. Sometimes called "Cornbelt Cubes" because of their immense popularity through out the Midwest, they are easily ornamented with popular architectural motifs.

HISTORY City Directories: 1927, David Taylor; 1931, same; 1935, same; 1938, same; 1943, same.

Title Search: 1822, Wm. Starkweather to Timothy Lyon; 1829, Lyon to B. Holbrook; 1835, Holbrook to Edward Brooks; 1935, Brooks to John Kellogg; 1856, Kellogg to Senon W. Kellogg; 1864, Siron Kellogg to Henry Cortrite; 1866, Cortrite to Orson B. Gibson;

1866, Gibson to John Westfall; 1891, the Westfall Estate to Martin Leonard; 1915, Westfall to George W. Hunter; 1915, Hunter to David A. Taylor.

Tax Rolls: 1915, David Taylor - \$1,000; 1920, David Taylor - \$3,000; 1924, David Taylor - \$3,000.

A 1966 photo of the side-gable barn that was located on the north side of the property (demolished) is in Sam Hudson's photo book on page 17.

DATE OF CONSTRUCTION Assessors: 1918
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This structure contributes to the historical significance of the study area.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 707 Deer Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential-multiple

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This substantial cross-gable Queen Anne house has been substantially altered.

HISTORY City Directories: 1927, no entry; 1931, no entry; 1935, no entry; 1938, no entry; 1943, no listing.

Title Search: 1822, Wm. Starkweather to Timothy Lyon; 1829, Lyon to B. Holbrook; 1835, Holbrook to Edward Brooks; 1835, Brooks to John Kellogg; 1854, Kellogg Isaac Woodruff; 1862, Woodruff to Robert Everson; 1874, Everson to John Fuller; 1900, Fuller Estate to Louisa Wilson; 1907, Estate of Wilson to Elizabeth Kinney; 1909, Kinney to Fred W. Weiher; 1919, Woodward W. Murray to Arthur Hanchett; 1922, Hanchett to Wm. Sallow; 1931, Sallow to Glen H. Gordon.

Tax Rolls: 1899, John Fuller - \$2,800; 1905, Louisa Wilson, house and lot - \$900; 1915, W.W. Murray - house and lot, \$1,000; 1920, Arthur Hanchett - \$2,650; 1924, no entry.



North facade looking south

This house originally had a Maple Street address but when Maple was closed between Deer and South Main in 1966, the house was given a Deer Street address.

DATE OF CONSTRUCTION Assessors: circa 1920; remodeled 1976
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of extensive alterations which compromise its architectural integrity.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES
ADDRESS 332-334 Elizabeth Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Residential
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable ell

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Composite shingle	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story gable-ell house built on a concrete block foundation has an enclosed entry porch that dates from a later period.

HISTORY City Directories: 1927, no entry; 1931, no entry; 1935, no entry; 1938, no listing; 1943, no listing.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829, Lyon to Benajah Holbrook; 1835, Holbrook to Edward Brooks; 1835, Brooks to John Kellogg; 1853, Kellogg to Thomas P. May, Jr.; 1887, estate of Elizabeth May to Jennie Penney; 1907, estate of Jennie Penney to Marie Louise White; 1910, White to Wm. F. Markham; 1911, Markham to George H. Wilcox; 1945, Wilcox to Michael E. Schuster. Tax Rolls: 1899, Jenny Penny - \$2,500; 1905, Jenny Penny, house and land - \$2,500; 1910, 1920, George Wilcox - \$250 (owns a number of lots each valued at \$250; 1924, George Wilcox - \$2,500.

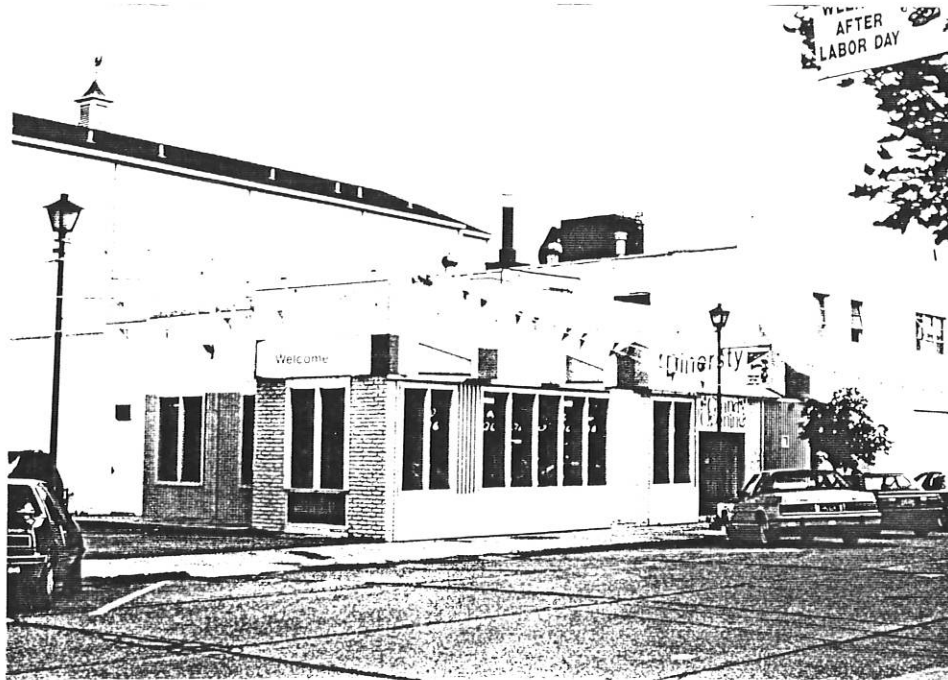
This house was moved from 584 West Ann Arbor Trail which is now the location of Laurel Furniture.

DATE OF CONSTRUCTION Assessors: 1938; moved 1946.
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building contributes to the architectural history of the study area.

BIBLIOGRAPHY



HISTORIC NAME Cloverdale Farms Dairy
OTHER NAMES Dinersty
ADDRESS 447 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	On ground concrete	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one and two story brick commercial structure originally housed the Cloverdale Farms Dairy which operated at this location until 1990. The front part of the north section was retail space, the first story of the two story section was used for delivery trucks, and the remaining areas were used for processing. The building has been remodeled and opened as a restaurant.

HISTORY City Directories: 1938, no listing; 1943, same.

Tax Rolls: 1924, no entry

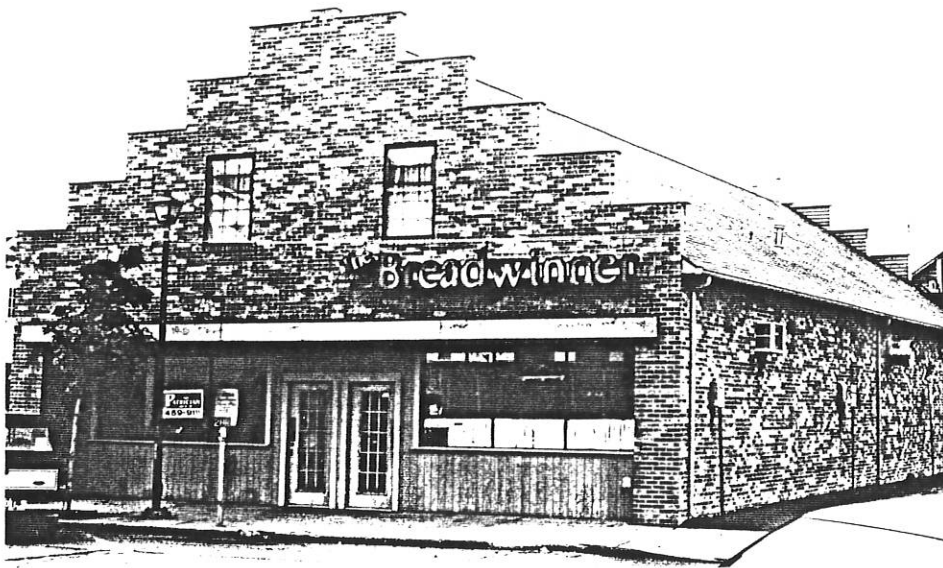
An aerial photograph of Forest Avenue during the 1940's has no structures on the east side of Forest between West Ann Arbor Trail and Wing. It seems more than likely that it wasn't built until after the World War II because of building material shortages.

DATE OF CONSTRUCTION Assessors: 1941
ORIGINAL OWNER Cloverdale Farms Dairy

HISTORICAL SIGNIFICANCE Commercial

SIGNIFICANCE STATEMENT This building has commercial
significance to the development of the study area.

BIBLIOGRAPHY Aerial photograph. Paul Dobbs. 453-2990.



HISTORIC NAME
OTHER NAMES The Breadwinner/Vacant
ADDRESS 448-450 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The core of this one-and-one-half story brick commercial gable front structure dates back to the 1940's but the building has been modernized over the years. The front and rear Flemish-inspired stepped gables are a later addition. Beneath a pronounced horizontal beam, panel triple panels of plate glass and multilight windows and doors complete the facade.

HISTORY City Directories: 1927, no entry; 1931, 1935, no entry; 1938, no entry; 1943, same.

Title Search: 1876, Alfred W. Chaffee to Jane McGraw; 1908, McGraw to Homer McGraw; 1913, Homer McGraw to Samuel Campbell; 1921, Campbell to E. Fletcher; 1940, Campbell to Richard F. Widemier.

Tax Rolls: 1915, S. Campbell - lot, \$500; 1920, no Campbell; 1924, no entry.

From a 1950's photograph in the Sam Hudson collection, this building was the Better Home appliance and furniture store.

DATE OF CONSTRUCTION

Assessors: circa 1920

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of changes and modifications that compromise the structure's historic and architectural integrity.

BIBLIOGRAPHY Sam Hudson photograph collection. Schoolcraft College Archives.



HISTORIC NAME
OTHER NAMES Crystal Diamond Setters
ADDRESS 467 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Concrete block/brick/stone	
ROOF	Composition	
OTHER		

DESCRIPTION The one story rectangular commercial structure with its recessed entry and glass showcases is typical of jewelry store facades from the 1950's. A large plate glass expanse with side glass showcases provides an advantageous way to display merchandise. The bricks laid directly above each other create visually rhythmic columns that add verticality to the structure. The south section of the building with its two large showcase windows in an enframed brick wall was originally another store that the jewelry store took over in a later expansion.

HISTORY City Directories: 1938, no entry; 1943, same.

Linda Lees and Blufords were jewelry stores located here in the 1950s.

DATE OF CONSTRUCTION Assessors: 1950
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.

This building is noncontributing

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Forest Place
ADDRESS 470 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick/modern synthetic siding	
ROOF	Asphalt shingle/cedar shake	
OTHER		

DESCRIPTION The one story commercial brick structure with a steeply pitched mansard roof with gable dormers is a 1973 renovation of a 1940's grocery store. This Forest Street section was completed before the 963 West Ann Arbor Trail section of Forest Place was constructed in 1983. The double door main entrance to the mall leads to the only corridor which divides the building in half. Entrances to all the shops are off this central corridor.

HISTORY City Directories: 1938, no entry; 1943, same.

The late 1940's Stop and Shop grocery store building was bought by Jim Jabara in 1968 and opened as Forest Place in Mary, 1973. Mr. Jabara has served the City of Plymouth as a city commissioner and as mayor.

DATE OF CONSTRUCTION Assessors: 1946; renovated 1973.
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because its historic and architectural integrity is no longer intact.

BIBLIOGRAPHY Interview. Jim Jabara. 496 West Ann Arbor Trail.
12 October 1993.



HISTORIC NAME

OTHER NAMES Minerva's-Dunning's
ADDRESS 500 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	On ground concrete	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick and glass commercial structure with a mansard roof is built on a concrete floor. The large plate glass expanses with the recessed entry are typical of 1950's commercial buildings. The steep mansard roof and brick trim were added during a 1983 remodeling.

HISTORY City Directories: 1938, no entry; 1943, same.

Minerva had a store in the Penniman theater building and merged her business with Margaret Dunning at this location in 1968 after a fire destroyed the Penniman theater building and the store name was changed to Minerva's-Dunning's to reflect the new partnership. The store was remodeled in 1983. Exterior changes included the addition of the mansard roof, brick, and an alteration of the rear entrance.

Margaret Dunning, the only child of Bessie Dunning, presented the historical society building to the Plymouth Historical Society in

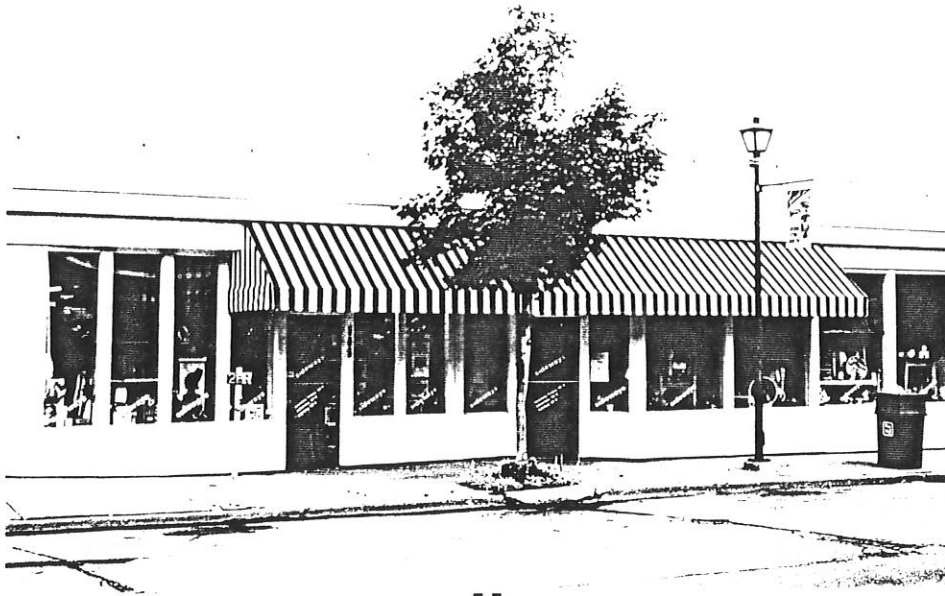
1973. The building cost \$200,000. She sold the store to Minnie Chaiken in 1983 and spends her time traveling and collecting antique cars.

DATE OF CONSTRUCTION	Assessors: circa 1950
ORIGINAL OWNER	Margaret Dunning

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY Plymouth Observer. 22 September 1973. V. 87, no.2, p.1.



HISTORIC NAME
OTHER NAMES Sideways
ADDRESS 505 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Wood/block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story commercial structure is two storefronts wide. Glass sections with rectangular panels below are the facade's main components. A striped awning, reminiscent of turn-of-the-century retail establishments, protects both entrances.

HISTORY City Directories: 1943, no listing.

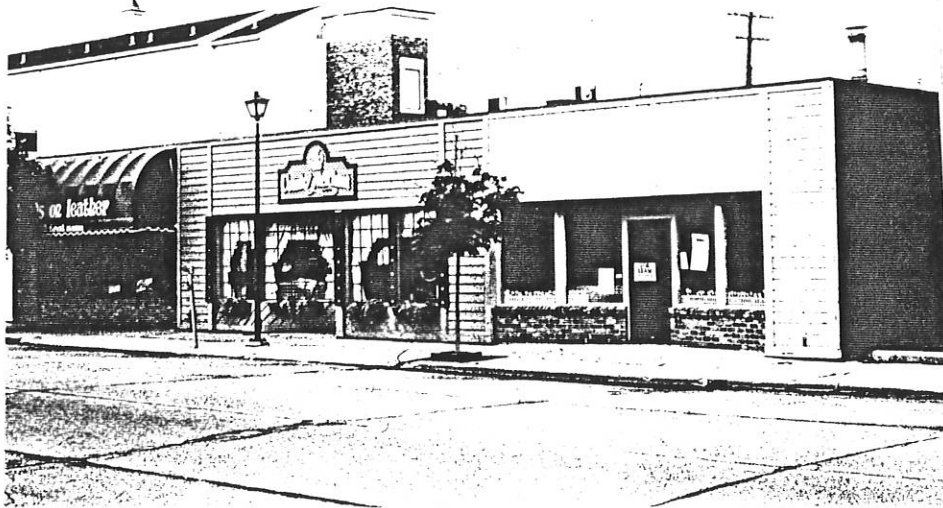
During the 1960's the north half of the building was Bob Beyer's drug store and the south half was Plymouth Hardware. The drug store closed and the hardware took over the entire building. Jim Jabara bought the building in 1976 and since sold it to Dave and Sharon Pugh.

DATE OF CONSTRUCTION Assessors: 1950
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing
because of its age.

BIBLIOGRAPHY Interview. Jim Jabara. 12 October 1993.



HISTORIC NAME

OTHER NAMES Hands on Leather/Country Merchant/vacant
ADDRESS 525-35-45 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Concrete block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story commercial block building is three storefronts wide. Built less than ten years ago they match in size and scale with the other buildings on the block. Brick and wood exteriors and full-length glass doors are common features. No. 525's use of the curved awning, No. 535's multilight and window box treatment and the contrasting diagonal and horizontal wood treatments of No. 545 create a pleasing diversity of facades.

HISTORY

DATE OF CONSTRUCTION Assessors: 1985
ORIGINAL OWNER Sharon and Dave Pugh

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT These buildings are noncontributing because of their age.



HISTORIC NAME
 OTHER NAMES Westchester Square Shops
 ADDRESS 550 Forest Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick veneer	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one and two story brick and wood contemporary commercial structures are similar in style and scale to Forest Place Mall. Some wall sections from the International Harvester building that was later owned by the West Brothers Ford dealership are part of this building. The double glass entry doors lead to one of the two main corridors that service the enclosed space. All of the interior stores open to the two corridors.

HISTORY

Jim Jabara bought the abandoned Hines Park building from George Colburn in 1977 and converted part of the existing building along with new construction into the Westchester Square. This section of Westchester opened in 1980.

DATE OF CONSTRUCTION Assessors: 1979
 ORIGINAL OWNER Jim Jabara

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY Interview. Jim Jabara. 12 October 1993.
496 West Ann Arbor Trail.



HISTORIC NAME
 OTHER NAMES Pier One Imports/Georgia's Gift Gallery/Dominos
 ADDRESS 555-575 Forest Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick commercial block is currently divided into three retail businesses. Two businesses face Forest and one, at the rear of Pier 1, faces South Main Street.

HISTORY This building originally housed a Kroger grocery store and for a brief period in the 1980's, it was a food court before it was renovated for its current usage.

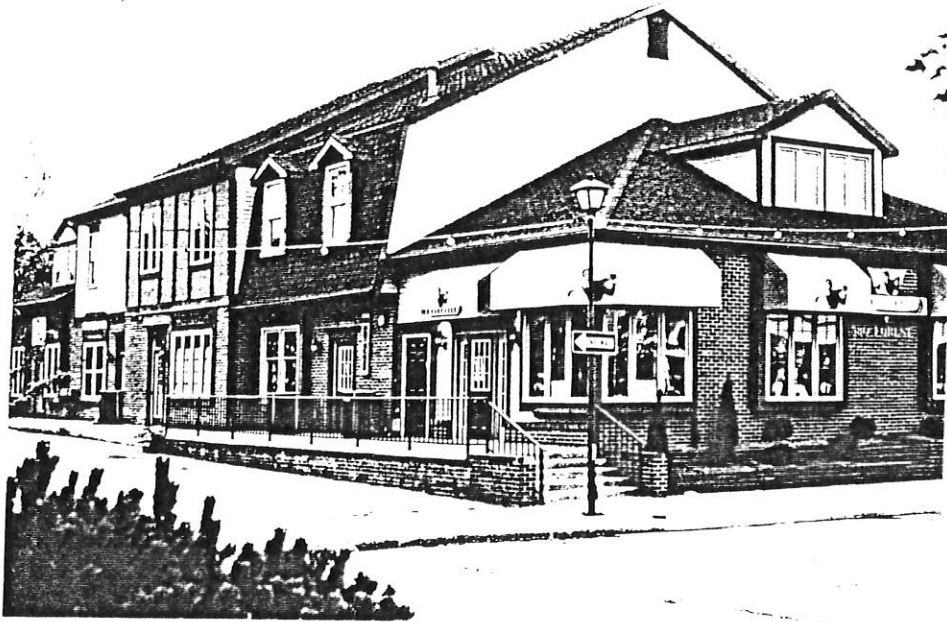
A 1966 photograph identifies this building as Consumers Discount Center.

DATE OF CONSTRUCTION Assessors: circa 1965
 ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT The building is noncontributing because of its age.

BIBLIOGRAPHY Sam Hudson photograph collection. Schoolcraft
Archives. Schoolcraft College.



HISTORIC NAME Westchester Square Shops
 OTHER NAMES
 ADDRESS 580 Forest Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick/modern synthetic siding	
ROOF	Asphalt	
OTHER		

DESCRIPTION The one and two story commercial buildings are the last section of the Westchester Square Shops built in 1988. Each storefront has a different but compatible facade treatment. The building is divided on the east west axis with shops facing both north and south.

HISTORY This last section of Westchester Square is the newest development on Forest Avenue.

DATE OF CONSTRUCTION 1988
 ORIGINAL OWNER Jim Jabara

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY Interview. Jim Jabara. 12 October 1993.
Aerial Photographs, 1978. Plymouth Historical Society.



HISTORIC NAME

OTHER NAMES Kites & Fun Things
ADDRESS 585 Forest Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Two-part brick commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Block/brick	
ROOF	Built up insulation.	
OTHER		

DESCRIPTION The two story brick-faced commercial block's facade is treated with two different color brickwork. Below a full facade canopy two square plate glass windows flank either side of the center entrance. A pair of single pane double hung sash windows with decorative shutters punctuate the second-story facade.

HISTORY City Directories: 1938, no entry; 1943, same.

An aerial view of the area taken in the 1940's shows no building in this location. A 1966 aerial view indicates a structure at this location. A 1978 photograph indicates that this building was a laundry.

DATE OF CONSTRUCTION Assessors: circa 1940
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of alterations.
BIBLIOGRAPHY

This building is noncontributing



HISTORIC NAME

OTHER NAMES Colony Office Plaza
ADDRESS 595 Forest Avenue and 880 Wing

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

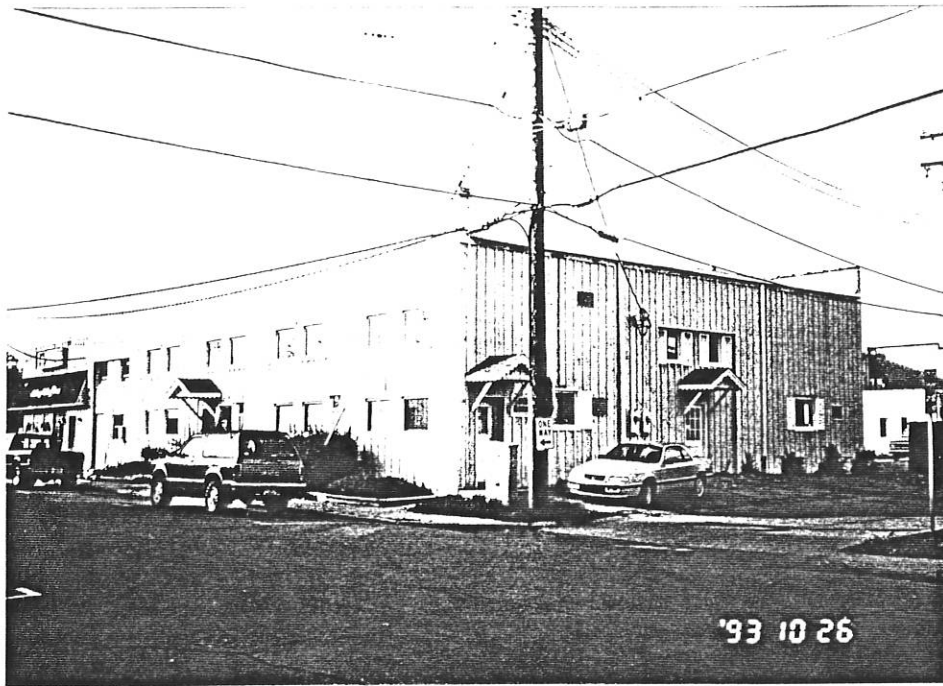
	Main Building	Other buildings/features
FOUNDATION		
WALLS	Block/wood	
ROOF	Built up insulation	
OTHER		

DESCRIPTION One story commercial structure

HISTORY City Directories: 1938, no entry; 1943, same.

Title Search: 1937, Carrie Hillmer to John A. Kenter; 1946, Hillmer to Kenneth Corey; 1946, Corey to John Hancock; QCD, 1946, Hancock to Forest City Motor Sales.

The structure was built as a Dodge dealership in 1946 by Tom Noetebart. In the 1950's Evan Furniture occupied the building. After the furniture business and before Warren Bradburn bought the building in 1966, it was a lumberyard. Warren Bradburn initially used the building for storing insulation materials for his business and in 1970 he remodeled the building into offices. The overhead doors from the auto dealership that faced Wing and S. Main were removed. The one-story section of the building was the original car showroom.



Southeast facade looking northwest

DATE OF CONSTRUCTION Assessors: circa 1930
ORIGINAL OWNER Tom Noetebart

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing
because of its age.

BIBLIOGRAPHY Warren Bradburn, owner. 882 Holbrook, Box 82,
Plymouth, MI 48170.



HISTORIC NAME

OTHER NAMES Side Street Pub
ADDRESS 860 Fralick Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part block commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Concrete block and tile	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The rectangular one story cement block commercial structure is built on a concrete foundation with a flat roof. The front facade is decorated with a mansard roof and four-arched rectangular panels painted in a contrasting color. A free-standing back-lit sign stands in front of the building.

HISTORY City Directories: 1927, no entry; 1931, no entry; 1935, no entry; 1938, no entry; 1943, same.

Title Search: 1828, Wm. Starkweather to John Beedon; 1910, Ella Safford to Michael Grainger; 1919, Grainger to Frank Hake; 1943, Hake to Albert Lustig; 1946, Lustig to Isaac Finkelstein and Leon Saunders.

Tax Rolls: 1899, Ella Safford, land - \$1,500; 1905, Ella Safford, house and land - \$1,800; 1910, M. R. Grainger -three lots, \$800; 1915, Michael Grainger -three lots (6,7,8) - \$1,000; 1924, no Fralick listing (Goldsmith)

According to Bill Beitner (904 West Ann Arbor Trail) this section of Fralick (Gravel) was a junk yard.

The present owner, Betty Bakewell, verified that her late husband remodeled the bar in 1975 when he bought a part interest. It had been known as the Side Street Lounge before the change to Side Street Pub in 1975.

DATE OF CONSTRUCTION

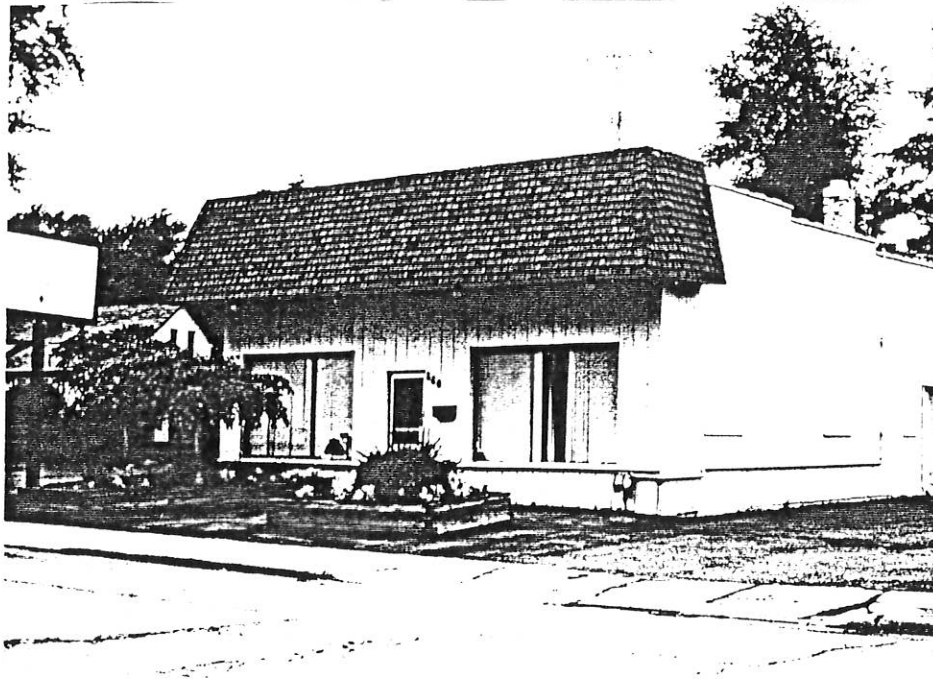
Assessors: 1920; remodeled 1975.

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of alterations.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Jeff Ashton Agency
ADDRESS 880 Fralick Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	On ground concrete	
WALLS	Concrete block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story rectangular structure built on concrete slab has a symmetrical facade treated with vertical boards. Large rectangular plate glass windows flank the central entrance. A shingle mansard roof dominates the facade. Tile coping finished the concrete block side and rear facades. Before the building was converted into office space, it was a car wash.

HISTORY City Directories: 1931, Central Garage; 1935, Albert J. Lustig auto wreckers; 1938, same.

Title Search: 1919, Michael Grainger to Frank Hake; 1943, Frank Hake to Albert Lustig; 1946, Lustig to Isaac Finkelstein.

DATE OF CONSTRUCTION Assessors: 1950's
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.
BIBLIOGRAPHY

This building is noncontributing



HISTORIC NAME
 OTHER NAMES Joseph's Hair Designers
 ADDRESS 885 Fralick Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Concrete block	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one story block commercial structure is built with a slightly lower entry section treated with vertical boards.

HISTORY This is a new structure built in 1987. Information from owner Lena Curmi.

DATE OF CONSTRUCTION Assessors: 1987
 ORIGINAL OWNER Lena Curmi

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY Lena Curmi.



HISTORIC NAME

OTHER NAMES

ADDRESS 125 South Harvey Street

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION

	Main Building	Other buildings/features
FOUNDATION	Cement block	
WALLS	Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The diminutive side-gable one story house is built on a cement block foundation. Two pair of double hung sash windows with shutters enhance the facade. A minimal pillared entry porch marks the entrance.

HISTORY City Directories: 1927, no entry; 1931, Mrs. Donzetta Smith, dressmaker; 1935, Allen Bernash; 1938, same; 1943, same. Maps: Sanborn, 1918 - one story house.

Title Search: 1828, Wm. Starkweather to John Beedon; 1862, John Van Benschoten and Elizabeth and Joshua Scattergood to Abraham Fralick; 1875, Fralick to Alfred Coleman; 1896, Penny Coleman to Ella Safford; 1902, Ella Safford had the land platted for the public; 1917, Donald F. Safford to Charles A. Fisher; 1924, Fisher to Donzetta Smith; 1935, Smith estate to Allen Bernash.

Tax Rolls: 1899, Ella Safford, land - \$1,500; 1905, Ella Safford, house and land - \$1,800; 1910, Mrs. Ella Safford -house

and six lots, \$2,200; 1915, Ella Safford -two lots - \$1,500;
1920, Charles Fisher - \$1,100; 1924, Donzetta Smith - \$2,000.

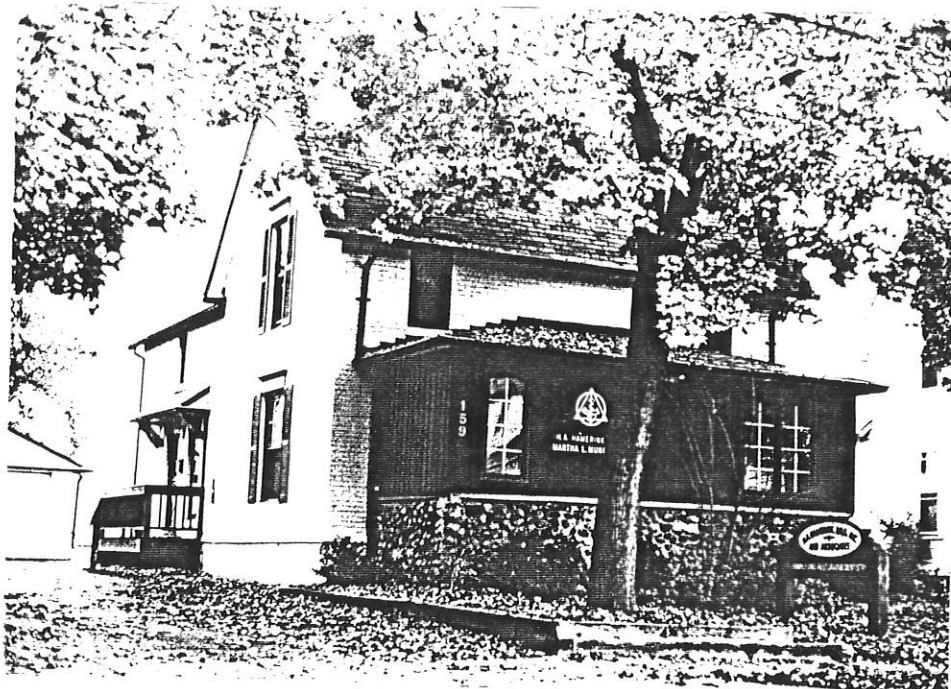
When the Bernashes bought the house in 1935, they were told that the house had been moved to this property from Penniman where it was the real estate office of Ella Safford. The original front porch has been enclosed. Allen Bernash built the stone wall at the rear of the property when the cemetery was still located behind the Presbyterian church.

DATE OF CONSTRUCTION Assessors: old; remodeled 1937
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT Although this house has been significantly altered, it contributes to the historic significance of the study area.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 159 South Harvey Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Side-gable house

	Main Building	Other buildings/features
FOUNDATION		
WALLS	Brick faced commercial	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story side-gable house built on a cement block with a steeply pitched roof has a later enclosed porch addition.

HISTORY City Directories: 1927, no entry; 1931, Fred Bower; 1935, same; 1938, same; 1943, same.

Maps: Sanborn, 1918 - two story house.

Title Search: 1828, Wm. Starkweather to John Beedon; 1905, Ella Safford to John A. Lundy; 1905, Lundy to George Gibson; 1913, George and Catherine Gibson to Ezra M. Wilsey; 1928, Ezra M. Wilsey to Fred Bower; 1949, (S1/2 of 183) Minnie Hannan to Fred Bower; 1962, QCD Bower to Ida Seleska with rights of survivorship.

Tax Rolls: 1899, Ella Safford, land - \$1,500; 1904, Ella Safford, house and land - \$1,800; 1910, no listing under Gibson;

1915, Ezra Wilsey lot 10- \$350; 1920, Ezra Wilsey - \$1,800; 1924, Ezra Wilsey -\$1,800.

DATE OF CONSTRUCTION Assessors: old; brick veneer: 1915.
ORIGINAL OWNER From the tax rolls it appears that
Ezra Wilsey built the house between 1915 and
1920.

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This house contributes to the historic significance of the survey area. Its simple vernacular style is typical of modest housing built for laborers.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 167 South Harvey Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Side-gable house

	Main Building	Other buildings/features
FOUNDATION	Cement block	
WALLS	Clapboard	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This two story clapboard side-gable house built on a cement block foundation is similar in form to its neighbor at 159 South Harvey. The gable roof dormer is ornamented with fishscale shingles and a square patterned-glass window. The symmetrical facade is punctuated with single-pane double hung windows. A central entrance is sheltered by an side-entry enclosed front porch.

HISTORY City Directories: 1927, no entry; 1931, Wm. C. Lyndon; 1935, same; 1938, same; 1943, Mrs. Irene Shaw.

Maps: Sanborn, 1918 - one-and-one-half story house.

Title Search: 1828, Wm. Starkweather to John Beedon; 1862, John Van Benschoten and Joshua Scattergood and Sarah Barker to Abraham Fralick; 1875, Fralick to Alfred M. Coleman; 1896, descendent of Alfred M. Coleman to Ella Safford; 1907, Ella Safford to Lillian B. Huston; 1915, Lillian B. Huston to Alfred W. Chaffee; 1925,

Chaffee to Wm. C. Lyndon; 1940, Lyndon to Irene Belle Shaw.

Tax Rolls: 1899, Ella Safford, land - \$1,500; 1905, Ella Safford, she owned one of the houses on Harvey and all the other lots from Church Street to Gravel (now Fralick), \$1,800; 1910, Lillian and E. Huston - two lots, \$700; 1915, A. W. Chaffee - house and lot, \$2,200; 1920, Alfred Chaffee - \$2,000; 1924, A. W. Chaffee - \$2200;

DATE OF CONSTRUCTION Assessors: 1913
ORIGINAL OWNER From the tax rolls, the original owner appears to be Alfred W. Chaffee.

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This building contributes to the architectural and historic significance of the survey area. It continues to maintain its original architectural detailing.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Lapham Maxwell Insurance Agency
ADDRESS 185 South Harvey Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Side-gable house

	Main Building	Other buildings/features
FOUNDATION	Stone (Michigan basement)	
WALLS	Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story side-gable house with a one story rear section is built on a stone foundation. Multi-pane double hung sash windows with shutters create the facade's dominate feature. A side entry door with a simple railed porch completes the front facade.

HISTORY City Directories: 1927, Frank Hake; 1931, Alton J. Baker; 1935, Albert J. Lustig; 1938, same; 1943, Mrs. Nelie Brunner, Thomas R. Houghton.

Title Search: 1828, Wm. Starkweather to John Beedon; 1862, John Van Benschoten, Joshua Scattergood and Sarah Barker to Abraham Fralick; 1875, Fralick to Alfred B. Coleman; 1896, Coleman To Ella Safford; 1903, Safford to Michael R. Grainger; 1919, Grainger to Frank Hake; 1942, Hake to Albert J. Lustig.

Tax Rolls: 1899, Ella Safford, land - \$1,500; 1904, Michael Grainger, house and lot 8 - \$500; 1910, M.R. Grainger, lots 6,7,8

-\$800; 1915, M.R. Grainger, lots 6,7,8 - \$1,000; 1920, Frank Hake
- \$2,300; 1924, Frank Hake - \$2,800;

DATE OF CONSTRUCTION Assessors: 1863; remodeled 1907
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This house contributes to the historic
significance of the survey area, even though it has had extensive
remodeling. It may be the oldest house in the survey area.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Horizon Counseling Centre
ADDRESS 219 South Harvey Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gabled-ell house

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Asbestos	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story gabled-ell house with an open porch ell is built on a concrete foundation. The house's main entrance is located on the north side of the front gable section. A plain wood trim borders the second story and porch windows while the larger plate glass first floor front window and south side window are treated with shutters that are a later addition. A wrought iron railing and post replace original materials.

HISTORY City Directories: 1927, William Nine; 1931, Charles E. Beegle; 1935, same; 1938, Clair W. Avery; 1943, same.

Title Search: 1828, Wm. Starkweather to John Beedon; 1875, Fralick to Alfred B. Coleman; 1896, estate of Coleman to Ella Safford; 1906, Daniel A. Blue to John H. Patterson; 1907, Patterson to Charles E. Huston; 1908, Huston to Adda E. Root; 1937, Adda Root to Clair W. Avery; 1944, Avery to Earl Fluelling.

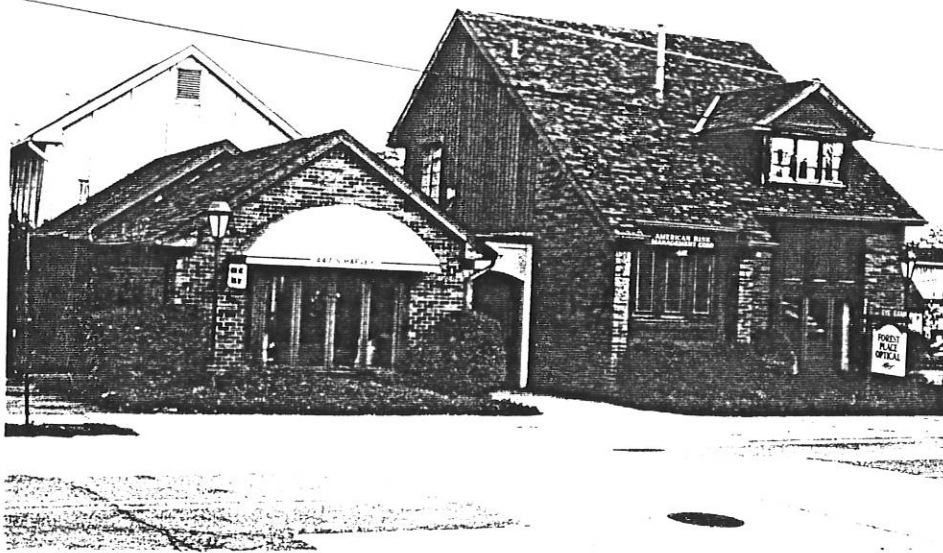
Tax Rolls: 1899, Ella Safford, land - \$1,500; 1904, Ella Safford lots - \$1,800; 1910, Mrs. Ada Root, house and lot 19 - \$800; 1915, Mrs. Ada Root - lot 19, \$900; 1920, Ida Root - \$2,000; 1924, Ida Root - \$2400.

DATE OF CONSTRUCTION Assessors: 1920; remodeled 1980
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This vernacular house is a typical example of a popular architectural style that was affordable to middle class workers.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Christian Science Reading Room/American Risk Management/Forest Place Optical

ADDRESS 445-447 South Harvey Street (part of Forest Place Shopping)

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick/wood	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION Three sections built in 1978 as part of the Forest Place Shopping Center created in different architectural styles are compatible with the surrounding buildings in scale. The brick and wood structures house a variety of shops and services.

HISTORY City Directories: 1931, 447-Henry S. Doerr agricultural implements; 1935, same; 1938, same; 1943, 447- James R. Elliott.

Maps: Sanborn, 1914 - two story house; 1918, same.

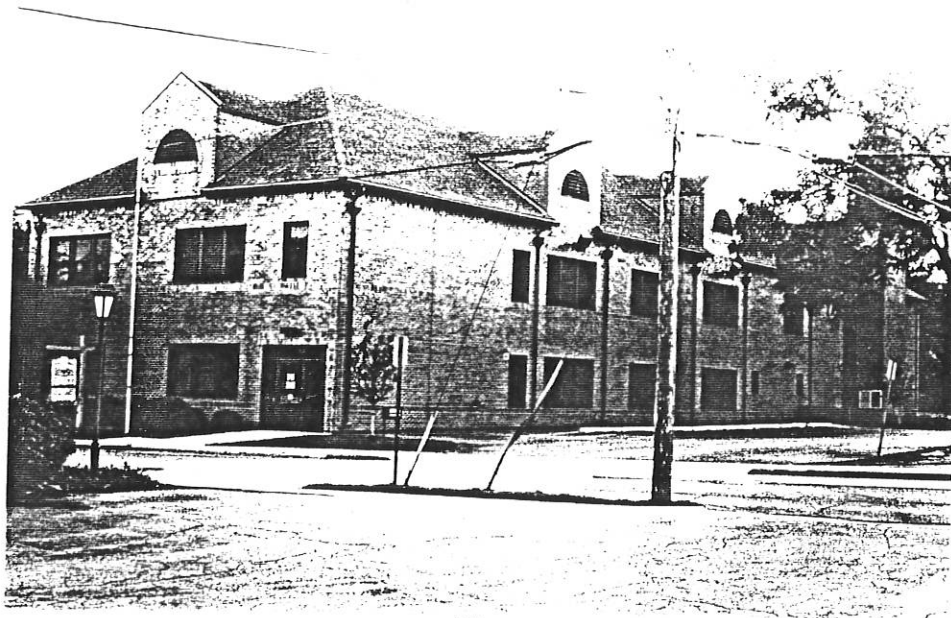
Tax Rolls: 1920, Julia Goodale - \$2,000; 1924, Julia Goodale - \$1,900;

DATE OF CONSTRUCTION Assessors: 1978
ORIGINAL OWNER Jim Jabara

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This enclave of buildings is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

Plymouth Community School Building

ADDRESS

454 South Harvey Street

HISTORIC FUNCTION Municipal

CURRENT FUNCTION Municipal

OWNERSHIP Public

ARCHITECTURAL CLASSIFICATION Contemporary brick block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick/block	
ROOF	Asphalt	
OTHER		

DESCRIPTION This two story brick municipal building features a hip roof with gable wall dormers marked by semi-circular slated openings. Double hung windows are used in varying combinations. The rear section, complete with tower, was added to the building in 1991 when the entire exterior was altered.

HISTORY City Directories: 1931, Herbert C. Felton; 1935, same; 1938, same; 1943, same.
 Tax Rolls: 1924, Herbert Felton - \$3,100.

When the structure was built in 1955, it was a two story red brick building with a flat roof. The entry (in the same location) had Colonial Revival surrounds and the multi-pane windows were shuttered.

The 1991 addition and remodeling was done by Barton & Mallow, architects.

DATE OF CONSTRUCTION
ORIGINAL OWNER

Assessors: circa 1955

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.

This building is noncontributing

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Community Federal Credit Union
ADDRESS 500 South Harvey Street

HISTORIC FUNCTION Religious
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This one and one-half banking complex includes a two story contemporary structure and teller drive through stations. The west section of the Credit Union was the second location of the Episcopal Church. Two major additions were made after the credit union purchased the building in 1960. The Credit Union opened for business on October 1, 1961.

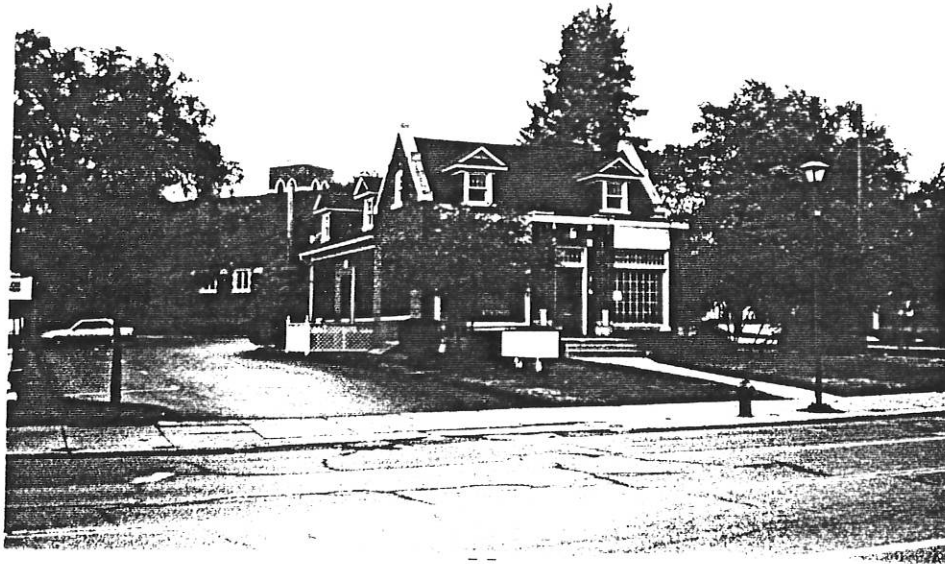
HISTORY St. John's Episcopal church was formed in 1898 and established as a mission church in 1912. The little church building at 281 South Union Street was the first church owned by the congregation. It served the members from 1920 until 1927 when they relocated at 500 South Harvey Street. Also in 1927 the St. John's became a full-fledged church and lost its mission status. The church utilized this facility until 1959 when it relocated to 574 South Sheldon Road.

DATE OF CONSTRUCTION Assessors: 1987
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building contributes to the historical significance of the study area.

BIBLIOGRAPHY Interview. Patti Beck, historian. St. John's Episcopal Church.
29 October 1993.



HISTORIC NAME The Detroit Edison Company
OTHER NAMES Republic Bancorp
ADDRESS 186 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Colonial Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick veneer	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one-and-one-half story side gabled T-shaped brick structure is built on a residential scale even though it was constructed by the Detroit Edison Company for commercial use. Stone coping on the parapeted gables and gabled-roof dormers are indicative of the Colonial Revival style of architecture. The symmetrical facade's central entrance is surrounded with brick that is highlighted with stone trim. Two large square plate glass windows, one with multilights, are the facade's dominant feature. The rear section with the same exterior treatment of brick, stone trim, and roof dormers, completes the T-shaped structure.

HISTORY City Directories: 1927, Detroit Edison; 1931, same; 1935, same; 1938, same; 1943, same.
 Maps: Sanborn, 1918 - office building.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829 Lyon to Benjamin Holbrook; 1835, Holbrook to Edward Brooks; 1835

Brooks to John Kellogg; 1835, Kellogg to Catherine Forbes; 1855, Catherine Forbes Bogert to Henry Fralick; 1881, Fralick to Daniel PUNCHES; 1866, PUNCHES to Oscar J. PUNCHES; 1896, Oscar J. PUNCHES to Mary PUNCHES; 1898, Mary PUNCHES to Wm. H. Hoyt; 1916, First Presbyterian Church sold to Huron Farms; 1932, Huron Farms Company to Detroit Edison.

Tax Rolls: Tax Rolls: 1905, 1910, Wm. Hoyt - land, \$1,000; 1915, Wm. Hoyt - lot, \$400; 1920, Detroit Edison - \$10,800; 1924, Detroit Edison - \$10,800.

The Detroit Edison Company purchased the land from Huron Farms on April 1, 1932 and sold the property to Chester G. and Jacqueline M. Gregory. April 21, 1978. The sale price was \$62,000.00.

In 1912, Detroit Edison title searched the property and in 1917 they had bought part of the property. Since the Sanborn maps indicate an office building on the site in 1918, it is most likely that it is this structure. The Edison Company used this building until 1969 when they leased it to the Michigan State Police.

DATE OF CONSTRUCTION Assessors: circa 1920; remodeled 1985.

ORIGINAL OWNER Detroit Edison Company

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This commercial building has maintained its historical and architectural integrity and contributes to the historic district. It stands as a well-preserved example of early-twentieth century commercial architecture.

BIBLIOGRAPHY Real Estate File No. 480. Detroit Edison Corporate Real Estate.



HISTORIC NAME

OTHER NAMES Cutz Family Hair Salon/China Moon
ADDRESS 196-198 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	On ground concrete	
WALLS	Concrete block/brick front	
ROOF	Built up insulation	
OTHER	This post World War II commercial building is typical of its era with its large plate glass windows and brick front. Full-length awnings are the facade's only decorative feature.	

DESCRIPTION One story brick front commercial structure

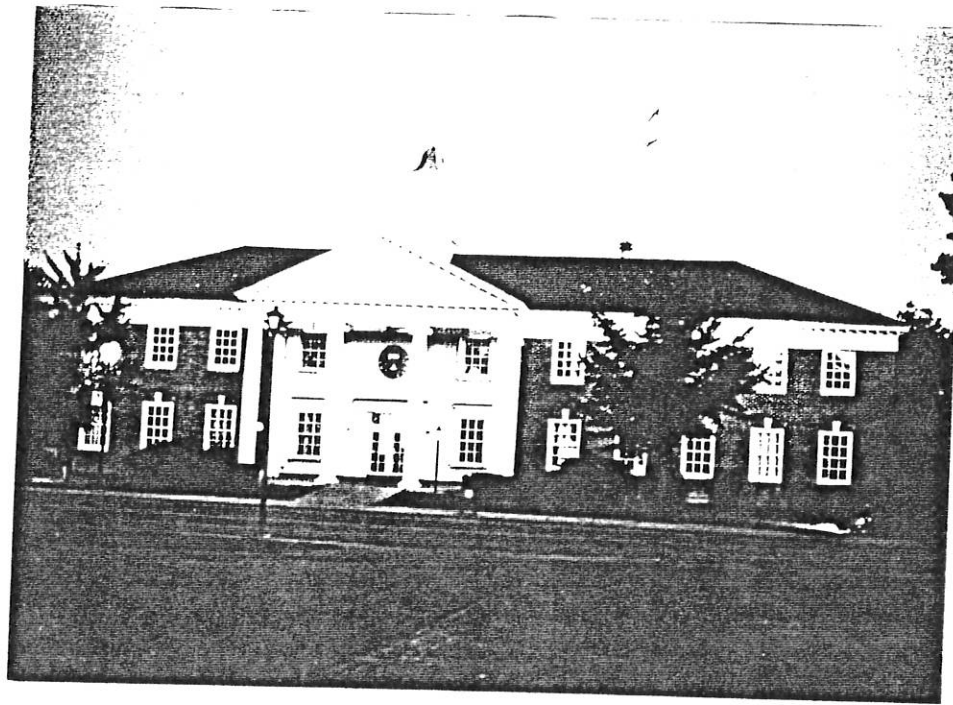
HISTORY

DATE OF CONSTRUCTION Assessors: circa 1950
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Plymouth City Hall
ADDRESS 201 South Main Street

HISTORIC FUNCTION Municipal
CURRENT FUNCTION Municipal
OWNERSHIP Public

ARCHITECTURAL CLASSIFICATION Classical Revival

	Main Building	Other buildings/features
FOUNDATION		
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This impressive Classical Revival public building features a full two-story Greek portico with Ionic columns which is the facade's focal feature. Built in 1963 to replace a former city hall, this eleven bay hip-roof brick structure complete with cupola displays typical Classical Revival detailing - a wide denticulated cornice, multilight double hung sash windows with brick lintels marked with keystones, and a fanlight above the double-door central entry. Constructed just five years after the Dunning-Hough Library, the two well-proportioned buildings provide a historical architectural heritage.

HISTORY

The police and fire departments are located in this structure. The police occupy office space on the first floor and the fire department is headquartered in a rear section of the building occupying 20,000 square feet and utilizing three bays for fire trucks.

Wheeler & Becker & Associates, architects. Burger Construction Company, Inc. Norman Nelson, mechanical. Shaw Electric.

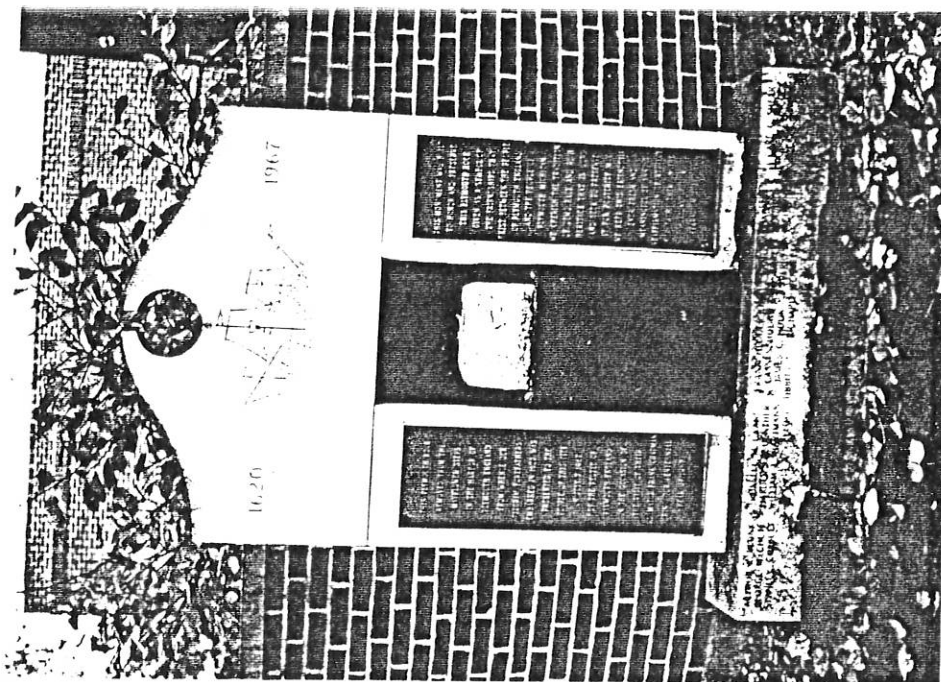
DATE OF CONSTRUCTION 1963. Cornerstone ceremony - May 22, 1964.

ORIGINAL OWNER City of Plymouth

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This structure is noncontributing because of its age.

BIBLIOGRAPHY Vertical File. Plymouth Historical Museum.



HISTORIC NAME

OTHER NAMES

Plymouth Memorial Rock

ADDRESS

Between 201 and 223 South Main

HISTORIC FUNCTION Memorial

CURRENT FUNCTION Memorial

OWNERSHIP Public

ARCHITECTURAL CLASSIFICATION Monument

	Main Building	Other buildings/features
FOUNDATION		
WALLS		
ROOF		
OTHER		

DESCRIPTION The stone monument's symmetrical facade is inscribed with two significant years and a rendering of the Mayflower ship. The piece of rock from Plymouth, England, is flanked by two descriptive plaques that describe its significance. The monument's stone base is inscribed with names of contributors to erect the monument.

HISTORY

DATE OF CONSTRUCTION 1967
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Historical event

SIGNIFICANCE STATEMENT This site is a registered Michigan Historic Site.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Gould's Cleaners
ADDRESS 212 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial

	Main Building	Other buildings/features
FOUNDATION	On ground concrete	
WALLS	Concrete block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The unadorned one story cement block building with a mansard roof front is utilitarian in style.

HISTORY City Directories: 1927, Arthur M. Johnston, John McLellan, Albert Morris; 1931, Arthur M. Johnson, Edwin Campbell; 1935, Arthur M. Johnson; 1938, same name, feed mill; 1943, Arthur M. Johnson and Beverly H. Smith.

Maps: Sanborn, 1914 - two story house; 1918, same.

Title Search: 1920, Plinn J. Daggett to Arthur M. Johnson; 1937 Arthur M. Johnson.

Tax Rolls: 1920, A. Johnson - \$3,000; 1924, A. M. Johnson - \$3,800.

The map, title search, and tax roll information gathered reflect a previous structure on this property.

DATE OF CONSTRUCTION
ORIGINAL OWNER

Assessors: circa 1955

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.
BIBLIOGRAPHY

This building is noncontributing



HISTORIC NAME
OTHER NAMES Coldwell Banker
ADDRESS 218 South Main Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION	Block and stone	
WALLS	Wood shingle	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The stately two-and-one-half story wood multi-gabled Queen Anne house built on a stone and block foundation is a fully developed example of the style. The visual diversity created by the roof's gables and cross gables is further enhanced by the house's paneled cornice treatment and bracketing. Various porches - including a pedimented entry porch with a sleeping porch above and a hip-roof side porch - are original features adding to the house's exuberance. Cottage windows and a variety of double hung windows punctuate the structure.

HISTORY City Directories: 1927, Franklin A. Forsgren, contractor; 1931, vacant; 1935, Plymouth Hospital; 1938, same; 1943, same.

Maps: Sanborn, 1914 - two story house; 1918, same.

Title Search: 1828, Wm Starkweather to Timothy Lyon; 1829, Lyon to B. Holbrook, Jr.; 1835, Holbrook to Edward Brooks; 1835,

Brooks to John Kellogg; 1836, Kellogg to John Stevens; 1836, Stevens to John R. Winterton; 1855, Winterton to Henry Fralick; 1856, Fralick to Godfried Lauffer; 1864, Louffer to Newbury Chaffee; 1881, Ashley C. Perrin to Wm. H. Wherry; 1889, Wherry to Elizabeth H. Wherry; 1889, Wherry to Thomas Patterson; 1895, Patterson to Irene Patterson; 1920, Patterson to James H. Stevens; 1924, Stevens to Franklin L. Forsgren; 1924, Foresgren to the Peoples State Bank of Plymouth; 1925, Peoples State Bank of Plymouth to Foresgren; 1929, Foresgren to Walter H. Jobe; Decree - 1939, Depositors Liquidation to John Beedon; (CD) 1944, Depositors to Alma Weist.

Tax Rolls: 1899, Thomas Patterson, land - \$2,000; 1904, Thomas Patterson, house and lot - \$2,200; 1910, Thos. Patterson - house and lot, \$2,200; 1915, Thomas Patterson - house and lot, \$2,300; 1920, J. H. Stevens - \$5,300; 1924, J.H. Stevens and Franklin Foresgren - \$5,000.

The house was built in 1890 by Thomas Patterson. In 1932 Lena and Alma Weist rented the property for a hospital. It operated in that capacity until 1966 when Lena died and Alma closed the facility. Alma died Aug.21, 1977. She was 85.

DATE OF CONSTRUCTION Assessors: 1893 remodeled 1989.

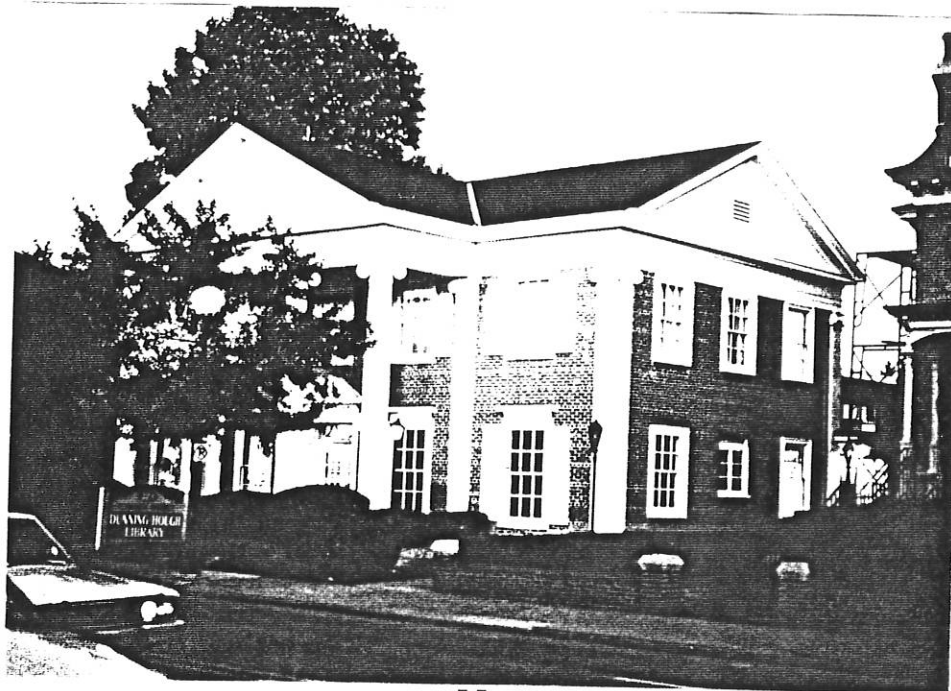
Thomas Patterson was born in Belfast, Ireland, in 1834, and immigrated to the United States in 1846 and settled in the Livonia area. He married Irene Whipple in 1859. He became well known as a builder and as a cement contractor. In 1889 Patterson purchased this vacant lot which was considered to be an upscale residential area. He built a lavish home to equal its neighbors along Main Street. The house boasted bay windows, stained and leaded glass, wide wooden mouldings, and pocket doors. The house remained in the Patterson family until 1920 when it was sold to J. H. Stevens. It sold several times in the next nine years. The Weists were able to rent the house because its ownership had reverted to the bank in a bankruptcy case. Lena and Alma were seeking the largest available structure in Plymouth to establish their hospital. In August of 1932 Plymouth Hospital officially opened. Lena, a nurse, was responsible for the patients' general care and Alma handled the business end. The house was sold in 1979 to Caldwell and Reinhart.

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This building contributes to the architectural heritage of the historic district.

BIBLIOGRAPHY Plymouth 1980 Landmark Award. Plymouth Historical Society.



HISTORIC NAME
OTHER NAMES Dunning-Hough Library
ADDRESS 223 South Main Street

HISTORIC FUNCTION Municipal
CURRENT FUNCTION Municipal
OWNERSHIP Public

ARCHITECTURAL CLASSIFICATION Classical Revival

	Main Building	Other buildings/features
FOUNDATION		
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story brick Classical Revival building is built on a concrete foundation with a side-gable roof. The impressive pedimented two-story portico with Ionic columns dominates the building's facade. Two-story Ionic pilasters divide the window bays and mark the corners. Typical multilight double hung sash windows, some with shutters, and a central entrance with a broken pediment are characteristic of the classical style of architecture.

HISTORY City Directories: 1938, State Highway Department, district office; 1943, same.

Tax Rolls: 1924, Kate Allen - \$5800.

Bessie Isabel Dunning and her daughter, Margaret Dunning, donated the funds to purchase a landmark residence which housed the library until 1953. In 1953, to serve the needs of a growing community, the City of Plymouth provided funds to construct the

east portion of the present structure. In 1957, a still growing community again required more adequate facilities. In response to this, the Edward C. Hough and the Mary Hough Kimble Foundation provided \$140,000 to complete the present building by erection of the colonial front wing.

Bessie Isabel Dunning was born in Livonia on July 29, 1871, to Wm. & Belle Rattenbury. Her father, a prominent farmer, owned a considerable amount of farm land that is now the site of Rosedale Gardens. In 1893, Bessie married Charles Dunning. After his death in 1923, she moved from Telegraph and Plymouth Road area to the City of Plymouth. She was a charter member of the Plymouth Historical Society, a member of the Order of Maccabees and attended the First Presbyterian Church.

Edward Hough - former president of the Daisy Manufacturing Company. Born March 17, 1872 in Canton

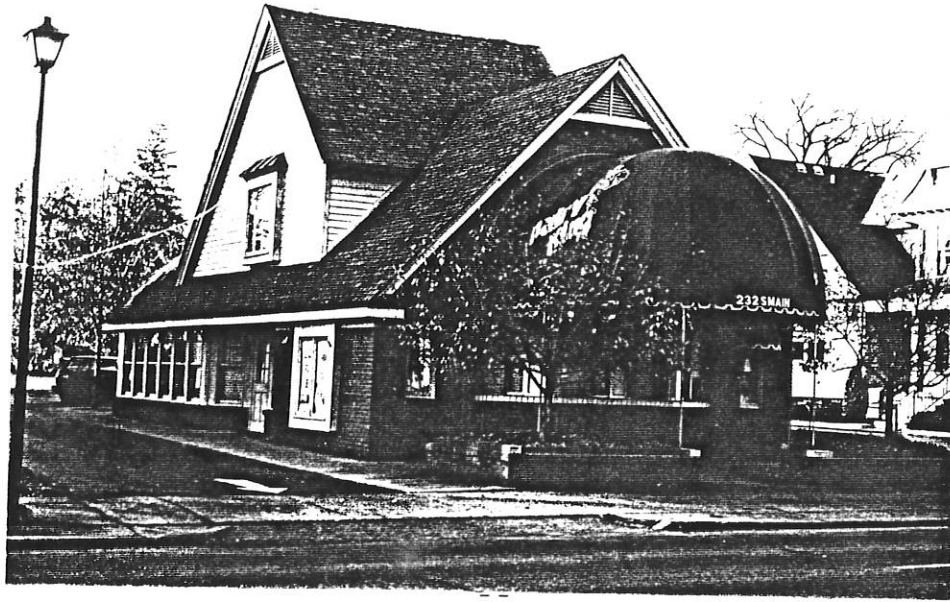
Wheeler & Becker, architects. Hyatt Construction, contractors. Furnishings, Blunk, Inc. Norman D. Nelson & Sons, mechanical contractor. Allstate Electric Company, electrical contractor

DATE OF CONSTRUCTION 1953; 1957.
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY Library History. Agnes E. Paulin, librarian.
Dunning-Hough Library.



HISTORIC NAME
OTHER NAMES Dairy King
ADDRESS 232 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Cross-gable

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick veneer	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION One-and-one-half story brick cross-gable commercial structure replaces a previous Dairy King at this same location.

HISTORY City Directories: 1927, Charles R. Greenlaw; 1931, same; 1935, same; 1938, same; 1943, Floyd Martin.
 Maps: Sanborn, 1918 - two story house.

Title Search: 1911, Lewis Bennett to Charles Greenlaw; 1976, Florence Neal sold to Donald and Julia Meek.

Tax Rolls: 1915, Charles Greenlaw, house and lot - \$2,300; 1920, Charles Greenlaw - \$5,000; 1924, Charles Greenlaw - \$4,500.

DATE OF CONSTRUCTION Assessors: 1985
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.
BIBLIOGRAPHY

This building is noncontributing



HISTORIC NAME Henry W. Baker House
OTHER NAMES Baker House Ltd.
ADDRESS 233 South Main Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Second Empire

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Brick	
ROOF	Built up insulation/asphalt	
OTHER		

DESCRIPTION The beautifully restored two story Second Empire house built on a stone foundation was constructed with solid brick walls. A prominent front gable (originally with a tower) is lavishly detailed with lacy vergeboard, elaborate window surrounds and a bay window. Long narrow rectangular multilight fenestration is used throughout the house. A delicate entry porch with slender posts shelters the double-door entry with colored-glass panels in the doors. Two massive corbeled brick chimneys emanate from the north and south facades. The house's original architectural detailing is intact and provides an accurate representation of its historic style.

HISTORY

Henry W. Baker (1833-1920), builder of this house, was a photographer, merchant and lumberman. He was one of the founders of the Plymouth Iron Windmill Co. which became Daisy Manufacturing Co. in 1895 and served as president of the firm. Baker's descendants lived here until 1943.

City Directories: 1927, Anna M. Baker, music teacher; 1931, same; 1935, same; 1938, same; and Hanna E. Strasen, music teacher; 1943, Anna M. Baker and Edgar B. Woodard.

Title Search: 1825, U.S. to Wm. Starkweather; 1828, Starkweather to Timothy Lyon; 1830, Lyon to Benjamin Holbrook, Jr.; 1833, Holbrook to Daniel Livermore; 1836, Holbrook to John York; 1837, York to Ebenezer J. Penniman; 1858, Penniman to Henry Fralick; June 17, 1882, Fralick to Henry W. Baker.

Tax Rolls: 1920, Anna Baker - \$5,000; 1924, Anna Baker - \$5,800.

Maps: Sanborn, 1914, house.

DATE OF CONSTRUCTION	Assessors: 1875; remodeled 1981.
ORIGINAL OWNER	Henry W. Baker

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This outstanding example of Second Empire architecture was recognized in 1976 by an AAUW Landmark award and listed on the National Register of Historic Places in 1982. It stands as one of the few remaining residential houses that stood along fashionable Main Street in the last quarter of the nineteenth century. It is a contributing building to the historic district.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Uniglobe
ADDRESS 238 South Main Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The stately two-and-one-half story multi-gabled Queen Anne house is built on a stone foundation. Stone piers surmounted by square wood post support a full-width open porch that shelters the entry. Modern synthetic siding and replacement windows compromise the architectural integrity of the house.

HISTORY

City Directories: 1927, John W. Henderson; 1931, same; 1935, same; 1938, same; 1943, Mrs. Emma Henderson.

Maps: Sanborn, 1914 - two story house; 1918, same.

Title Search: Title Search: 1875, Abraham Fralick to Ella Safford; 1904, Ella Safford to John W. Henderson.

Tax Rolls: 1910, John Henderson - \$2,000; 1915, John Henderson - \$2,000; 1920, J.W. Henderson - \$5,000; 1924, J.W. Henderson - \$5,000.

John Henderson was a charter member of the Plymouth Historical Society and a former mayor of Plymouth.

DATE OF CONSTRUCTION Assessors: circa 1912; remodeled 1980.
ORIGINAL OWNER John Henderson

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT The house is noncontributing because of alterations.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Hugs and Kisses
ADDRESS 249 South Main Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Arts and Crafts bungalow

	Main Building	Other buildings/features
FOUNDATION	Stone and concrete	
WALLS	Brick veneer/modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The brick Art and Crafts side-gable bungalow displays a typical gable-roof dormer detailed with exposed rafter tails and triangular knee-brace brackets. Three diminutive windows of multilight over a single light glass punctuate the dormer's facade. The house's roof extends over the entry door and forms the porch roof. Low brick railings with stone trim complete the porch. A south-side stairway was a later addition.

HISTORY City Directories: 1927, Albert E. Patterson, physician; 1931, same; 1935, John F. Kelly, physician, Mrs. Gladys N. Patterson; 1938, John F. Kelly, physician; 1943, same.

Title Search: John and Elizabeth More to Mary A. Valentine; 1917, Henry C. Valentine to Albert E. Patterson.

Tax Rolls: 1904, Mary Valentine, house and lots - \$1,800; 1910, Mrs. Mary Valentine, house and lot - \$1,800; 1915, Mary Valentine -house and lot, \$1,800; 1920, A. E. Patterson - \$6,000; 1924, A.

E. Patterson - \$8,000.

DATE OF CONSTRUCTION
ORIGINAL OWNER

Assessors: circa 1930

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This house is an outstanding example of Arts and Crafts architecture and contributes to the architectural and historical integrity of the historic district.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Henry Ford Medical Center
ADDRESS 249-261 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Neo-classical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick veneer	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one story brick Neo-classical Revival commercial structure is built on a concrete foundation. A full two-story pedimented portico with Ionic columns and Adamesque ornamentation dominates the eight bay symmetrical facade. Round-arched surrounds of corbeled brick with keystones highlight the multilight windows. A wide cornice, brick quoins, and corbeled chimneys add architectural interest to the structure.

Donald Bidwell, contractor. Built on Irene Trusdale property.

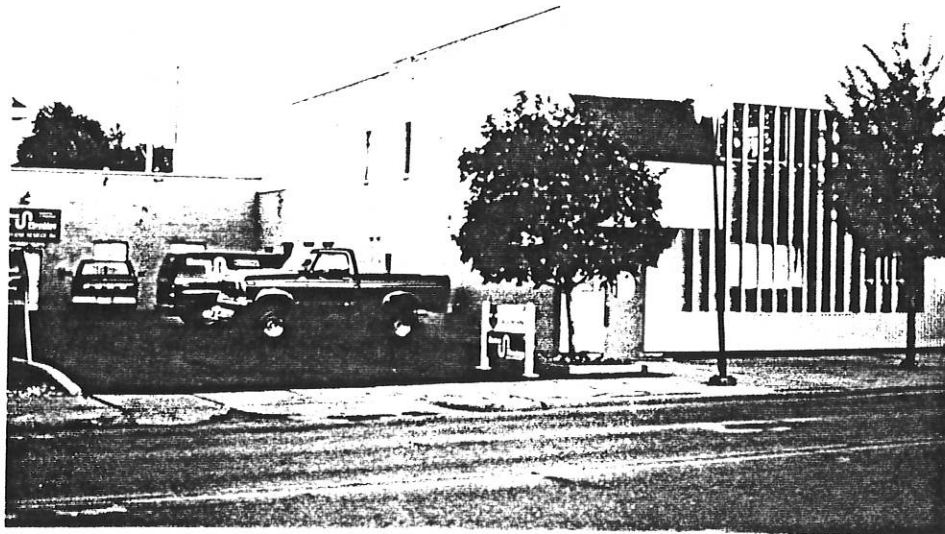
HISTORY Tax Rolls: 1924, Emogene Williams - \$4,000;

DATE OF CONSTRUCTION Assessors: 1983
ORIGINAL OWNER Robert W. Bake

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.
BIBLIOGRAPHY

This building is noncontributing



HISTORIC NAME

OTHER NAMES Growth Works/Horton Plumbing
ADDRESS 271 South Main Street

HISTORIC FUNCTION

CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Concrete block	
ROOF	Asphalt shingle	
OTHER	The two story cement block structure has been modernized with a vertical board treatment. The historic architectural features are not visible.	

DESCRIPTION

HISTORY City Directories: 1935, The Plymouth Mail newspaper, Elton R. Eaton, printer; 1938, same, also listed as publisher; 1943, same.

Title Search: 1906, Plymouth Improvement Association to Linus H. Galpin; 1936, Linus H. Galpin to Elton R. Eaton; 1940, Eastern Michigan Properties Corp. to Elton R. Eaton.

Tax Rolls: 1915, L. Galpin, house and lot - \$1,600; 1920, L. G. Galpin - \$5,000; 1924, L. H. Galpin - \$5,000.

Elton R. Eaton served as secretary to Gov. Groesbeck

DATE OF CONSTRUCTION Assessors: 1953
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of alterations.
BIBLIOGRAPHY

This building is noncontributing



HISTORIC NAME

OTHER NAMES Schrader Funeral Home
ADDRESS 280 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Classical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick and block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one and two story brick building appears in its current configuration in the 1939 city directory. The impressive two story pedimented portico with Ionic columns is the centerpiece and focal point of the structure. A full-width flat-roof open porch with wrought iron columns is a later addition. Multilight windows with shutters and a denticulated cornice are typical classical features.

HISTORY City Directories: 1927, Schrader Bros., undertakers; 1931, 280-Walk Over Boot shop, Fisher Blake shoe repair, 282-Schrader Bros. Undertakers; 1935, 280-William Wood Insurance, 282-same; 280 Detroit Times news agency, A. M. Abbott Co., mausoleums, Rusling J. Cutler, lawyer, Plymouth Real Estate Exchange, William Wood, insurance agency, Samuel J. Gettleson, real estate, 282, Schrader Funeral Home, Francis N. Lockwood; 1943, 280-Schrader Funeral Home.

Maps: Sanborn, 1899, two story house; 1909 - same; 1914, same;

1918, two story house with two one story additions, undertaker.

Title Search: 1892, Alfred Coleman estate to Ella Safford; 1905, Ella Safford to Fred F. Bennett; 1910, Fred F. Bennett to John H. Patterson; 1937, John Patterson to First Deposit Corporation of Plymouth; 1943, First Deposit Corporation of Plymouth to Fred D. Schrader. Lot 208 - 1884, Wm. Miller to Charles C. Shortman; 1910, Carrie Shortman to Wm. F. Markham; 1914, Wm. F. Markham to Charles R. Greenlaw; 1931, Charles R. Greenlaw to Fred Schrader

Assessors: 1962. Tax Rolls: 1904, Ella Safford lots; 1915, John Patterson, house and lot -\$4,500; 1920, Fred Schrader - \$4,800; 1924, Fred Schrader - \$6,000 (address listed as 282.)

Most of the businesses mentioned above were located in a two story commercial block located just north of the funeral home (demolished - now a parking lot.)

March 1, 1904, Fred and Nelson Schrader, brothers, founded the Schrader Funeral Home in Plymouth. The Schrader's funeral business was run in conjunction with their furniture business which was typical at the time. Their first location was on the second floor of the building that Blunk's occupied on Penniman. In 1917, the mortuary was moved to this location and the first funeral home in the area was established. This was a bold move for it marked a departure from customary home funerals. Motorized equipment replaced the horse drawn hearse.

In 1930, the furniture end of the business was dropped and in 1933, Nelson and Fred ended their partnership with Fred and his son, Edwin, continuing. Nelson had moved to Northville in 1908 and ran a successful furniture business.

A historic photograph taken before 1939 reveals that an extensive remodeling occurred to the original establishment. Originally a gabled-ell with a projecting one story north addition, the house appears to be light brick or stucco.

DATE OF CONSTRUCTION
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Commercial/Architecture

SIGNIFICANCE STATEMENT This building is significant to the historical and architectural heritage of the historic district and the business is an integral part of Plymouth's commercial development.

BIBLIOGRAPHY Plymouth Observer. 6 February 1978.
1939 City Directory.



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HISTORIC NAME The Conner Building
OTHER NAMES
ADDRESS 290 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Two-part Commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION This distinctive two-part brick commercial block has anchored the northwest corner of Penniman and South Main since 1898. Built by Wm. Conner who established his hardware business in 1852, the present structure was built in three phases. The Conner Building, the first section at the corner of South Main Street and continuing west of Penniman, was built in 1898. The Jane Conner Building, the middle section (north on South Main Street), was built in 1904 and the William T. Conner Building (adjoining the Jane Conner building to the north) was constructed in 1926. Commercial businesses have traditionally occupied the first story and offices were upstairs.

Typical large plate glass storefronts with recessed entries were the popular style of the period. Each addition to the original building adopted the same second-story fenestration and storefront arrangement. A balustrated roofline (since removed)

crowned the denticulated cornice. The original brick has been painted and the three inscribed stones located on the South Main side of the building above the triple sets of windows have been removed.

HISTORY City Directories: 1927, Charles G. Draper, jeweler; 1931, 288-90-Charles Draper, jeweler; 1935, same; 1938, Conner Building (292) - Elon B. Champe, dentist, Harold J. Brisbois, physician, Frank J. Bush, physician, Alexander Taylor, jeweler, Claire Steinhurst, beauty shop; 1943, Conner Building - same dentist and beauty shop and Harold F. Hamill, civil engineer.

Maps: Sanborn, 1893, frame hardware store; 1899, hardware store, shoe store, barber shop, jewelry store; 1909 - same, bakery, office, and jewelry store; 1914, jewelry store; 1918, same.

Title Search: 1859, John Van Benschoten, Joshua Scattergood to Michael Conner; 1895 (estate of Michael Conner); 1940, estate of Wm. T. Conner to C. F. Smith Company, a Michigan Corp.

Tax Rolls: 1899, Wm. Connor - buildings and land - \$7,500; 1904, Wm. T. and Mary Connor, buildings and land - \$7,000; 1910, Wm. T. and Mary Conner, buildings and lot - \$7,000; 1915, Wm & Mary Conner, buildings and lot - \$8,000; 1920, Wm. Conner - \$18,000; 1924, (290-298) Edith Birch, Charles McConnell, Glen Smith, - no value.

Michael Conner, Sr. (b. Greenwich, England. Nov. 6, 1829 - d. Nov. 15, 1895) moved to Plymouth with his widowed mother.

In 1852 he left Plymouth with David Fralick in search of gold in New Eldorado, California. Unsuccessful in his quest, he returned to Plymouth in 1856 and purchased the hardware store at South Main and Penniman from Henry Bennett. He converted an old wagon shop at the rear of the store into his home.

Michael served the Village of Plymouth in many capacities. He, along with Henry Bennett, was instrumental in bringing The Flint and Pere Marquette railroad to Plymouth. He was director of the school board, president of the Village of Plymouth for ten terms, township clerk in 1862, drain commissioner, 1890; president of the Plymouth Dramatic Club, 1899, band leader for twenty-five years, chief of the volunteer fire department. Involved with the purchase and platting of Riverside Cemetery. He was active in the Rotary Club, and a member of the Masonic Lodge.

He served as president of the Plymouth Iron Windmill Company when it organized in 1882. (H.W. Baker - manager; L.C. Hough - treasurer; R.L. Root - secretary) In 1888, Clarence Hamilton designed a gun and approached H.W. Baker to manufacture the "daisy - slang for that type of gun" and the windmill company

manufactured the gun as a sideline. This was the birth of the Daisy Mfg. Company.

Michael married Jane Woodruff 2-18-1858 (b. 7-03-1832 d. 6-23-1920.) Four children from that marriage. Two children died in childhood Katie Conner who died at age three and Louis E. age one; William Tunis Conner (7-14-1862 d. 6-29-1939) and Mary Eliza Conner (b.12-19-1867 d. 4-19-1948.)

William married Mary Katherine Wilcox, daughter of Mr. and Mrs. D. B. Wilcox 2-24-1888. She died 2-28-1926 at the age of 60. Two daughters Mrs. Hazel Katherine Conner Moon of Plymouth and Mrs. Elizabeth Jane Conner Tilton of Concord, New Hampshire.

In 1898 Wm. Conner moved the frame building on the northwest corner of South Main and Penniman to 185 Adams Street and built the first of three sections of the Conner Building.

John H. Patterson was the builder for the 1898 structure.

DATE OF CONSTRUCTION	Assessors: 1898
ORIGINAL OWNER	William Conner

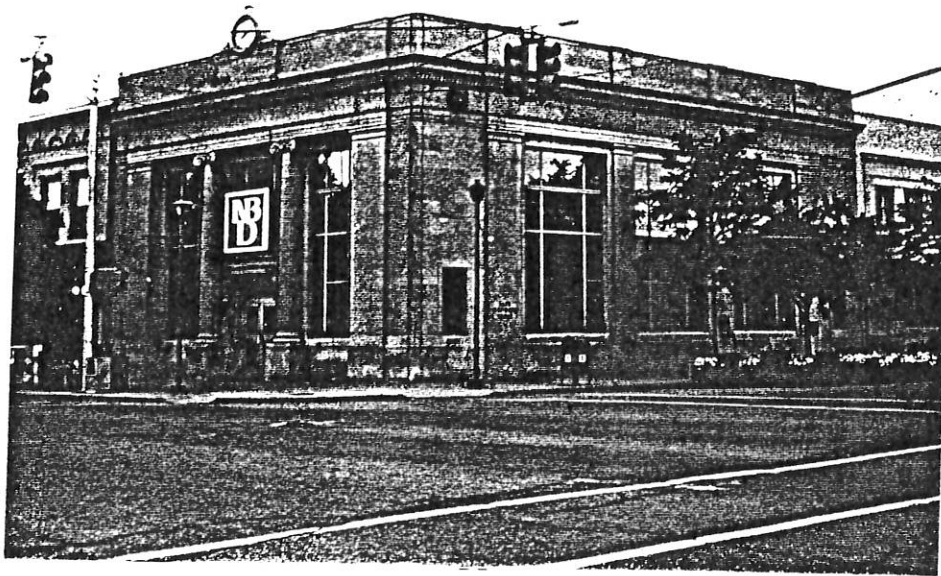
HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This landmark building is significant to the commercial development as well as the architectural heritage of the historic district.

BIBLIOGRAPHY Michael Conner & Son. Unpublished paper. Hazel Conner Moon.

Plymouth Mail. 22 November 1895.

1898 Contract between Patterson and Conner for the construction of the Conner Block. Plymouth Historical Museum Archives.



HISTORIC NAME
 OTHER NAMES National Bank of Detroit
 ADDRESS 306 South Main Street

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Classical Revival

	Main Building	Other buildings/features
FOUNDATION	Limestone block	
WALLS	Cinder block	
ROOF	Asphalt shingles/gravel	
OTHER		

DESCRIPTION The one-part limestone commercial block is constructed in an enframed window wall which reflects an effort to give greater order to the facade composition of small and moderate-sized commercial buildings, a goal that became pronounced around the turn of the 20th century and remained popular through the 1940's. The symmetrical facade's glazed bays are divided by fluted Ionic engaged columns that flank the central entrance. A decorative door treatment with a rectangular fanlight and a cornice emphasized with dentils are typical Classical Revival features. A clock creating a parapet wall decorates the roof line. The north facade continues the rhythm established on the front facade with three glass bays separated by simple pilasters.

HISTORY City Directories: 1938, no listing.

Maps: Sanborn, 1893 - building under construction; 1899, Coleman Block - grocery, boot & shoes; 1909, the Coleman Block (Knights of Pythias Hall on the second floor) - shoe store, millinery; 1914, grocery and drug stores; 1918, grocery.

Title Search: 1872, Charles A. Brisbow and David G. Bradner to Alfred B. Coleman; 1913, Phoebe Earl, Mary C. Covert to Fannie Coleman; 1913, Fannie M. Coleman to Charles A. Fisher; 1913, Fisher to Plymouth United Savings Bank. Tax Rolls: 1899, Coleman block -\$7,500; 1904, Fannie M. Coleman, brick block - \$8,000; 1910, Bank -Plymouth United Bank building - \$4,500 (brick bldg \$3,500); 1915, can't locate; 1920, Plymouth United Savings Bank - \$46,000; 1924, Plymouth United Savings Bank - \$46,000.

According to a history of Plymouth banks, this building was built by John H. Patterson on land bought from Fannie Coleman. The title search verifies that the bank bought the land from Fannie Coleman. A 1919 photograph from the Sam Hudson book (p.27) depicts the construction of the bank on the former site of Gale's store. The bank opened for business at this location on April 12, 1920. This was the second location of the Plymouth United Savings Bank when it relocated from 330 South Main Street.

Brief bank history: The First National Bank was reorganized in 1891 and became the First National Exchange Bank. George Starkweather continued as president and Oscar A. Frazer as its cashier. Theodore C. Sherwood, later to become Michigan's first Commissioner of Banking, was president of Plymouth's third bank, the Plymouth National Bank, which opened in 1884. In 1890, it became Plymouth Savings Bank and in 1893 consolidated with the First National Exchange Bank to become Plymouth United Savings Bank. In 1952, Plymouth United Savings and the First National Bank (833 Penniman) agreed to merge with National Bank of Detroit.

DATE OF CONSTRUCTION	Assessors: 1913
ORIGINAL OWNER	Plymouth United Savings Bank

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This key building in Plymouth's commercial district is a visual anchor on the southwest corner across from the Conner Block and facing historic Kellogg Park. It contributes to the historical, architectural, and commercial integrity of the historic district.

BIBLIOGRAPHY Fisher, Roy A. History of Plymouth Banks. 1952. Unpublished paper. Archives. Plymouth Historical Museum.



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HISTORIC NAME
 OTHER NAMES
 ADDRESS 322 South Main Street

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Classical Revival two-part
 commercial brick block

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Composition	
OTHER		

DESCRIPTION The two story two-part brick commercial block features a symmetrical facade with a classically-inspired frieze and a denticulated cornice. Second-story fenestration features a centered Palladian-inspired window below a building inscription, identifying the Penniman Block built in 1893, flanked by sets of windows in an enframed wall. The first story retail part of the building is typical with its large plate glass expanses and transom lights. Decorated engaged columns stand at each end of the front facade. A brick parapet has been removed from the building.

HISTORY City Directories: Between 1893 and 1920, J. R. Rauch, store; 1927, Green and Joliffe, haberdashers; 1931, same; 1935, Walk-over Boot Shop, Willoughby Bros shoes, Blake W. Fisher shoe repair; 1938, same ; 1943, same.

Maps: Sanborn, 1893 - building under construction; 1899, Penniman Block - grocery and dry goods; 1909, the Penniman Block - grocery store, dry goods store, Hall on second floor; 1914, dry goods; 1918, clothing and boots and shoes.

Title Search: 1868, John Steele to George Starkweather; 1892, George A. Starkweather to R. G. Hall; 1893, R. G. Hall to Kate Penniman Allen; 1902, Kate Penniman Allen to Anna Cohen; 1902, Anna Cohen owned and gave a lease to the Penniman Block. 1918, Anna Cohen to Fred A. Dibble; 1942, Nettie L. Dibble to Charles A. Fisher.

Tax Rolls: 1899, Kate Allen - \$7,000; 1904, Anna Cohen, stores and lot - \$7,000; 1910, brick store - \$7,000; 1920, F. Dibble - \$12,000; 1924, F. A. Dibble - \$13,000.

From the title search, it appears that Kate Penniman Allen built the Penniman block after the 1893 fire that destroyed most of the building on South Main Street between Penniman and Ann Arbor Trail.

DATE OF CONSTRUCTION	Assessors: 1893
ORIGINAL OWNER	Kate Penniman Allen

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This architecturally significant building is one of the few historical commercial structures that still stands from before the turn of the 20th century and is therefore extremely important as a visual historical landmark of Plymouth's commercial development. It is a contributing building to the historic district.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Wiltse's Community Drug Store
ADDRESS 330 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Two-Part Commercial Block/Classical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Composition	
OTHER		

DESCRIPTION This two-part commercial brick block continues the classically-inspired frieze with a denticulated cornice of 322 South Main. The second-story Palladian-inspired window is slightly recessed with decorative twisted roping above. A brick parapet has been removed from the building.

HISTORY City Directories: 1927, Community Pharmacy; 1931, same; 1935, same; 1938, same; 1943, same.

Maps: Sanborn, 1893 - building under construction; 1899, bank; 1909, same; 1914, same; 1918, same.

Title Search: 1868, John Steele to George Starkweather; 1892, George A. Starkweather to R. G. Hall; 1893, R. G. Hall to Kate Penniman Allen; 1902, Kate Penniman Allen to Anna Cohen; 1902, Anna Cohen owned and gave a lease to the Penniman Block. 1918, Anna Cohen to Fred A. Dibble; 1942, Nettie L. Dibble to Charles

A. Fisher. same as 322 S. Main.

Tax Rolls: 1910, Plymouth United Savings Bank stock holders listed in 1910 tax rolls but no tax entry; 192 (part of same block as 322) Plymouth United Savings Bank - \$6,600; 1924, J. Blickenstaff - \$6,600.

DATE OF CONSTRUCTION

ORIGINAL OWNER

Kate Penniman Allen

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This architecturally significant building is an outstanding example of two-part commercial block buildings that stand as visual landmarks of turn-of-the-century architecture. It is one of only a handful of historic commercial structures in the heart of downtown. It is a contributing building to the historic district.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 336 South Main Street

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Two-part Commercial Block/Classical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Composition	
OTHER		

DESCRIPTION Although the same classical frieze and denticulated cornice continue across the facade of this building, the second-story picture window is a replacement of three double-hung sash windows that were original to the structure. The first story retail space is symmetrically divided by a central entrance with glazed expanses for displays. A brick parapet has been removed from the building.

HISTORY This storefront is part of 330 South Main.

City Directories: Between 1893 and 1920, E. L. Riggs, department store; 1927, Blunk Bros. department store, Chamber of Commerce; 1931, Blunk Bros, Business Mens Club; 1935, Blunk Bros. Dept Store; 1938, same; 1943, Taylor & Blyton Inc., dept store.
 Maps: Sanborn, 1893 - building under construction; 1899, dry goods; 1909, same; 1914, dry goods and clothing store; 1918, same.

Title Search: 1868, John Steele to George Starkweather; 1892, George A. Starkweather to R. G. Hall; 1893, R. G. Hall to Kate Penniman Allen; 1902, Kate Penniman Allen to Anna Cohen; 1902, Anna Cohen owned and gave a lease to the Penniman Block. 1918, Anna Cohen to Fred A. Dibble; 1942, Nettie L. Dibble to Charles A. Fisher. same as 322 S. Main.

Tax Rolls: 1920, Wm. Blunk - \$6,100; 1924, Wm. A. Blunk - \$10,200.

DATE OF CONSTRUCTION	1893
ORIGINAL OWNER	Kate Penniman Allen

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This contributing building completes the brick blocks on South Main that were once called the Phoenix block because they were rebuilt after the 1893 fire. They are an enclave of buildings that stand intact as representative commercial structures that reflect an historic period of architectural and commercial development that occurred in Plymouth before the turn of the 20th century.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 340-380 South Main Street

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Brick Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Cement block	
WALLS	Commercial brick	
ROOF		
OTHER		

DESCRIPTION This one-part brick commercial block is seven bays wide with five retail businesses operating in the building that once housed the Kresge store. Two canopies rising only slightly above the glass display windows flank three central canopies that begin above the store's glass expanse and extend to the cornice marked with a pattern of square raised bricks creating a dentil effect.

HISTORY City Directories: 1927, 344-46-Woodworth's Bazaar, 354-VanKleek's Ice cream, Henry W. Murray candies, Czarina Penney, music teacher, 360-Knights of Pythias, 364-Perry Woodworth Real Estate, 366-vacant, 370-Simon's Dry Goods, 374-Arthur B. Yax, 376-Martin's Dry Goods Store; 1931, 344-46, same, 354-A and P grocers, Henry Murray, Czarina Penney, 360-vacant, 364-Kroger grocery, 366-Harry Petty, 370-Calvin Simon, dry goods, 374-vacant, 376-Plymouth Workman's Store; 1935, 344-46, same, 354-same, 360-Odd Fellows Temple, 364-same, 366-vacant, 370-same, 374-vacant, 376-Abraham S. Goldstein, dry goods; 1938, The Fraser

Building, 344-46 Woodworth, 360- Odd Fellows Temple, Berea Chapel - Assembly of God, Women's Business Club, Canton Assembly No. 17, Tonquish Lodge No. 32 (IOOF), Rebekah Lodge No. 182, Somerset Music Institute, 364- Kroger Grocery & Bakery Co, 366-vacant, 370-Calvin Simon, dry goods, 374- vacant, 376 Abraham S. Goldstein, dry goods; 1943, 344-46-same, 354-Calvin Aimon, dry goods, John S. Dayton, lawyer, 360-same, 364-same, 374-same, 376-same.

Maps: Sanborn, 1893 - building under construction; 1899, Fraser Block - grocery store and drug store, Vandegar Block - bank, Miller Block - saloon and general store; 1909, the Fraser Block, - drug store, the Vandegar Block - grocery store, the Miller Block, grocery, vacant on second floor, saloon; 1914, drugs, saloon, grocery, IOOF Lodge on 2nd floor; 1918, drug store, grocery.

Title Search: 1835, Benejah Holbrook to Edward Brooks; 1865, Henry Fralick to Peter Fralick; 1877, the Fralick estate to Oscar A. Fraser; 1928, estate of Fraser to Royal P. Woodworth; 1939, Woodworth to Depositors Liquidation Corporation; 1939, Depositors to Calvin Simon (CD.)

Tax Rolls: 1899, O.A. Fraser, brick store -\$3,000; 1904, O.A. Fraser, brick store and lot - \$4,200; 1910, O. A. Fraser, brick store - \$3,000; 1915, Fraser, brick store building - \$4,200; 1920, H. P. Murray - \$5,000, F.P. Sherman -\$5,000; 1924, (352) Woodworth Brothers - \$7,000; (354) H. P. Murray - \$6,000 and lot at 360 - \$200; (362) G.P. Sherman - \$6,500; (370) Jack Simon - \$8,000; (374) G.P. Sherman - \$6,000.

This building replaces a two-story structure that was demolished around 1940.

DATE OF CONSTRUCTION Assessors: circa 1930.
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Commerce

SIGNIFICANCE STATEMENT This building contributes to the historic district and the commercial development of Plymouth's retail history.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Chamber of Commerce/Adventura
ADDRESS 386-392 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Built-up insulation	
OTHER		

DESCRIPTION This one story commercial brick block building constructed on a concrete block foundation features large display windows on both the front and south facades. The flat-topped roof building's mansard-inspired shingle roof is a later modernization.

HISTORY City Directories: 1927, 392-Plymouth Hotel, Walter Madsen Restaurant; 1931, same; 1935, same; 1938, no entry; 1943, nw corner - D&C Stores.

Maps: Sanborn, 1893 - Berdan Hotel; 1899, the Hotel Plymouth; 1909, the Plymouth Hotel; 1914, the Hotel Plymouth; (394-396) Hotel Plymouth, three grocery stores, and office.

Title Search: 1875, Robert D. Rhead to Martin Kinyon; 1882, Martin C. Kinyon to Marvin Berdan; 1894, Berdan to Daniel L. Davis; 1896, Davis to John G. String; 1898, String to John B. Klee; 1901, Klee to Mari Klee; 1902, Mary Klee to Mathilda Kurth;

1905, John G. String to Mary Francis O'Brien; 1906, O'Brien to Dewey M. Berdan; 1911, Berdan to Nathaniel B. Herriman; 1919, Herriman to Otto Rosenbusch; 1919, Rosenbush to Ralph J. Lorenz (cousin of Ralph G. Lorenz who owned and operated the Mayflower Hotel.)

Tax Rolls: 1899, John B. Klee, brick hotel - \$4,000; 1904, John G. String, hotel and lot - \$6,500; 1910, Dewey Berdan - Kate Allen add to Pk Place - \$1,800; 1915, Hotel Plymouth - \$8,000; 1920, Hotel Plymouth - \$9,000; 1924, Hotel Block - \$9,000.

This northwest corner of South Main and Ann Arbor Trail was the location of hotels beginning with John Kellogg building one that was replaced with the Plymouth Hotel in the 1890's. It was operated by J.G. Streng (sometimes appears as String) in 1898. At a later date, it was known as the Berdan Hotel run by Dewey Berdan. The last owner of the hotel was Ralph J. Lorenz. The hotel was condemned and demolished in 1927. The building that housed the D & C store was erected in place of the hotel. Lou Goddard built the Mini-Mall there. (Hudson - p.63)

DATE OF CONSTRUCTION Assessors: 1930
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Commerce

SIGNIFICANCE STATEMENT This building is noncontributing because of alterations.

BIBLIOGRAPHY



HISTORIC NAME Tonquish Temple
 OTHER NAMES Mayflower Meeting House
 ADDRESS 499 South Main Street

HISTORIC FUNCTION Cultural/Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Classical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The two-part commercial block structure is built on a concrete foundation. The building's facade is segmented into four sections by pilasters. Double-hung sash windows with a pediment, either closed or broken, punctuate the building. A parapet ornamented with balustrades and an inscribed plaque noting the 1825 date of the organization of the Tonquish Temple Association crown the brick building. The first story's retail space is divided into several storefronts. The second story, which was once the Oddfellow's meeting hall, was vacant for twenty-seven years when Ralph G. Lorenz purchased the building in 1965. He extensively remodeled the space into a Viennese-styled ballroom capable of accommodating up to 450 people.

HISTORY City Directories: 1927, 455-Odd Fellows Temple, 459-vacant, 461-Michigan Federated Utilities Gas Co., 477-Plymouth Cafe restaurant, 479-William E. Rogers; 1931, 544-same, 459-61-Michigan Federated Utilities, 477-vacant, 479-Frederick Paulun; 1935, 455-vacant, 459-61-Consumers Power Co., 477-Plymouth Feed

Store, 479-Homer N. Williams; 1938, Wm C. Simpson, 459-61- same, 477-Wm. C. Simpson, beer tavern, 479-same; 1943, 455-Plymouth Recreation, 459-61-Consumers Power, 477-Wm C. Simpson, beer garden, 479-Harold Leslie.

Title Search: Wm. Starkweather to Timothy Lyon; 1829, Lyon to Benajah Holbrook; 1835, Holbrook to Edward Brooks; 1835, Brooks to John Kellogg; 1838, (parcel B of Lot 739) Thomas Stevens to Henry Fralick; 1843, (Lot 738) John Kellogg to Henry Fralick; 1870, Fralick to Calvin Crosby; 1898, Crosby to Plymouth Savings Bank; 1912, Plymouth Savings Bank to John Quartel; 1923, (Lot 738 & 739) estate of John Quartel to Tonquish Lodge #32 of the Independent Order of Odd Fellows.

Tax Rolls: 1920, John Quartel - \$6,300; 1924, IOOF -\$5,000.

The building was probably built in 1924. The lots were left by John Quartel's estate in 1923 and the tax rolls indicate the IOOF paid \$5,000 in taxes in 1924. The Odd Fellows went bankrupt. This may have occurred after 1927 and before 1931 because the IOOF no longer appears at this address in the city directories.

DATE OF CONSTRUCTION	Assessors: circa 1950
ORIGINAL OWNER	Odd Fellow Temple Association

HISTORICAL SIGNIFICANCE Architecture/Culture/Commerce

SIGNIFICANCE STATEMENT This architecturally significant building housed the IOOF Temple Association and provided commercial space for businesses since the 1920's. It contributes to the commercial history of the historic district.

BIBLIOGRAPHY



HISTORIC NAME
 OTHER NAMES Mayflower Motor Inn
 ADDRESS 471 South Main Street

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Neo Colonial Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick/modern synthetic siding	
ROOF	Built-up insulation	
OTHER		

DESCRIPTION The two-story rectangular motor inn is built on a concrete foundation. The multi-light windows, some with shutters, and the symmetry of the structure are classical characteristics of the Colonial Revival style.

HISTORY This building is part of Lorenz's Mayflower Square built in 1976.

DATE OF CONSTRUCTION	1976
ORIGINAL OWNER	Ralph J. Lorenz

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES
ADDRESS 477-497 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Neoclassical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick veneer/Modern synthetic siding	
ROOF	Built-up composition	
OTHER		

DESCRIPTION The two-part rectangular commercial block is an addition to 455 South Main. The brick first story facade is punctuated with entry doors and multilight windows for three separate businesses along with a south entrance for the Mayflower Meeting House on the second floor. A decorative balustraded railing above a plain frieze visually separates the first and second stories. Sets of large rectangular sliding glass windows mark the symmetrical second story. A central pediment interrupts the mansard-inspired shingle roofline.

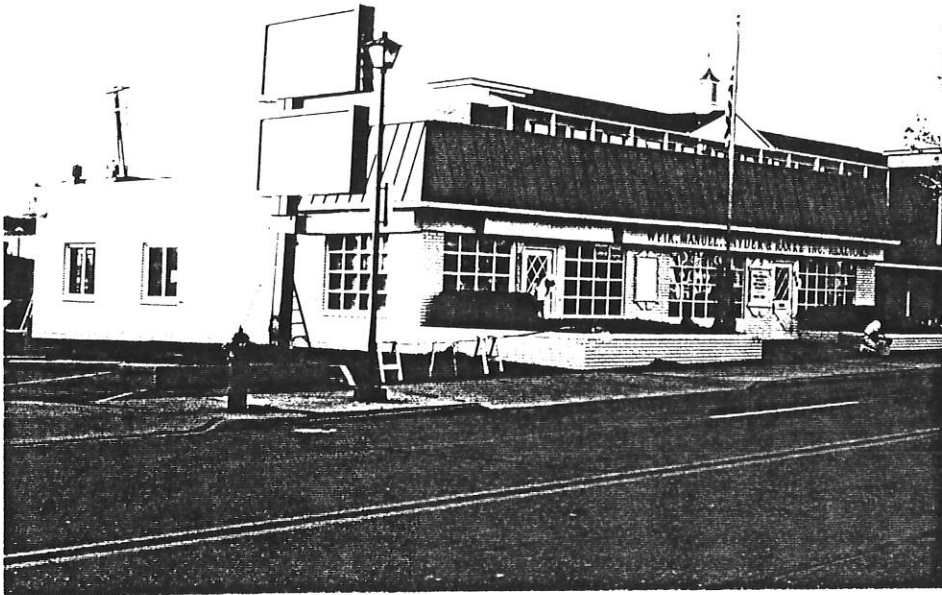
HISTORY
 This building is part of the Mayflower Square buildings built by Ralph G. Lorenz in 1976.

DATE OF CONSTRUCTION 1976
ORIGINAL OWNER Ralph G. Lorenz

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Weir Manuel Realty
ADDRESS 498-500 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick/block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The rectangular one-part brick commercial structure with a flat roof sports a mansard inspired roof on the front facade creating the effect of extra building height. Two low brick polygon sections extending to the sidewalk are landscaped with shrubs. Two entrances are flanked by rectangular expanses of multilight windows.

HISTORY City Directories: 1927, 498-Czar E. Penney and son cartage; 1931, same; 1935, same; 1938, Czar and Czarina Penney, music teacher; 1943, same.

Maps: Sanborn, 1918 - one-and-one-half story house.

Title Search: 1906, Albert Stevens to Louis M. Stevens; 1909, Amelia K. Stevens to Lavon Fattel; 1913, Fattel to Mary Fattel; 1913, Mary Fattel to Clara A. Riggs; 1920 - 1926, Riggs to Charles A. Martens; 1927, Martens to the Plymouth Corporation; 1930, Plymouth Corp to Floyd A. Kehrl; 1932, Kehrl to C. Harold

Finlan.

Tax Rolls: 1920, Czarina Penney - \$1,000;1924, Czarina Penney - \$2,300.

The city directory, map and title search data relates to a former structure on this site.

DATE OF CONSTRUCTION
ORIGINAL OWNER

Assessors: circa 1950

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.

This building is noncontributing

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Roney and Co./United Estate Planning
ADDRESS 505-509 South Main Street

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The multi-gable structure is constructed in two sections placed at right angles to each other. The scale of the building and its placement blend with the historic structures in the study area.

HISTORY City Directories: 1927, 505-Paige Sales and Service autos; 1931, 505-vacant; 1935, Plymouth Garage, Oakland Dairy; 1938, A. R. West, farm implements; 1943, Cloverdale Farms Dairy, 507 Alf R. West, farm implements McCormick - Deering.

In February of 1976, No. 509 South Main has a listing for George E. Bowles, lawyer.

DATE OF CONSTRUCTION Assessors: circa 1980
ORIGINAL OWNER Ralph Lorenz

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.
BIBLIOGRAPHY

This building is noncontributing



HISTORIC NAME
OTHER NAMES First of America
ADDRESS 535 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Neoclassical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick veneer	
ROOF	Asphalt	
OTHER		

DESCRIPTION The stately two-story brick building's classical presence is greatly enhanced by the full-two story Tuscan columns supporting a full pediment at both east and west entrances. The gable-front roof is crowned with a cupola. Multilight rectangular windows are embellished with flat lintels and shutters.

HISTORY

Bank History. The Peoples State Bank opened in Plymouth on May 26, 1924, with John B. Hubert as president and Floyd Kehrl as cashier. On July 1, 1926, it became the First National Bank of Plymouth with the same officers. In 1934, Floyd Kehrl became president and Jack Taylor was named cashier. The bank changed its name from First National Bank of Plymouth to First of America on June 8, 1983.

The National Bank of Plymouth was designed by local architects, Graham-Culotta. The bank's opening (October 31, 1976) was

celebrated with an ox roast organized by building owners, Ralph G. and Mabel Lorenz.

This building was also part of Ralph G. Lorenz's Mayflower Square along with the No. 505-509 South Main, the Mayflower Motor Inn (471 South Main) and the south addition to Tonquish Hall (455 South Main.)

DATE OF CONSTRUCTION	1976
ORIGINAL OWNER	Ralph Lorenz

HISTORICAL SIGNIFICANCE	Commerce
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SIGNIFICANCE STATEMENT	This building is noncontributing because of its age.
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BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Jim's Barber Shop
ADDRESS 550 South Main Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gabled-ell

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Clapboard	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The clapboard two story gabled-ell shape house sits on a stone foundation. The prominent front gable is decorated with fishscale shingles. An open porch shelters the main entrance into the gable-front section. A large first-story picture window is a later remodelling.

HISTORY City Directories: 1927, Henry Wright; 1931, same; 1935, same; 1938, same; 1943, Willard L. Hook.

Title Search: 1852, Amuel Cowles to John Rodger; 1886, Mrs. E. A. Rodgers to Samuel Baker; 1900, Mary (Baker) Arlington et al to Henry Wright; 1943, Anna I. Wright to Manna G. Blunk.

Tax Rolls: 1899, Samuel Baker - \$600; 1904, Henry Wright, \$900; 1910, Henry Wright, house and lot \$800; 1915, Henry Wright, house and lot - \$900; 1920, Henry Wright - \$2,150; 1924, Henry Wright - \$2,200.

The Wrights moved into the house on Thanksgiving Day, 1900.

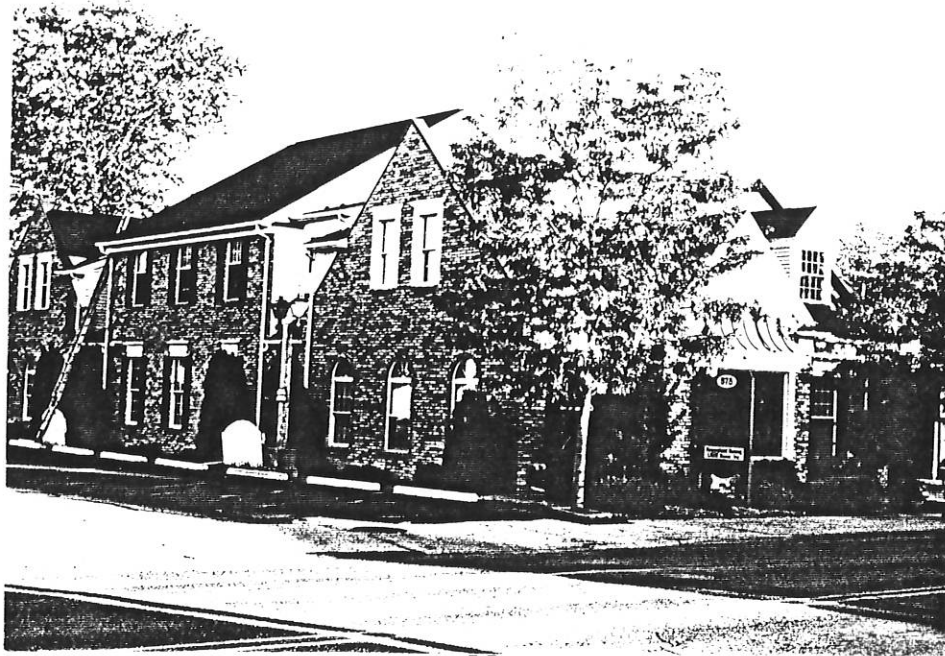
The current owner bought the house from Burt Ledbetter, a professional ball player who married Dr. Peck's daughter. It was Burt Ledbetter who added the bathroom and rear section and divided the upstairs into apartments.

DATE OF CONSTRUCTION	Assessors: 1900
ORIGINAL OWNER	Henry Wright

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This residential structure is the only one remaining on South Main Street between West Ann Arbor Trail and Wing Street. Its architecture represents houses that originally lined South Main and stands as a good example of turn-of-the-century vernacular architecture.

BIBLIOGRAPHY Jim Powers, owner.



HISTORIC NAME

OTHER NAMES The Ohio Company/Personalized Nursing
ADDRESS 555-575 South Main Street

HISTORIC FUNCTION Commercial

CURRENT FUNCTION Commercial

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Brick veneer/Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one-and-one-half and two story multi-gabled enclave office building is built in a Classical Revival style. Two side-gabled sections are built in the Cape Cod style of architecture with roof dormers and side-gabled parapet walls. The two story center front-gabled section fenestration is treated with same fenestration as the other two sections, multilight double-hung sash windows - some with a segmented fanlight.

HISTORY City Directories: 1938, (555) Mrs. Bernice McGarry; (575) Mrs. Kate Mecklenburg, Alvin Bailey, Willis Westokek; 1943, (555) Don Long, (575) same.

Tax Rolls: 1924, Sarah Lydon - \$500.

City directory and tax roll information relates to a former structure on this site.

DATE OF CONSTRUCTION Assessors: 1983

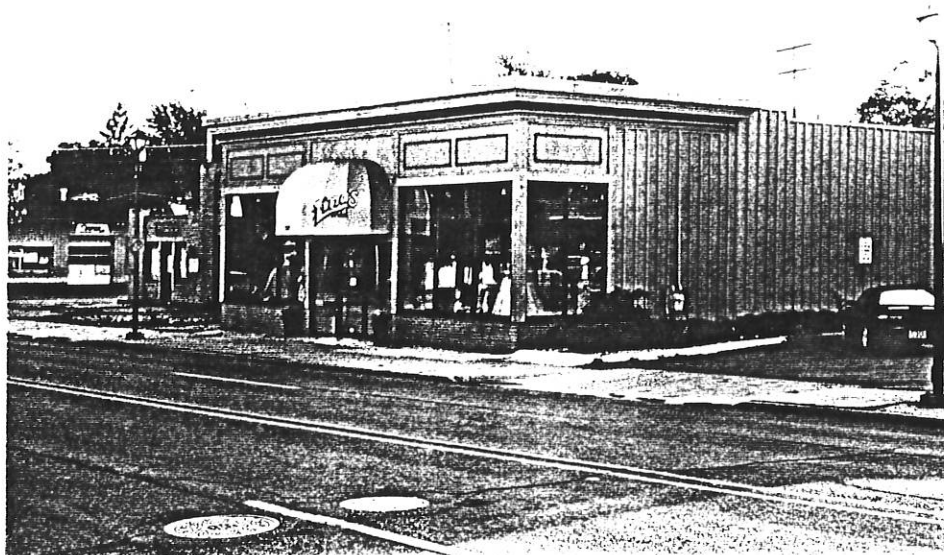
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.

This building is noncontributing

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Lena's Bridal Shop
ADDRESS 570 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Block/stucco	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story commercial structure has been modernized with vertical siding.

HISTORY An aerial photograph taken around 1946 indicate this structure in place. The building was originally Homer Williams's Pool Hall. He divided the building for a women's pool room but no woman ever set foot in it. The pool hall closed and Williams rented the building to an Ann Arbor wholesale candy company. In the 1970's Jerry Pease occupied the building with a paint business. Currently the building is owned by Lena's Bridal Shop.

DATE OF CONSTRUCTION Assessors: circa 1950
ORIGINAL OWNER Homer Williams

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of extensive alterations.

BIBLIOGRAPHY Interview. James E. Powers. 550 South Main Street. 2 Nov 1993.



HISTORIC NAME Walt Ash Shell
OTHER NAMES
ADDRESS 584 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Art Deco

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick garage with a brick herringbone motif above the office and basket weave brickwork above the service bays is typical of the Art Deco style of architecture. This is one of the few commercial buildings built in this architectural style in Plymouth. The utilitarian building's stepped parapet creates a vertical emphasis.

HISTORY City Directories: 1931, Sunoco Oil Co.; 1935, Lorenz Filling Station; 1938, Lorenz and Ash Super Service Station; 1943, same.

Title Search: 1910, Edith M. Robinson; 1910, Robinson to Alexander Fattal; 1913, Fattal lost it to Aretus Ford; 1930, Mary E. Ford (widow) to Ralph J. Lorenz and Norman Cummins; 1932, Cummins sold his interest to Lorenz; 1932, Lorenz to Sun Oil Company.

Tax Rolls: 1910, A.J. Fatal, house and lot - \$400; 1920, A. Ford

-\$950; 1924, A.B. Ford - \$800.

Walter Ash established his garage in 1935. A 1939 city directory ad identifies this building as the Lorenz & Ash Super-Shell Service Station. The gas pumps were located in front of the office section and were sheltered by a large canopy. The ad's photo shows only two service bays. The third one currently in place was a later addition.

DATE OF CONSTRUCTION	Assessors: circa 1927
ORIGINAL OWNER	Ralph G. Lorenz

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This building is the only historic service station in the study area that has not been remodeled and lost its architectural integrity.

BIBLIOGRAPHY 1939 City Directory.
Business Pioneers Honored Observer Newspapers. Unidentified.



HISTORIC NAME
OTHER NAMES Patches/Jerry's Shirt Laundry
ADDRESS 585-595 South Main Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick/cement block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION One-part brick commercial block is built on a concrete foundation. The large plate glass windows and glass doors are typical commercial architectural features during the 1960's. A full-width awning creates a horizontal emphasis.

HISTORY City Directories: 1927, vacant; 1931, vacant; 1935, no entry; 1938, no entry.

DATE OF CONSTRUCTION Assessors: circa 1960
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 674 Maple Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Side gable

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Clapboard covered with modern synthetic siding	
ROOF	Asphalt	
OTHER		

DESCRIPTION The two story side-gable house built on a stone foundation has a hip-roof front porch. The house has been modernized with siding and window replacements.

HISTORY Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829, Lyon to B. Holbrook; 1835, Holbrook to Edward Brooks; 1835, Brooks to John Kellogg; 1876, Lafayette Burch to James Shafer; 1914, Shafer to Woodward W. Murray; 1917, Murray to Charles F. Millard; 1923, Millard to Edward E. Crawford; 1929, Crawford to Truman Lampham; 1945, Lampham heirs to Grover H. Best.

Tax Rolls: 1899, James Schafer, land - \$800; 1904, James Shafer, house and two lots - \$850; 1910, James A. Shafer, house and lot - \$850; 1915, Woodward Murray, house and lot - \$1,000; 1920, Chas. Millard - \$2,000; 1924, E. Crawford - \$1,800.

DATE OF CONSTRUCTION According to Betty Brown Barbour (her father built 686 Maple) the house was built before 1920 when her

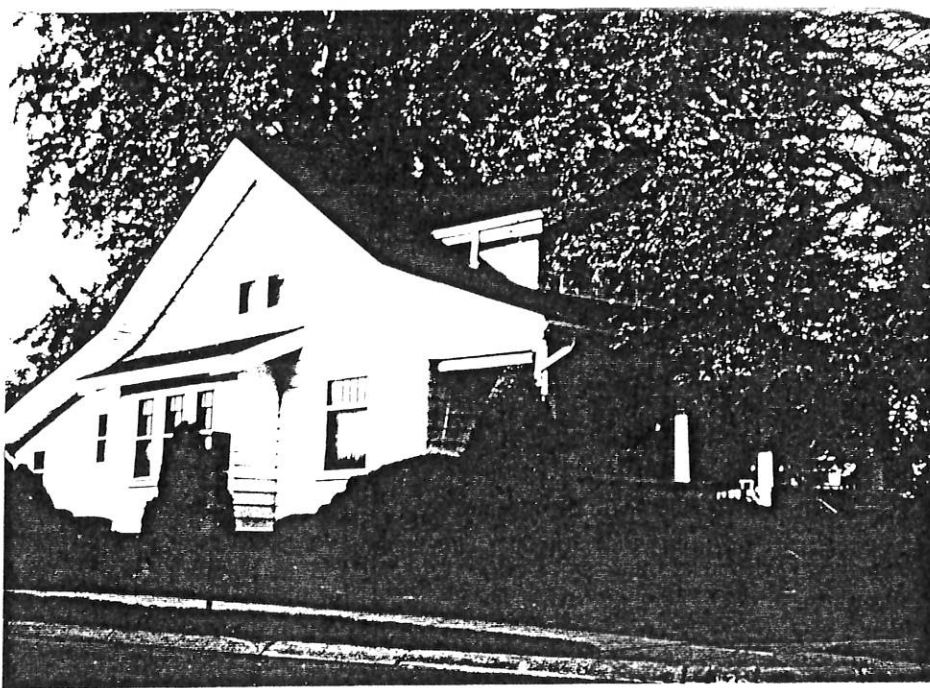
father built his house.

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This side gable vernacular house contributes to the architectural history of the historic district.

BIBLIOGRAPHY Interview. Betty Brown Barbour. 7 September 1993.



HISTORIC NAME

OTHER NAMES

ADDRESS 686 Maple Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Bungalow

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Aluminum siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This one story side gabled bungalow has a one story open full-width porch which shelters the central entrance. The prominent gable-roof dormer, typical of the style, has three windows. A west three-sided bay is covered with a shed roof. Rectangular multilight over single light windows, original to the house, punctuate the facades.

City Directories: 1927, Harry B. Brown; 1931, same; 1935, Grover C. Prough; 1938, same; 1943, Harry B. Brown.

Title Search: 1876, Lafayette Burch to James A. Shafer; 1914, Shafer to Woodward W. Murray; 1916, QCD Murray to Harry B. Brown; 1971 Brown to the City of Plymouth.

Tax Rolls: 1904, James Schafer, owns lot; 1915, Harry Brown - \$1,000; 1920, Harry Brown - \$1,000; 1924, Harry Brown - \$1,800;

HISTORY This house has been in the Brown family since its 1920 construction.

DATE OF CONSTRUCTION 1920
ORIGINAL OWNER Harry Brown

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT The bungalow house which is well suited for city lots was built prolifically from about 1905 until 1920. This example is typical of the style and adds to the historic and architectural history of the historic district.

BIBLIOGRAPHY Betty Brown Barbour. Interview. 7 September 1993.



HISTORIC NAME Markham-Wilcox House
OTHER NAMES

ADDRESS 676 Penniman Avenue

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION	Brick	
WALLS	Clapboard	
ROOF	Asphalt Shingle	
OTHER		

DESCRIPTION This stately two-and-one-half story Queen Anne with its Colonial Revival trim reflects the blending of the two styles and indicates that the house was built at the end of the Queen Anne era when the house form and detailing took on the new Revival features. The full two story portico supported by Ionic fluted columns features a second-story balustraded porch. The first-story wrap-around porch is a typical Queen Anne feature as is the rounded two story west tower. The denticulated cornice with an embellished frieze are Colonial Revival ornamentation. Single light double-hung sash windows are featured throughout the house with the exception of the arched stained glass window in the dining room that was returned to the house from the Bon Homme restaurant.

The rear addition dates to within a couple years of the main house.

The property on the east side of the house was cultivated into a formal garden with a pond, gazebo, pergola with a fountain, and statuary as well as exotic plants, trees and several deer.

HISTORY Wm. F. Markham opened the King Air Rifle factory (later known as the Markham Rifle Company) in Plymouth in 1885. Markham's wife would not grant him a divorce so in 1901 he built this house for his secretary, Blanche Shortman, while his wife, Carrie, and children lived on the other side of Kellogg Park (approximate location - to the east of the Box Bar.) After Carrie's death in 1910, Markham married Blanche Shortman and in 1911 they moved to rural Hollywood, California to avoid further local disapproval.

George Wilcox, the house's second owner, was born in Detroit but grew up in a house located in Old Village at Holbrook and Wilcox Road. In 1906, George met Harriet Hill, who was born in San Francisco but brought up in Hillsdale, Michigan. They married in Chicago in 1907 and their first daughter, Julia, was born in the house overlooking the grist mill. Harriet wanted to move closer to town and after bidding too late on one property, they noticed a real estate listing in the Plymouth Mail for the Markham house. The house had cost more than \$25,000 to build but the asking price was less. They decided to purchase the house and in October of 1911 the Wilcox family moved into the house. Because of the house's former owners, few people had been inside the house and many curious town's people stopped to visit the new owners and see the inside of the house.

Harriet Wilcox leased the house to the federal government to house Willow Run war workers when Jack Wilcox joined the U.S. Navy during World War II. The government divided the house into five apartments. In 1948, just before Harriet Wilcox's death, Jack bought back the lease but the house had deteriorated considerably under the government's tenure. Jack continued to rent rooms to meet repair expenses. After many years the house's exterior was returned to its former splendor in 1990. Jack Wilcox continues his efforts to restore the house's interior.

In 1974 the AAUW recognized the Markham-Wilcox house as a local landmark.

City Directories: 1927, George H. Wilcox; 1931, same; 1935, Mrs. Harriet Wilcox; 1938, same; 1943, same.

Maps: Sanborn, 1893 - vacant lot; 1899, two story frame house; 1909, same; 1914, same; 1918, same.

Title Search: 1845, (Lot 239) Nathan Johnson to Thomas P. May; 1850 (other section of 239), John Kellogg to Thomas P. May; 1900, (Lot 238) Jennie Penney to Wm. F. Markham; 1905, (Lots 237 & 239) Jennie Penney to Wm. F. Markham; 1911, Wm. F. Markham to George

H. Wilcox.

Tax Rolls: 1899, entry Jennie Penney sold to W. Markham -\$2,500; 1904, Wm F. Markham - \$4,000; 1910, W.F. Markham - \$7,000; 1915, George Wilcox, house and lot - \$4,500; 1920, George Wilcox - \$7,500; 1924, George Wilcox - \$7,800.

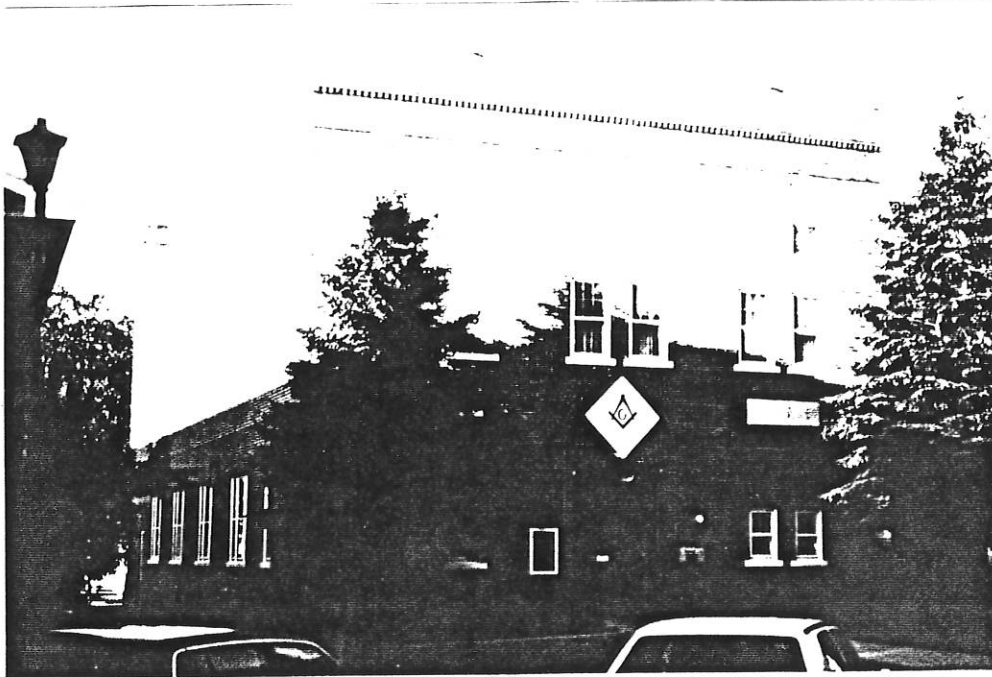
DATE OF CONSTRUCTION Assessors: 1901
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This outstanding Queen Anne house is a visual landmark anchoring the east end of Kellogg Park in the heart of downtown. It is an excellent example of the grand scale of residential structures that were built by successful local entrepreneurs at the turn of the century. It is a contributing building to the historic district.

BIBLIOGRAPHY Interview. Jack Wilcox. 30 August 1993.

Voyles, Ken. "Wilcox House Is City's Soul," The Community Crier.
Vol 17, No. 6. 14 March 1990.



HISTORIC NAME Masonic Temple
OTHER NAMES Plymouth Rock Masonic Temple Association
ADDRESS 730 Penniman Avenue

HISTORIC FUNCTION Cultural
CURRENT FUNCTION Cultural
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Brick commercial block

	Main Building	Other buildings/features
FOUNDATION	Poured concrete	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION This three story brick structure is constructed on a cement foundation. The Classical Revival structure is restrained in its ornamentation. The central entrance in the symmetrical rectangular building is embellished with a Masonic symbol in an arched brick fanlight. Basket weave brickwork above the third story windows provides a frieze below the denticulated brick cornice. Pairs of multiple over single light double hung windows appear on front and side facades. There is a band of raised ornamental brick work at the cornice line.

HISTORY City Directories: 1927, Masonic Temple; 1931, same; 1935, Plymouth Rock Lodge # 47, Plymouth Chapter # 115-OES; 1938, same; 1943, same and American Red Cross.

Maps: Sanborn, 1914 - garage and agricultural implements; 1918, same.

Title Search: 1885, Mary E. Beam to Wm. H. Bennett; 1914, Wm H.

Bennett to Daniel A. Blue; 1914, Daniel A. Blue to John M. Patterson; 1920, John M. Patterson to the Trustees of Plymouth Rock Lodge #47.

Tax Rolls: 1915, Plymouth Building Association, temple - \$4,500; 1920, John Patterson - \$2,400; 1924, Masonic Building Association - \$2,400.

The Masonic Temple was dedicated in January, 1925 to the uses of Freemasonry, to the glory of God and to the purposes of benevolence. Members of the Grand Lodge of Michigan, visitors from neighboring Masonic Lodges and members of the Eastern Star gathered to consecrate the new fraternal building. Grand opening festivities included a dance, and an open house.

A. G. Dohman, architect. John H. Patterson, general contractor. General Machine & Iron Works, steel work. Jewell, Blaich & McCardle, heating and plumbing. D.A. Holloway, painting and decorating. S.T. Corbett, electrical work.

This Lodge was part of the Northville Lodge chartered in 1852. In about 1857, the Northville Lodge moved to Plymouth until 1864 when it returned to Northville. The membership had expanded from about fifty to about two hundred members and the Plymouth sector withdrew from the Northville Lodge and retained the charter and the name, Plymouth Rock No.47, while Northville took the remaining property. The Rock Lodge and the International Order of Odd Fellows shared space on the third floor of Henry Fralick's Main Street building (1865-1893.) This building was consumed in the 1893 fire and the Lodge lost all its records and other belongings.

Until the Lodge was able to reorganize, they used the Knights of Pythias hall. In forming the Plymouth Masonic Building Association, shares of ten dollars were sold until \$2,000 was raised for a new two story building that was estimated to cost \$5,000. The building was dedicated November 14, 1893.

DATE OF CONSTRUCTION 1925
ORIGINAL OWNER Plymouth Masonic Building Association

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This building contributes to the historic architecture of the historic district.

BIBLIOGRAPHY Plymouth Mail. 2 January 1925.



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HISTORIC NAME The Gathering
OTHER NAMES The Gathering
ADDRESS Penniman west of Union, parcel # 006030232001

HISTORIC FUNCTION Municipal
CURRENT FUNCTION Municipal
OWNERSHIP Public

ARCHITECTURAL CLASSIFICATION Open shelter

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Open	
ROOF	Asphalt shingle	
OTHER		

* **DESCRIPTION** The gable front open shelter is crowned with an octagonal cupola. The front facade is divided into three equal sections with brick piers supporting the low-pitched gable roof. A full-width awning provides shade for the vendors.

HISTORY Tax Records: 1920, Felix Freydl - \$3,350.

The structure serves as a community public space along with the park that it faces. On Saturdays from early spring until late fall a farmer's market provides fresh produce and other items for sale. In the winter, ice carvings are displayed for the annual Plymouth Ice Festival.

Architect: Eric Carne of Carne & Associates, Inc., 383 Starkweather, Plymouth. Eric Carne patterned this open market after the Eastern Market in Detroit. The City of Plymouth handled

the construction.

DATE OF CONSTRUCTION
ORIGINAL OWNER

Assessors: 1982
City of Plymouth

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.

This structure is noncontributing

BIBLIOGRAPHY



HISTORIC NAME Penn Theater
OTHER NAMES Penn Theater
ADDRESS 760 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Art Deco

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Concrete block	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The two story Art Deco theater with a stepped front facade is embellished with vertical markings emphasizing the building's verticality. The neon PENN sign at the roof line and the marquee are original features.

HISTORY City Directories: 1943: (740) Penn Theatre grand opening - December 4, 1941 showing Our Man in Havana.

Title Search: 1868, Hiram Newman to Charles Moreland; 1876 (QCD), Moorland to Bennett to Voorhies; 1941, Paul Voorhies to Harry R. Lush.

Tax Rolls: 1920, P. Voorhies - \$3,800; 1924, P.W. Voorhies - (756-764) - \$3,900.

Harry Lush who operated the Penniman-Allen theatre for many years built and owned the Penn Theatre when it opened in 1941. A preview was held two days before the grand opening to an audience

of film production executives, construction workers who had built the building, and suppliers.

The theatre's interior boasted side-wall reflector lights creating a soft yet clear light and a co-ordinate color theme of red drapes, carpets and seats.

DATE OF CONSTRUCTION	1941
ORIGINAL OWNER	Harry Lush

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This building is one of the very few examples of Art Deco architecture in the study area. It is an excellent extant example of commercial architecture that virtually came to a stand still with World War II beginning just a week after the theatre opened. It is a contributing building to the historic district.

BIBLIOGRAPHY Plymouth Mail. 5 December 1941. p.1.



HISTORIC NAME
 OTHER NAMES Repeat the Beat
 ADDRESS 770 Penniman Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Concrete block	
ROOF	Rolled tar	
OTHER		

DESCRIPTION One story flat roofed commercial structure was built after the theatre.

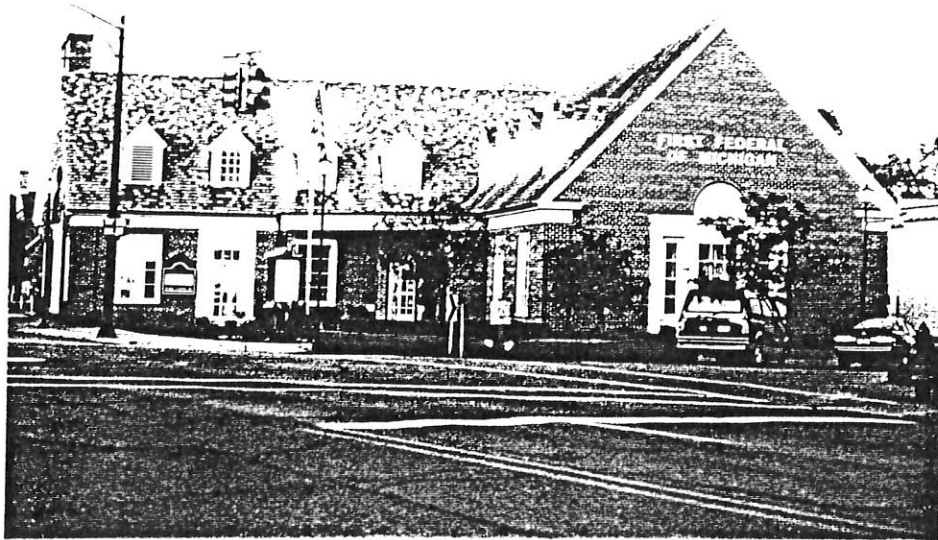
HISTORY Tax Records: 1920, C.F. Bennett - \$1,800.

Built after the theater, the record store was operated by Miss Margaret Wilson until the theater was sold. The next tenant was Computer Time. Within the last two years, a used compact disk and tape store occupies the space.

DATE OF CONSTRUCTION	Assessors: 1952
ORIGINAL OWNER	Harry Lush

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.



HISTORIC NAME

OTHER NAMES First Federal of Michigan
ADDRESS 790 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION NeoColonial Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick veneer	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one-and-one half story ell-shaped brick commercial structure is built on a concrete foundation. Gable roof dormers with multilight windows, Palladian-inspired windows, and a wide cornice board with a return are typical Colonial Revival features. The building's entry is at the apex of the two wings.

HISTORY City Directories: 1927, Corbett Electric Co.; 1931, Salvation Army; 1935, same; 1938, Church of God; 1943, no listing.

Tax Records: 1920, Peter Gayde, brick store, - \$6,500; L. Hough, shop and lot, - \$3,200.

Architect: Tivador Balough

DATE OF CONSTRUCTION Assessors: 1963
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE
because of its age.

This building is noncontributing

SIGNIFICANCE STATEMENT

BIBLIOGRAPHY



HISTORIC NAME
 OTHER NAMES Community Crier/DDA
 ADDRESS 819-21 Penniman Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Two-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Block and stone	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The three story brick two-part commercial block features a classical cornice line above a plain frieze. It is one of a few three-story buildings in the downtown area. The building has been modernized with replacement windows and a later-date first-story facade of glass panels.

HISTORY City Directories: 1927, 819-Huston and Co. hardware, 821-State Highway Commission; 1931, 819-same, 821-Union Investment Co., Regal Finance Co.; 1935, same; 1938, 819-Huston & Co., hardware, 821-same and Regal Finance Co.; 1943, same, 821-same and Wm A. Garrett, barber.

Maps: Sanborn, 1893 - General Store; 1899, hotel, hardware store; 1909, hardware store; 1914, hardware store, bakery; 1918, hardware store.

Title Search: 1828, Wm Starkweather to Timothy Lyon; 1829, Lyon to E. Holbrook; 1902, Anna Cohen lease to John R. Rauch for part

of the building known as the Penniman Block; 1918, Anna Cohen to Fred A. Dibble; 1927, Nettie Dibble to Edson O. Huston.

Tax Rolls: 1910, Anna Cohen, brick store - \$7,000; 1915, Anna Cohen, brick store building - \$7,000; 1920, Huston & Co. - \$7,600; 1924, Huston and Company - \$9,000.

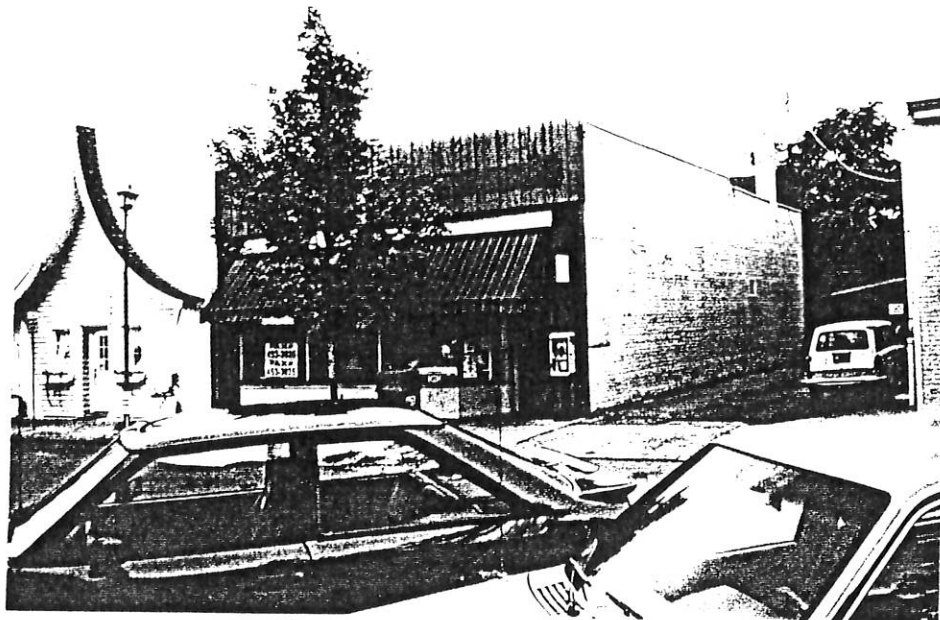
A photograph taken around the turn of the century identifies this building as Huston & Company, hardware.

DATE OF CONSTRUCTION Assessors: 1893; remodeled 1930
ORIGINAL OWNER The research indicates that the original owner may have been Anna Cohen.

HISTORICAL SIGNIFICANCE Commerce/Architecture

SIGNIFICANCE STATEMENT This building is one of only a few extant commercial buildings that date to before the turn of the century. Although it has been altered, it still maintains some of its original integrity. It is a contributing building to the historic district.

BIBLIOGRAPHY Photograph. Sam Hudson Collection. Schoolcraft College Archives.



HISTORIC NAME

OTHER NAMES Penniman Delicatessen
ADDRESS 820 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story commercial block has been modernized with wood paneling on the front facade. Typical large glass expanses and a fabric awning sheltering the side entry complete the facade.

HISTORY City Directories: 1927, Agnes L. Thompson, milliner; 1931, same; 1935, same; 1938, same; 1943, no listing.

Maps: Sanborn, 1893 - two story frame house; 1899, same; 1909, same; 1914, same; 1918, same.

Title Search: 1892, Mrs. Jennie Sheldon to Michael Conner; 1940, estate of Wm. T. Conner to C. F. Smith Company.

Tax Records: 1899, could be Connor or Fannie Coleman - no clear entry; 1904, Fannie Coleman, house and lot - \$3,300; 1910, several Conner holdings but this one not clear; 1915, Wm. Conner, house and lot - \$1,800.

DATE OF CONSTRUCTION
ORIGINAL OWNER

Assessors: circa 1920

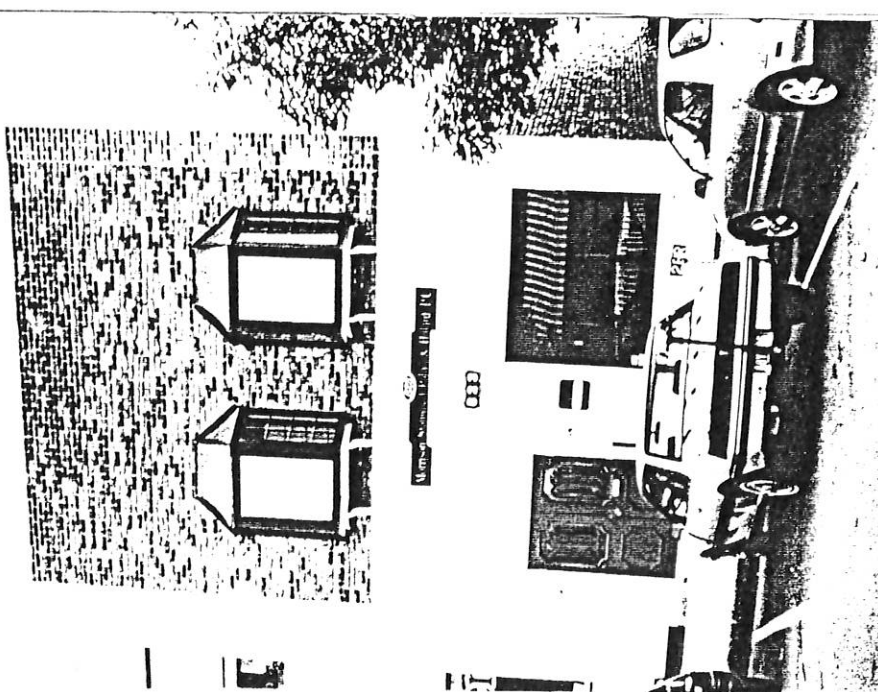
HISTORICAL SIGNIFICANCE

Commerce/Architecture

SIGNIFICANCE STATEMENT
because of alterations.

This building is noncontributing

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Morrison, Stanwood, Polak & Hillard, P.C.
ADDRESS 823 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Two-part Commercial block

	Main Building	Other buildings/features
FOUNDATION	Brick block	
WALLS	Commercial brick	
ROOF	Rubberized insulation	
OTHER		

DESCRIPTION The two story brick commercial structure features classical detailing around the double-door entry and a large picture window. Two oriel windows on the second floor are the only interruption on the multi-colored brick facade. The building dates to 1893 but has been modernized over the years.

HISTORY City Directories: 1927, Patrick's Market, groceries; 1931, Service Meat Market; 1935, Bartlett and Kaiser grocers; 1938, same; 1943, Taylor & Blyton, Inc, dept store.

Maps: Sanborn, 1893 - General Store, hotel; 1899, same; 1909, hardware store; 1914, bakery; 1918, same.

Title Search: 1881, Ebenezer J. Penniman from sheriff sale; 1884, Penniman to Oscar A. Fraser and Henry W. Baker and L. Hough; 1892, et al to Carolyn Weber; 1897, bought rest of those lots from the same group; 1897, Carolyn Webber to Fannie Kiefer and Otto Webber; 1909, Kiefer and Webber to Edward Hough; 1909,

Edward C. Hough to Charles Elmore Huston; 1911, Huston to A. J. Balden; 1911, Balden to E. Burt Jenney; 1912, Jenney to J.B. Moore & others; 1912, Moore & others sold to E. D. Smith; 1915, Smith to George A. Taylor; 1941, Taylor to Charles A. Fisher.

Tax Rolls: 1899, Mrs. Carolyn Webber, land and store - \$5,000; 1904, E. Huston, house and lot - \$2,000; 1910, Elmore Huston, brick store - \$1,300; 1915, George Taylor, brick store building - \$1,800; 1920, G. Taylor - \$3,200; 1924, George Taylor - \$3,200.

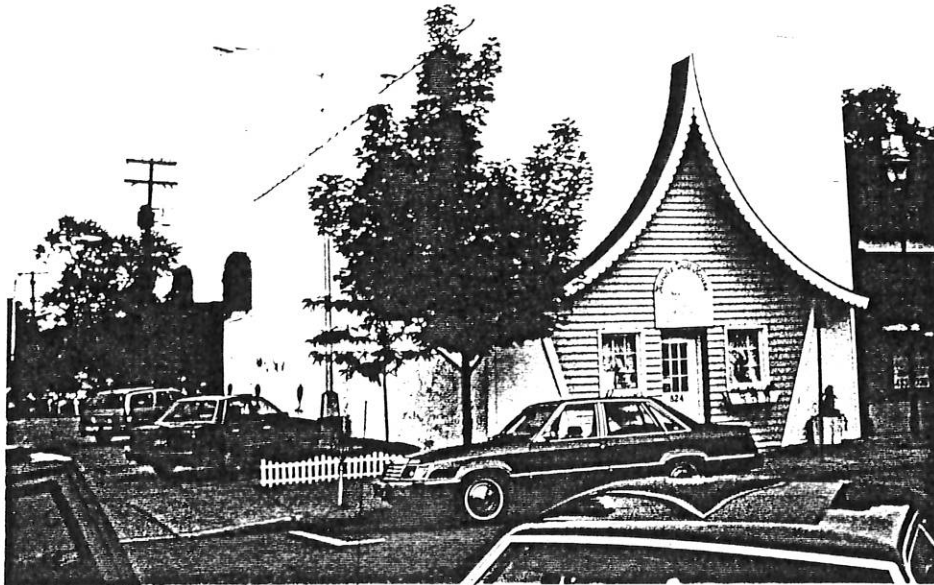
A 1905 photograph in Sam Hudson's photo book identifies this building as George Taylor's bakery.

DATE OF CONSTRUCTION Assessors: 1890
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Commerce

SIGNIFICANCE STATEMENT Because of extensive alterations, it is a noncontributing building to the historic district.

BIBLIOGRAPHY Sam Hudson. Pictures of Plymouth Past and Present. p.13



HISTORIC NAME The Mary Conner Building
 OTHER NAMES Muriel's Doll House
 ADDRESS 824 Penniman Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Concrete block/commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one-and-a-half story commercial concrete block structure was significantly altered after a February, 1974, fire. Its gingerbread-inspired doll house facade is applied to the plain surface of the building. The center entrance with name plaque above it is flanked by multilight windows with flower boxes.

HISTORY City Directories: 1927, Mary Conner Building, Paula Beauty Shoppe, Crumble and Woods, contractors, Max Trucks; 1931, Mary Connor Bldg., Myron Hughes, osteopath, Schrader Bros. furniture; 1935, Myron W. Hughes osteopath; 1938, same; 1942, Terry's Bakery; 1943, same.

Title Search: 1892, Mrs. Jennie Sheldon to Michael Conner; 1940, estate of Wm. T. Conner to C. F. Smith Company.

The building was occupied as the State College of Beauty when the February, 1974, fire occurred. The building was rebuilt by

Muriel and Arthur Calhoun who opened Muriel's Doll House in April of 1976. The Calhouns have sold the building to Jacqueline Knepper who continues to operate under the name Muriel's Doll House.

DATE OF CONSTRUCTION Assessors: 1925
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT The building is noncontributing because of its extensive alterations.

BIBLIOGRAPHY



HISTORIC NAME
 OTHER NAMES The Village Decor/Penniman Showcase
 ADDRESS 825-827 Penniman Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Block	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION This one-part commercial block replaces a two-story brick building destroyed by fire in 1980. The structure is divided into two storefronts with different facade treatments.

HISTORY City Directories: 1927, 825-Schrader Bros. furniture; 1931, no listings; 1935, 825-Schrader Building, Lines Department Store; 1938, 825-D&C Stores, 831, Daggett's Radio Service, 833-First National Bank. 839-Daniel Sweet Shop, 841 Huston Block - Harold J. Todd, dentist, Whipple's Hair Shoppe, Carl F. January, osteopathic physician, 843- Wolf's Cash Market, grocers and meats; 1943, Blunk & Hatcher Inc. furniture, 831-same, 833-same, 839-Deave Herrick, jeweler, 841- same, 843-same.

Maps: Sanborn, 1918 - Masonic Temple building.

Title Search: 1893, (136) Edward C. Leach to Plymouth Masonic Building Association; 1896 (134 & 135) Charles S. Merritt to

Ralph H. Rea; 1900, 134 & 135 - Ralph Rea to Joel F. Rea; 1901, Joel Rea - 135- to Wm. F. Hoops; 1909, Hoops - 135- to Louis De Lisle; 1920, Plymouth Masonic Building Association - 136 - to Fred Schrader; 1931, (134) Albertus H. Rea to Cora Rea; 1945, (136) estate of Fred Schrader to his heirs - Maude Schrader.

Tax Rolls: 1904, H.C. Robinson, livery stable - \$1,00, house and lot, \$1,500; 1915, Plymouth Masonic Building Association, temple - \$4,500; 1920, Fred Schrader - \$7,600; 1924, Fred Schrader - \$12,000;

The city directory, map, title search, and tax roll information refers to another structure that was on this site.

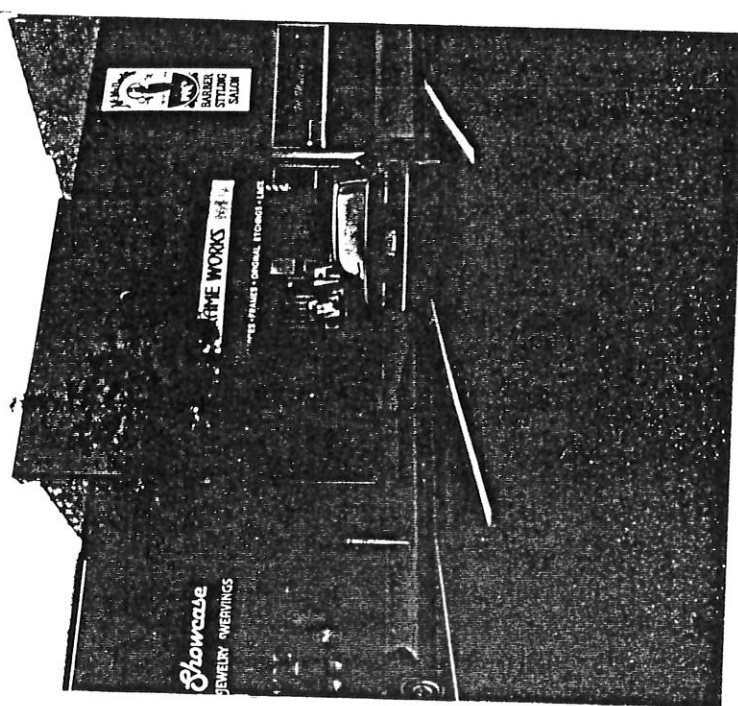
A fire in February of 1980 destroyed the Penniman Avenue Shops building which was a two story brick structure which housed Schrader's furniture store at one time.

DATE OF CONSTRUCTION Assessors: 1982
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME
 OTHER NAMES Frame Works
 ADDRESS 833 Penniman Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The historic one story brick commercial block has been modernized with vertical board treatment covering the original brick facade. A fabric awning shelter the side entrance and the plate glass display window.

HISTORY City Directories: 1931, First National Bank; 1935, same; 1938, same; 1943, same.

Maps: Sanborn, 1893 - vacant; 1899, vacant; 1909, meat store; 1914, same; 1918, same.

Title Search: Follow lot 134 - 1893, (136) Edward C. Leach to Plymouth Masonic Building Association; 1896 (134 & 135) Charles S. Merritt to Ralph H. Rea; 1900, 134 & 135 - Ralph Rea to Joel F. Rea; 1901, Joel Rea - 135- to Wm. F. Hoops; 1909, Hoops - 135- to Louis De Lisle; 1920, Plymouth Masonic Building Association - 136 - to Fred Schrader; 1931, (134) Albertus H. Rea to Cora Rea; 1945, (136) estate of Fred Schrader to his heirs - Maude

Schrader.

Tax Rolls: 1920, Frank Rambo - \$3,000; 1924, People's State Bank of Plymouth, \$2,100.

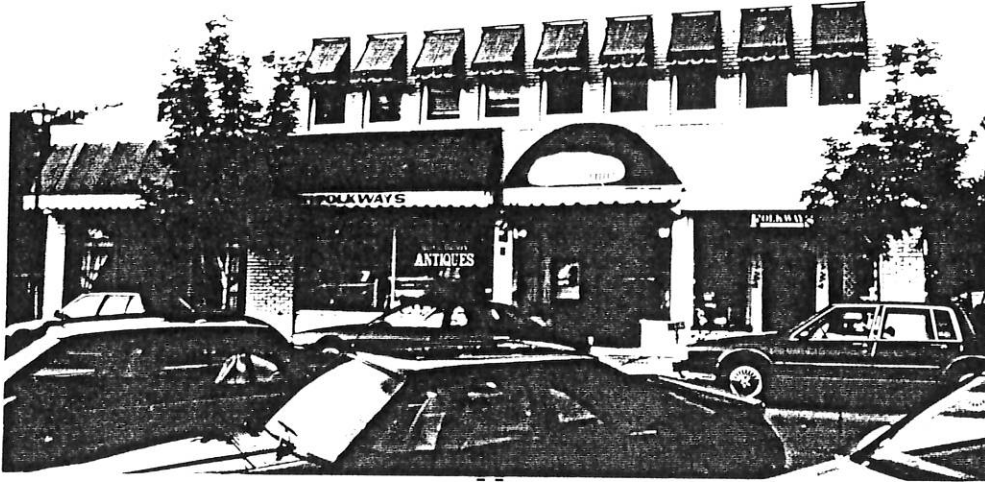
The bank vault is still in place in the building.

DATE OF CONSTRUCTION Assessors: 1880
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Commerce

SIGNIFICANCE STATEMENT This historic structure contributes to the commercial development of the study area. Due to the building's extensive remodeling, it is noncontributing.

BIBLIOGRAPHY



HISTORIC NAME Pettingale's Grocery
OTHER NAMES Cafe Bon Homme/Folkways
ADDRESS 838-846 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Two-part commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick /aluminum	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The two story brick commercial block has been added on to a residence which is no longer visible from the front of the building. The central entrance of the two story addition is flanked by two storefronts. The west one-story addition entrance has been closed. The second story fenestration creates a band of rectangular windows with individual awnings. A stringcourse above the second-story windows adds a horizontal emphasis to the structure.

HISTORY Pettingale's grocery store provided groceries on credit in 1920's. When Billy Pettingale died, he left his estate to the Plymouth general fund and a trust fund for flowers for Riverside cemetery. City Directories: 1927, 840-Fred H. Stauffer, chiropractor, 844-William T. Pettingill grocery, 846-Hake Hardware; 1931, 840-Alex S. Vatek, Claudia Housley, hairdresser, 842-vacant, 844-same, 846-Wm. Garrett, barber, Byron J. Pace, pool; 1935, 838-Marion Dickinson, milliner, 840-William C. O'Leary, 844- William T. Pettingill, grocer, 846-C.F. Smith

grocers; 1938, 838-same, 840 Claudis Housley, 844-same, 846-C.F. Smith, grocers; 1943, 838-Nora M. Cassady, women's clothes, 840-Claudis Housley & Cleo King, 844- Loren J. Goodale, grocer, 846-Western Auto Store.

Title Search: 1904, possible F.S. Tillapaugh, house and lot - \$1,200 or could be Coleman still; 1913, Kate E. Allen to Fannie M. Coleman; 1915, Coleman to Edward H. Tighe; 1921, Tighe to John H. Patterson; 1933, bankruptcy; 1934, Anna Mimmack bought lots 210 and 211; 1947, Anna Mimmack sold lots 210 and 211 to Ann Polozker.

Tax Records: 1910, Kate Allen owns a number of lots in village with value amount not recorded; 1915, E.H. Tighe, house and lot - \$5,800; 1920, E.H. Tighe - \$9,600.

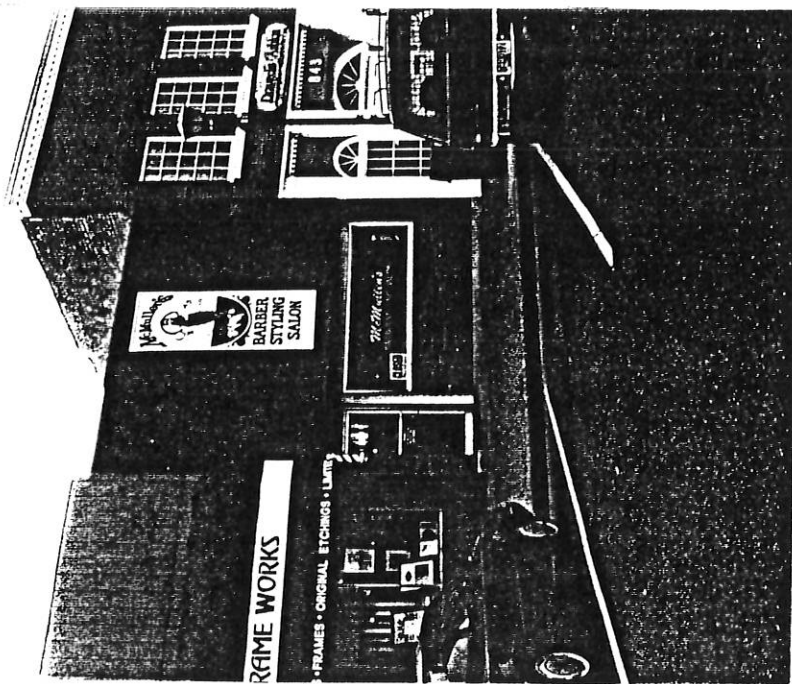
According to a vertical file entry this was once the house of Dr. Coleman that was moved from the rear to the front of Sutton (Penniman.) The 1893 Sauer map of Plymouth verifies that this property was owned by Fanny Coleman. An aerial photograph reveals that the two-story brick storefront and the one-story west addition are built around a one-and-a-half or two-story gable-front house.

DATE OF CONSTRUCTION Assessors: 1922
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Commerce/Architecture

SIGNIFICANCE STATEMENT This building has been significant in the commercial downtown community. Its architectural integrity has been compromised by the front addition but the historic structure remains intact and contributes to the architectural heritage of the historic district.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Mc Mullen's Barber Styling Salon
ADDRESS 839 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Cement block	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick commercial structure has been modernized with a false front across the facade. A wide picture window and a glass entry door comprise the building's first story.

HISTORY City Directories: 1927, Palace of Sweets confectioners; 1931, same; 1935, Sweet Shop confectionery; 1938, Daniel Sweet Shop; 1943, Deave Herrick, jeweler.

Maps: Sanborn, 1893 - vacant; 1899, vacant; 1909, laundry; 1914, same; 1918, vacant building.

Title Search: 1893, (136) Edward C. Leach to Plymouth Masonic Building Association; 1896 (134 & 135) Charles S. Merritt to Ralph H. Rea; 1900, 134 & 135 - Ralph Rea to Joel F. Rea; 1901, Joel Rea - 135- to Wm. F. Hoops; 1909, Hoops - 135- to Louis De Lisle; 1920, Plymouth Masonic Building Association - 136 - to Fred Schrader; 1931, (134) Albertus H. Rea to Cora Rea; 1945,

(136) estate of Fred Schrader to his heirs - Maude Schrader. See 825-45 Penniman.

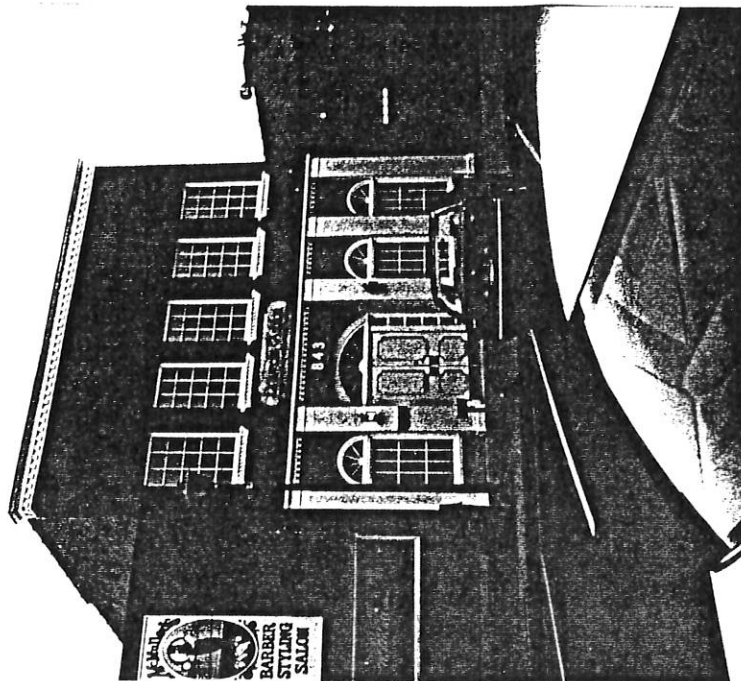
Tax Rolls: 1920, B. H. Rae - \$1,200; 1924, B.H. Rae - \$3,700

DATE OF CONSTRUCTION Assessors: 1900; remodeled 1989
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Commerce

SIGNIFICANCE STATEMENT This building is noncontributing because of extensive alterations.

BIBLIOGRAPHY



HISTORIC NAME Penniman Building
 OTHER NAMES Draugelis-Ashton
 ADDRESS 843 Penniman Avenue

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Brick commercial block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The two story brick building has been modernized with a Classical Revival facade. The double-door center entrance is treated with side lights and a fan light and the multilight windows on the first story are treated with fanlights. Squared pilasters divide the first story facade into four bays. The second-story windows are also multilight with ornamental sills. The cornice line, the sills, and the stringcourse above the first story are all treated with dentils typical of the Classical Revival ornamentation.

HISTORY City Directories: 1927, William Wood insurance, Rotary Club of Plymouth, John S. Dayton lawyer, Freeman Hover dentist, Carl January, osteopath, Wolf's Cash Market grocers; 1931, Huston Block-Wolf's Cash mkt, Freeman Hoover, dentist, Carl January, osteopath, Perry Richwine, lawyer, Plymouth Savings and Loan; 1935, Wolf's Cash Market; 1938, same; 1943, same.

Maps: Sanborn, 1893 - one story storage building; 1899, same; 1909, same; 1914, agricultural implements; 1918, same.

Title Search: 1886, (131) Frank B. Parks to Carrie A. Burnett and Harry C. Robinson; 1890, (131) Carrie Burnett to Harry Robinson; 1927, (131) Harry C. Robinson to Kate E. Allen; 1944, estate of Kate Allen to Sarah Burgess.

Tax Rolls: 1899, H. C. Robinson, land - \$1,500; 1904, H.C. Robinson, owner; 1910, H.C. Robinson - \$1,200; 1915, H.C. Robinson, barn and lot - \$1,200; 1920, E.O. Huston - \$1,200; 1924, E.O. Huston - \$8,500; 1886, (133) Ebenezer Penniman to Carrie Burnett and Harry C. Robinson; 1901 (133), Carrie Burnett to Harry Robinson; 1909, Robinson to Lillian B. Huston; 1921, (133) Huston to Edson O. Huston; 1955, lot 133 in estate of Edson Huston.

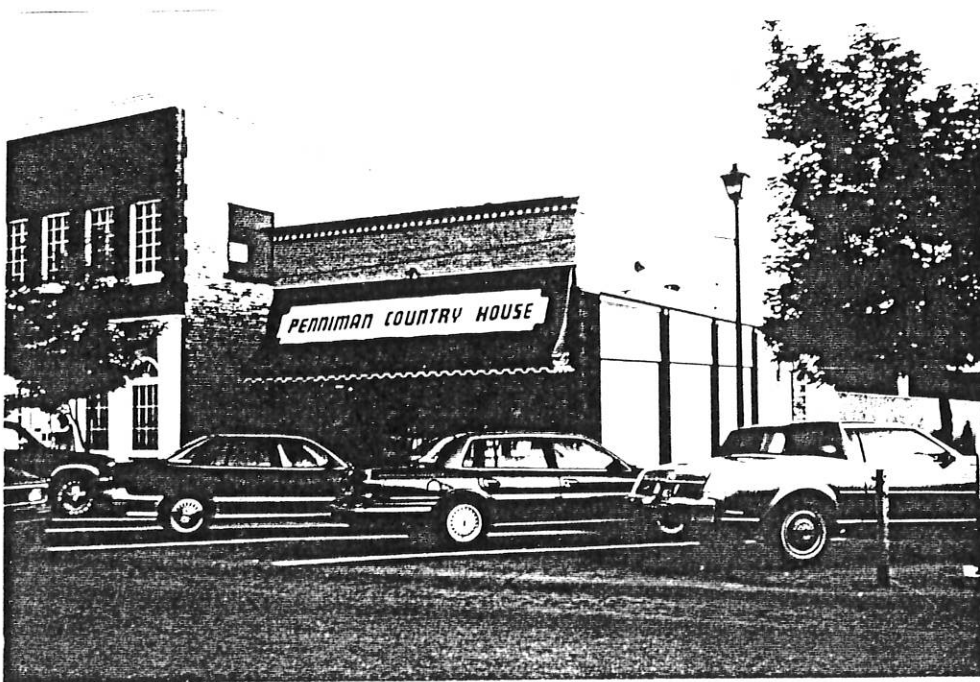
A photograph of Penniman Avenue before the 1968 fire identifies this building as the First Federal Savings building. The facade was different but the doorway and fenestration were the same. According to the 1993 map, the south side of Penniman with the exception of the Coleman block on the east corner and the Wm Conner property on the west corner was owned by H.C. Robinson.

DATE OF CONSTRUCTION Assessors: circa 1900
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is one of the few that appears to have been built before the turn of the century and survived the 1968 fire that destroyed the Penniman-Allen theater which stood two buildings to the west. Because of its extensive remodeling, the building is noncontributing.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Penniman Country House
ADDRESS 849 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION One-part Commercial Block

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Commercial brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION The one story brick commercial structure with a prominent fabric awning that shelters the side entrance. This simple structure is ornamented with a parapet wall treated with dentils. Fortunately the building survived the 1968 fire which claimed the Penniman-Allen theatre which was adjacent to the west.

HISTORY City Directories: 1927, The Plymouth Mail - newspaper and printers; 1931, same; 1935, Daggett's Radio Service, M. Powell and Son - excavating; 1938, Purity Market, grocery & meats; 1943, same.

Title Search: 1881, Ebenezer J. Penniman owns parcel A of lot 132; 1886, Penniman sells parcel A to Carrie Burnett and Harry Robinson; 1881, Franklin B. Parks owns parcel B of lot 132; 1886, Parks sells parcel B to Carrie Burnett and Harry C. Robinson; 1906, Robinson sells parcel A to Harrison Olsaver; 1912, Olsaver sells parcel A to Fred W. Samsen; 1938, Ralph G.

Samsen sold 1/2 of lot to David Galin; 1940, Galvin quick claims his half to Simon; 1940 Calvin Simon acquires entire lot 132.

Tax Rolls: 1915, F. W. Samsen, building and lot - \$900; 1920, F. Samsen - \$1,800; 1924, F. W. Samsen - \$2,000.

Dave Galin operated the Purity food market. Hudson photo, p.27

DATE OF CONSTRUCTION Assessors: circa 1930
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture/Commerce

SIGNIFICANCE STATEMENT This building contributes to the architectural integrity as well as the commercial history of the city..

BIBLIOGRAPHY



HISTORIC NAME United States Post Office
 OTHER NAMES
 ADDRESS 860 Penniman Avenue

HISTORIC FUNCTION Public/institutional
 CURRENT FUNCTION Public/Institutional
 OWNERSHIP Federal

ARCHITECTURAL CLASSIFICATION Classical Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Rubberized insulation	
OTHER		

DESCRIPTION The one story cherry red sand brick Classical Revival post office building is built on a concrete foundation. Designed by Wyatt O. Hendrick, architect, and Louis Simon, supervising architect, the building was completed in 1936. A rear addition was made in 1958. The central recessed section is highlighted by a parapet wall which is decorated with shell-shaped finials above a beltcourse. The three-bay sections enframed in stone with decorative metal work are divided by brick columns and crowned with vertical stretchers creating an entablature effect. Granite steps lead to the double-entry door flanked by ornate lamp posts. The two side wings are simply treated with stone window surrounds and a simple cornice above a row of vertical stretchers.

The eight foot by fourteen foot mural on the building's interior west wall was a WPA project commissioned by the Treasury Department. Legislation was passed to obtain funds from the Works Progress Administration to hire five hundred unemployed

artists to embellish some of the government's nineteen hundred undecorated buildings. Under this program Carlos Lopez was commissioned to paint the mural which is a fresco - tempera paint on wet plaster - entitled "Plymouth Trail." The mural's theme is the development of mail delivery and the U.S. postal system in Plymouth.

HISTORY City Directories: 1931, no entry; 1935, no entry; 1938, no entry.

Title Search: 1934, John H. Patterson owned both lots before he sold it to the government.

Tax Records: 1920, John H. Patterson - \$9,000.

Artist: Carlos Lopez (1909-1953) lived in South America, Cuba and Spain but he was educated in the American art system. He studied under George Rich, M. Makielski and Charles St. Pierre at the Art Institute in Chicago and the Detroit Academy of Art. For five years he was the director of the Detroit Art Academy. He also taught painting at the Meinsinger Foundation in Detroit and was an art professor at the University of Michigan, Ann Arbor.

Lopez's paintings are located in the Detroit Institute of Art - permanent collection, the Whitney Museum in New York. Between 1937 and 1942, Lopez was commissioned to do several murals for post office buildings under the WPA of Art Projects. His Michigan projects included: "The Pioneering Society's Picnic in Birmingham; and "Bounty" in Paw Paw. His largest mural was the Register of Deeds building in Washington, D.C.

The post office cost \$44,000 to built. Work began on July 15, 1935 and the building opened on April 1, 1936. When the building was ready the post office moved from its quarters across the street in the Penniman-Allen theater building.

The construction engineer was Lyle Bristow. Henry Masters was the building contractor. Construction materials from several states were employed - Minnesota, limestone; Georgia, granite; Virginia, black marble; Connecticut, hardwood; Iowa, millwork.

A complete set of building records and blueprints are located in the basement of the post office.

DATE OF CONSTRUCTION Assessors: 1936; remodeled 1958
ORIGINAL OWNER

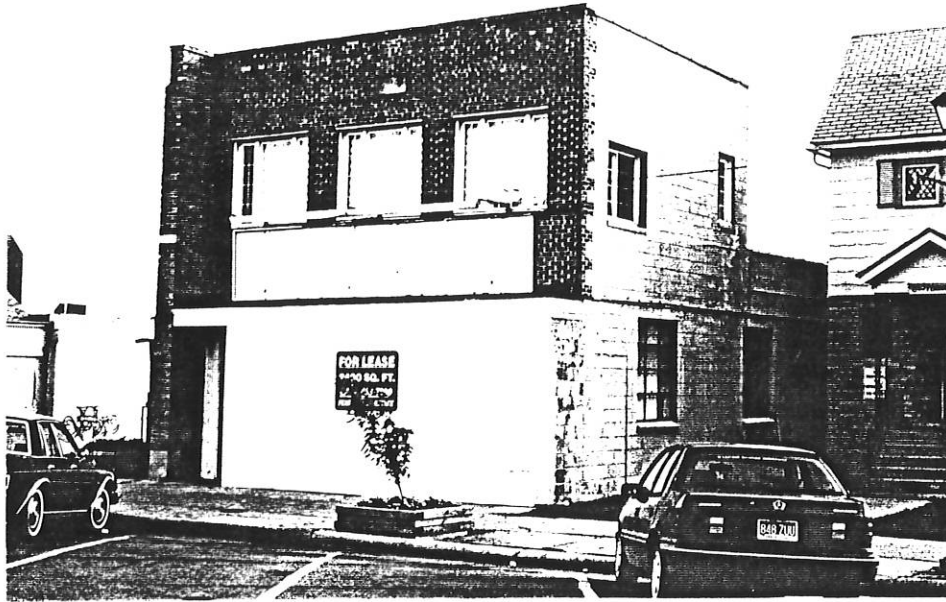
HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This contributing building is a key historic structure in the architectural history of the area. The building, as well as the mural painted by Carlos Lopez, are significant because of their excellent condition and their

continued use to the community.

BIBLIOGRAPHY Post Office Records.

Interview. John Mulligan, Post Officer General. 7 October 1993.
Lopez, Carol. "Work of Carlos Lopez Brings Great Dignity to the
City of Plymouth. Unpublished paper. Plymouth Historical
Library.



HISTORIC NAME Richwine Building
OTHER NAMES
ADDRESS 863 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Vacant
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Commercial brick block

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Commercial brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This two story brick commercial block features decorative raised brick trim between the three second-story windows. The first story is vacant and boarded.

HISTORY City Directories: 1938, (861) Penniman-Allen Buildings, rooms; 1943, same.

Title Search: 1888, Lot 130, David Cable to Henry C. Robinson; 1937, (lot 130) Robinson to Allen; 1917, (131) Harry C. Robinson to Kate Allen; 1944, estate of Kate Allen lots 130 and 131.

Tax Rolls: 1920, Penniman Allen Theatre - \$48,000; Kate Allen - \$51,000; 1924, Kate E. Allen Building - \$52,000.

The city directory, title search and tax roll information relates to a former building. This property description includes part of lots 130 and 131. Both lots were followed by the title search did not clearly establish clear title or ownership.

The building was erected by Perry Richwine, a Plymouth native, (1909-1992) in 1948. He was a former mayor (1949-1950), lawyer, municipal judge, vice-president of First Federal of Michigan, and one of Plymouth's civic leaders largely responsible for developing a unique relationship between Plymouth, England and Plymouth, Michigan. Mr. Richwine was instrumental in organizing relief efforts to help Plymouth, England, recover from the bombing it sustained during World War II due to the British Naval Base located there.

DATE OF CONSTRUCTION
ORIGINAL OWNER

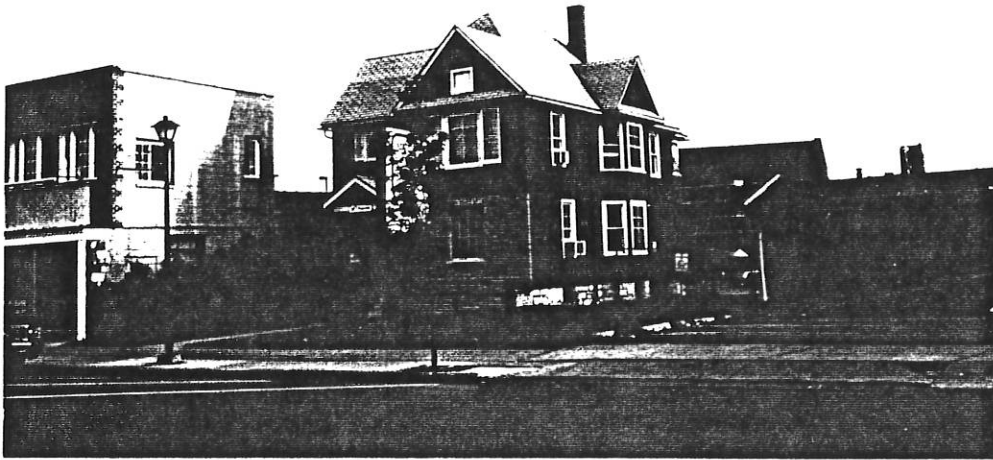
Assessors: 1948

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT
because of its age.

This building is noncontributing

BIBLIOGRAPHY



HISTORIC NAME Harry Robinson House
OTHER NAMES Tripp Equity Trust
ADDRESS 865 Penniman Avenue

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION	Masonry	
WALLS	Asbestos siding/stone trim	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The substantial two-and-one-half story Queen Anne house with a side-entry porch appears to have been modernized over the years. Asbestos siding and stone trim cover original materials.

HISTORY

City Directories: 1927, Harry C. Robinson; 1931, Wilkie Funeral Home; 1935, Jesse Hake; 1938, Plymouth Federal Savings & Loan Association, Charles B. Weaver; 1943, same bank and Perry W. Richwine, lawyer.

Maps: Sanborn, 1893 - one-and-one-half story house; 1899, same; 1909, two story house; 1914, same; 1918, same.

Title Search: 1866, John Kellogg to Joel R. Kellogg; 1877, parcel a -Kellogg to Michael Connor; parcel b, 1880 Kellogg to Connor; 1890, Michael Connor to Wm. T. Connor (both parcels); 1939, estate of Wm. T. Connor. See lot 130 at 863 Penniman.

Tax Rolls, 1899, H. C. Robinson - \$1,500; 1904, H.C. Robinson, house and lot - \$1,500; 1910, H.C. Robinson, house and lot - \$1,600; 1915, H. Robinson, house and lot - \$1,800; 1920, H. Robinson, house and lot bound on the n by Penniman, e by Allen, s by alley, w by Conner personal - \$5,000; Wm. J. Conner, house and lot bound on the n by Penniman Ave, e by Robinson, s by alley, w by Harvey - \$6,800; 1924, H. C. Robinson - \$4,500.

Harry Robinson's diversified interests provided him several careers - (1863-1948) auctioneer, past president of Village of Plymouth, and businessman. In 1883 he purchased Ashley Perrin's livery stable on Penniman Avenue and provided the community with public transportation to and from the depot in his horse-drawn bus. He married Lusina in 1886 and she was one of the "Peek Sisters" performing with Kate Penniman Allen and others in skits and musicals for charity benefits.

While auctioning he discovered a desk owned by Hazen Pingree, the wealthy Detroit shoe manufacturer and Michigan Governor - 1897-1900, that he acquired and donated to the Plymouth Historical Museum.

DATE OF CONSTRUCTION Circa 1885. Assessors: 1890
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT The house is significant to the historical heritage of the area. Because of extensive alterations, it has lost its architectural integrity.

BIBLIOGRAPHY



HISTORIC NAME Burrows House
OTHER NAMES
ADDRESS 870 Penniman Avenue

HISTORIC FUNCTION Residential
CURRENT FUNCTION Residential - Multiple
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Upright and Wing

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Aluminum siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story gable-front Upright and the one story gable-front Wing with a full-width front open porch is built on a stone foundation.

HISTORY City Directories: 1927, Frank J. Burrows; 1931, same; 1935, same; 1938, same; 1943, same.

Maps: Sanborn, 1893 - Upright and wing house; 1899, same; 1909, same; 1914, same; 1918, same.

Title Search: 1828, Wm. Starkweather to John Beedon; 1869, Sarah Barker to Alfred B. Coleman; 1870, Coleman to Eliza A. Haines; 1884, Haines to Frank B. Park; 1885, Park to Mary Park; 1894, Park to Libby Burrows; 1916, QCD, Libby M. Burrows (wife of) to Wm. J. Burrows; 1935 (death of Wm J. Burrows), Frank J. Burrows inherits; 1962, Zaida Burrows to John M. Robison.

Tax Rolls: 1899, Libbie Burrows - \$1,500; 1904, Libbie Burrows,

house and lot - \$1,500; 1910, Libbie Burrows, house and lot - \$1,500; 1915, Mrs. Libby Burrows, house and lot - \$1,800; 1920, Wm. Burrows & wife - \$3,600; 1924, W.J. Burrows - \$3,600.

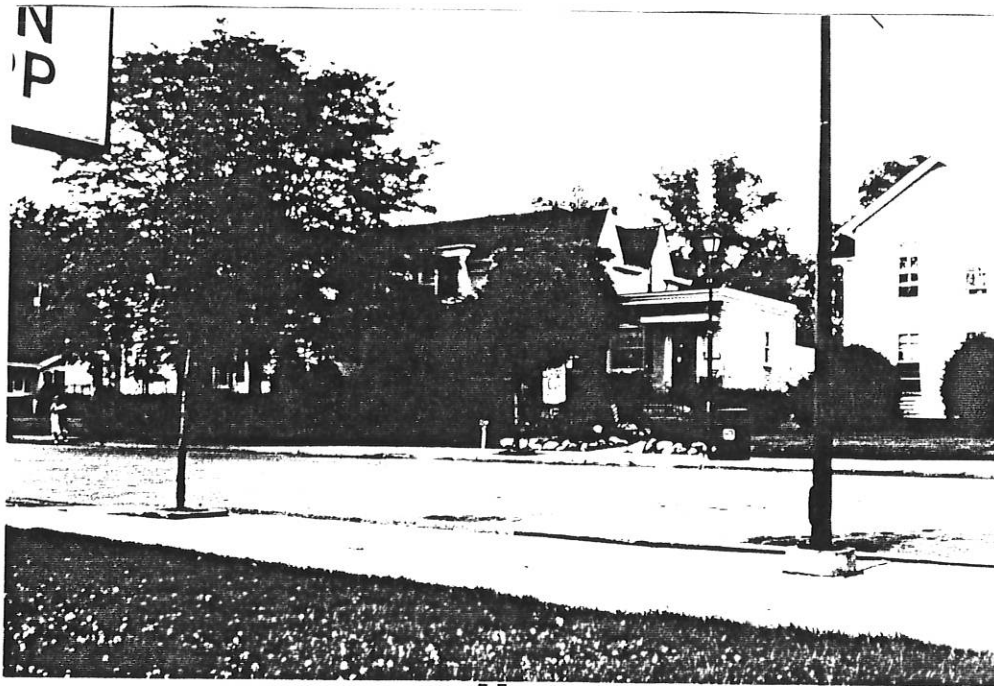
Wm. Burrows came to Plymouth from Canada in 1859.

DATE OF CONSTRUCTION Circa 1870; assessors: circa 1900
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT Due to extensive alterations, this building has lost its architectural integrity, and is noncontributing.

BIBLIOGRAPHY



HISTORIC NAME Pinckney House
OTHER NAMES
ADDRESS 884 Penniman Avenue

HISTORIC FUNCTION Residential
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Second Empire

	Main Building	Other buildings/features
FOUNDATION	Concrete and stone	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story Second Empire house has a one-story east addition. Many of the brick structure's original features are extant. It is one of three Second Empire houses in the study area.

HISTORY City Directories: Laurence J. Johnson; 1931, same and Mrs. Zaida Johnson antiques; 1935, Samuel C. Robison; 1938, same and John M. Robison, dentist; 1943, same.

Maps: Sanborn, 1893 - two story house; 1899, same; 1909, same; 1914, same with mansard roof; 1918, same.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1869, Sarah Barker to Alfred B. Coleman; 1881, Fannie M. Coleman to Cyrus A. Pickney; 1889, Cyrus Pickney to Theodore C. Sherwood; 1892, Sherwood to Plymouth National Bank; 1899, Plymouth National Bank to John L. Gale; 1921, estate of John L. Gale to James L. and Zaida Johnson; 1932 QCD from Johnsons to Bessie I. Dunning;

1949, Margaret C. Dunning to John F. Robison.

Tax Rolls: 1899, Cyrus A. Pickney and John L Gale - \$1,600 and \$1,000; 1904, John L. Gale - \$2,000; 1910, John L. Gale, house and lot - \$2,000; 1915, John L. Gale, house and lot - \$2,000; 1920, John H. Gale - \$4,100; 1924, John L. Gale - \$4,100.

John Gale was born in 1846 in Salem, Washtenaw County. He was the son of John L. Gale and Sarah Packard Gale. John's parents died when he was seven years old and he came to live with his aunt and uncle, Dr. and Mrs. A. B. Coleman - owners of a drug and grocery business. At age twenty-one John became a partner in the business and became the owner when Dr. Coleman died. John Gale married Fannie Deborah Coleman on August 31, 1876. She died in 1921.

Cyrus A. Pickney (1852 - 3/9/1912.) He came to live with his aunt, Mrs. Abram Fralick of Plymouth when his mother died. At the age of eighteen he entered the drug store of his uncle, Dr. A. B. Coleman. After a few years he joined the firm of Farrand & Sheeley in Detroit. He graduated from the College of Pharmacy in Brooklyn, New York, and returned to Plymouth. In 1877 he married Miss Alma Burrows.

About 1880 Cyrus joined the drug and grocery business of Elmer W. Chaffee and bought out the Chaffee interest after a few successful years. He later sold that business to his half brother, John L. Gale, and turned to manufacturing air rifles until 1894 when the business was destroyed by fire. He returned to his former business.

Theodore C. Sherwood, local bank president in the 1880's, was the first commissioner of banking in the State of Michigan. Sherwood, born in Geneva, New York, in 1839, arrived in Plymouth in 1854. He was a school teacher and a farmer before joining the Michigan Central in Kalamazoo as a cashier. The following year he worked for the First National Bank of Battle Creek. In 1872, he was the cashier of the newly-organized First National Bank of Plymouth - Ebenezer Jenckes Penniman was president.

Sherwood moved to Grand Rapids in 1880 to become cashier of the Grand Rapids National Bank. He returned to Plymouth in 1884 as president of the newly established Plymouth National Bank. He resigned from the bank in 1889 when Governor Cyrus Luce appointed him to be the first State Commissioner of Banking. He served in that capacity until 1896.

Theodore Sherwood served as the first president of the Plymouth Fair Association, organized as a stock company in 1885. The fair was held every September until 1904 on grounds south of Ann Arbor Trail and west of Mill Street (twenty-two acres tract.) He was also Plymouth's school inspector in 1886-87 and a prominent

member of the Methodist Episcopal Church.

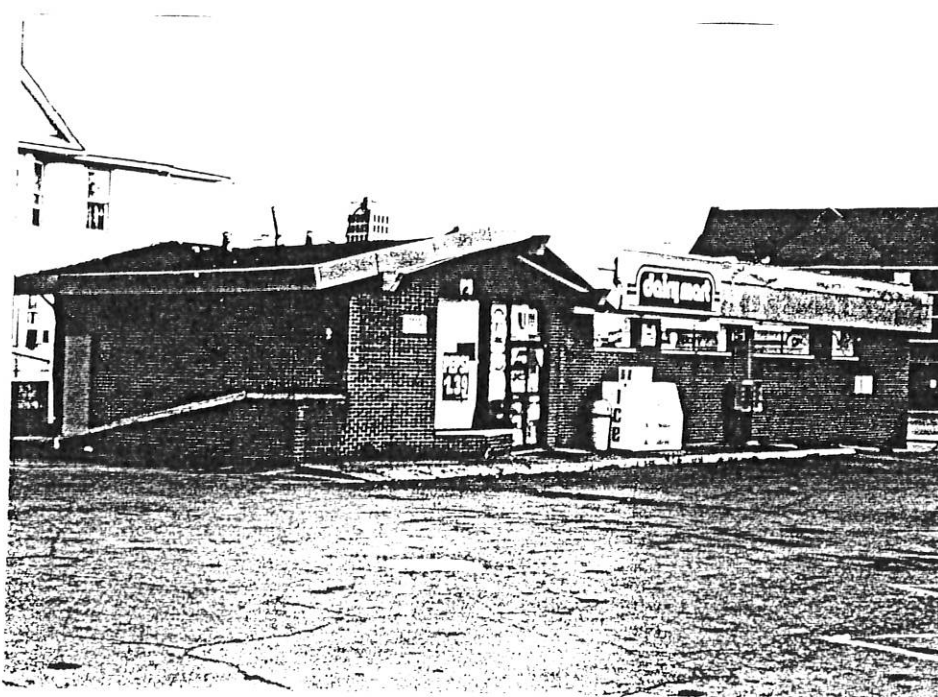
Dr. Robert Edmund Cooper (1874-1939.) He was born in Lindsey, Ontario, and took degrees in literature and medicine from the University of Toronto. He served his internship in Toronto and took post-graduate courses at McGill University, Toronto. He moved to Highland Park, Michigan with his mother in 1897 where he started his medical practice. Two years later he moved to Plymouth and established a medical practice. In 1902 he married Maude Sherwood. One son, Winston was born. At the time of Dr. R.E. Sherwood's death in an automobile accident his wife Maude was in Europe

DATE OF CONSTRUCTION Assessors: circa 1900
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This building contributes to the historical and architectural heritage of the historic district.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES Dairy Mart
ADDRESS 885 Penniman Avenue

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Built up insulation	
OTHER		

DESCRIPTION One story brick commercial structure with pedimented entry is built on the site of the Wm. Conner house.

HISTORY

DATE OF CONSTRUCTION Assessors: circa 1955
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



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HISTORIC NAME

OTHER NAMES

ADDRESS 896 Penniman Avenue

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential multiple

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Second Empire

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Brick/modern synthetic siding	addition
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION Two story brick Second Empire house with multiple roof gables . Entrance in tower. Long narrow windows.

HISTORY

City Directories: 1927, Dr. Robert E. Cooper; 1931, Mrs. Maude E. Cooper, Berg D. Moore; 1935, Mrs. Maude E. Cooper; 1938, same; 1943, same.

Maps: Sanborn, 1914 - mansard roof two story house; 1918, same.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1869, Sarah Barker to Alfred B. Coleman; 1881, Fannie M. Coleman to Wm J. Burrows; 1884, Burrows to Libbie Burrows; 1890, Libbie Burrows to George M. Burnett; 1899, George W. Burnett to Plymouth Savings Bank; 1902, Plymouth Savings Bank to Jennie Voorhies; 1916, estate of Jennie Voorhies to Robert Cooper.

Tax Rolls: 1899, George W. Burnett - \$1,600; 1904, Jennie Voorhies, house and lot - \$2,200; 1910, Mrs. Jennie Voorhies, house and lot - \$2,200; 1915, Jennie Voorhies, house and lot - \$2,000; 1920, R. E. Cooper - \$4,500; 1924, R. E. Cooper - \$4,800.

DATE OF CONSTRUCTION Assessors: circa 1900
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This historic building contributes to the historic district because of its architectural significance.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES
ADDRESS 216 South Union Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Residential
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Asphalt siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This two-and-one-half story Queen Anne is built on a stone foundation. The gable-front structure with its prominent gable front and its asphalt shingle siding is an unadorned version of the style. The straight forward closed balustraded front porch with simple square posts supporting a hip roof reflects the house's late interpretation of Queen Anne style. The asphalt siding may date from a later modernization.

HISTORY

This house served as the rectory for Our Lady of Good Counsel. The church was located to the north of this house. When the church burned, services were held in the basement. The City of Plymouth used the basement as a gun and archery range after O. L. G. C. built its new church on the grounds of the Kate Allen estate. Kate Allen had left her estate to her niece, Mrs. Burgess, who willed it to the Catholic Church.

The basement was filled in and the land used as a parking lot.

It stands vacant today.

City Directories: 1927, Rev. Frank C. Lefevre; 1931, same; 1935, same; 1938, same - rectory for Our Lady of Good Counsel; 1943, Rev. Wm P. Mooney.

Maps: Sanborn, 1893 - vacant lot; 1899, same; 1909, two story house; 1914, same; 1918, same.

Title Search: 1876, Henry Fralick to Mary A. Valentine; 1892, Valentine to Robert C. Safford; 1905, Safford to Wm. F. Markham; 1907, Markham to Fred Burch; 1913, Burch to Charles A. Fisher; 1913, Fisher to Burch; 1916, Burch to Ammon Brown; 1928, Brown to Michael J. Gallagher; 1951, Edward Mooney, archbishop of Detroit to Wm. Burt.

Tax Rolls: 1899, no entry; 1904, Robert C. Safford - \$200; 1910, Fred Burch - \$1,800; 1915, Charles Fisher - house and lot - \$3,800; 1920, Ammon Brown - \$3,800; 1924, Ammon Brown - \$3,700.

DATE OF CONSTRUCTION Assessors: old. From the research data, it appears that the house was constructed between 1904-1910.

ORIGINAL OWNER If the house was built between 1904-1910, the original owner would have been Fred Burch.

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This late example of the Queen Anne style of architecture contributes to the historic fabric of the study area.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 226 South Union Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION	Stone	
WALLS	Asbestos	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This two-and-one-half story multi-gable Queen Anne with a wrap-around-porch sits on a stone foundation. A variety of rectangular windows adorn the facades. The asbestos siding may date from a later modernization.

HISTORY City Directories: 1927, William R. Shaw; 1931, Ella P. Shaw; 1935, same; 1938, same; 1943, Donald R. Rank.

Maps: Sanborn, 1893 - vacant lot; 1899, two story house; 1909, same; 1914, same; 1918, same.

Title Search: 1892, heirs of Henry Fralick to Alice J. Watson; 1897, Watson to Mary A. Valentine; 1899, Valentine to Hiram Roe; 1904, Roe to John Shaw; 1916, estate of Shaw to Wm. R. Shaw; 1942, Ella P. Shaw to Frank E. Terry.

Tax Rolls: 1904, Hiram Roe, lot listed as \$250 and it was crossed out and \$1300 written in - indicates house was built;

1910, John Shaw, house and lot - \$2,000; 1915, John Shaw - lot 15, \$2,000; 1920, Wm. R. Shaw - \$3,800; 1924, Wm. R. Shaw - \$3,900;

DATE OF CONSTRUCTION
ORIGINAL OWNER

Assessors: 1900; remodeled 1942.
John Shaw

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT The Queen Anne house contributes to the historic fabric of the study area.

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES
ADDRESS 236 South Union Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Residential
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Dutch Colonial Revival

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Aluminum sided	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one-and-one-half story Dutch Colonial Revival house is built on a concrete block foundation. Its cross-gambrel roof has an atypical tower with a steeply pitched roof at the apex of the cross-gambrel roofs. Simple Tuscan columns support a full-width front porch with a closed balustrade. Rectangular shaped multilight double-hung sash windows punctuate the facades. Modern synthetic siding covers the house's historic fabric.

HISTORY
 City Directories: 1927, Mrs. Agnes D. Scott; 1931, Nathan G. Strohauer; 1935, Mrs. Agnes D. Scott; 1938, same; 1943, Roy G. Clark.

Maps: Sanborn, 1893 - vacant lot; 1899, property under key; 1909, two story house; 1914, one-and-one-half story house; 1918, same.

Title Search: 1893, estate of Henry Fralick to John E. Moore;

1893, Moore to Mary A. Valentine; 1904, Valentine to Hiram A. Roe; 1911, Roe to Oliver to P. Showers; 1917, Showers to Arthur P. Scott; 1941, estate of Agnes Scott (Ethel A. Clark, relative); 1944, heirs sold to Edna L. Lawson.

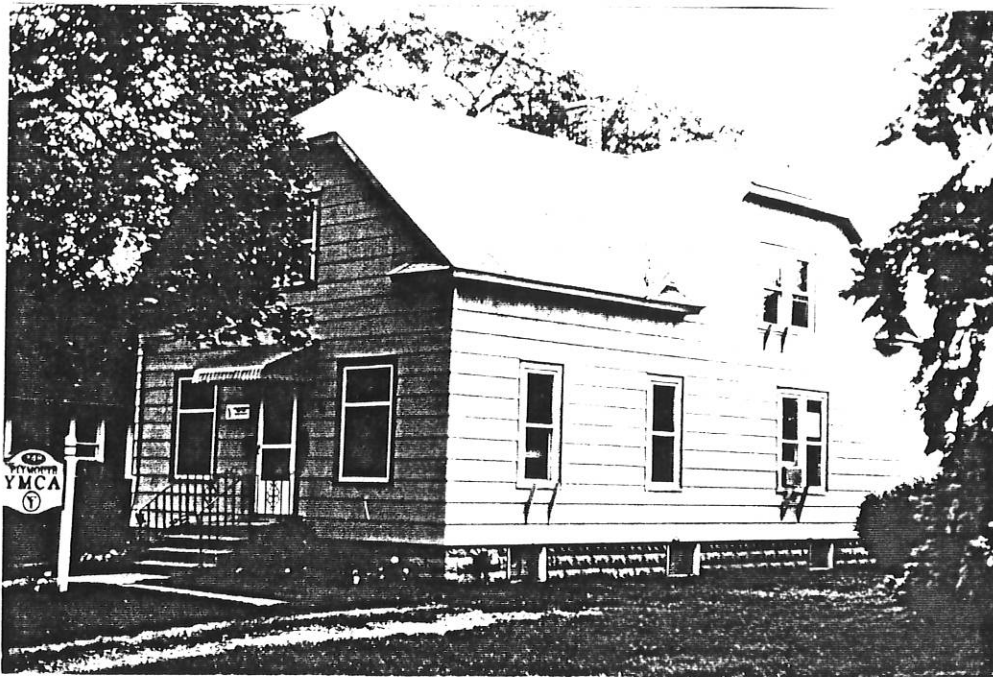
Tax Rolls: 1904, Roe -owns lots; 1910, Hiram Roe - \$1,600; 1915, Oliver Showers, \$1,000 exempt, lot 16 - \$600; 1920, Agnes Scott - \$3,600; 1924, Agnes Scott - \$3,600.

DATE OF CONSTRUCTION Assessors: 1908. It appears from the research data that the house was constructed between 1904-1910.
ORIGINAL OWNER Hiram A. Roe

HISTORICAL SIGNIFICANCE The Dutch Colonial Revival house contributes architecturally to the historic district.

SIGNIFICANCE STATEMENT

BIBLIOGRAPHY



HISTORIC NAME
OTHER NAMES Plymouth Y.M.C.A.
ADDRESS 248 South Union Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Cultural
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Cross-gable house

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Asbestos siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one-and-one-half story cross-gable house is built on a concrete block foundation. A central entry, sheltered by a later-addition awning, is flanked by cottage windows. The clipped gables and cornice returns add interest to the unadorned asbestos-sided facades.

HISTORY City Directories: 1927, Ernest F. Westfall; 1931, same; 1935, Mrs. Della B. Davis; 1938, same and Lawrence W. Blunk; 1943, Harry H. Newell.

Maps: Sanborn, 1893 - vacant lot; 1899, vacant; 1909, same; 1914, one-and-one-half story house; 1918, same.

Title search: 1893, estate of Henry Fralick to John E. Moore; 1893, Moore to Mary A. Valentine; 1911, Mary A. Valentine to Wm. T. Rattenbury; 1912, Rattenbury to John E. Wilcox; 1920, John Wilcox to Ernest F. Westfall; 1931, Westfall to Floyd Kehrl; 1946, Wm. J. Manor to Earl H. Schneider.

Tax Rolls: 1904, Mary Valentine two lots \$75 (lot 1) and \$350 (lot 17); 1910, Mrs. Mary Valentine - lot 17 - \$350; 1915, John E. Wilcox, lot 17 - \$1,700; 1920, Ernest Westfall - \$3,350; 1924, Ernest Westfall - \$3,700;

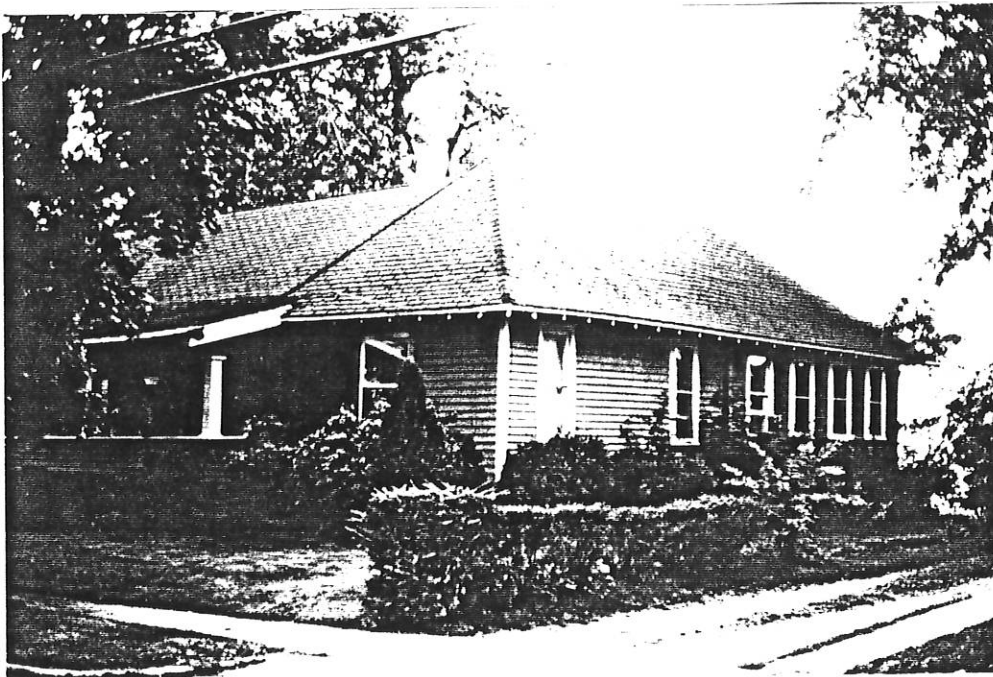
DATE OF CONSTRUCTION Assessors: 1908. According to the tax roll information, it appears that the house was built around 1920.

ORIGINAL OWNER Ernest F. Westfall

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT The residential structure contributes to the historic and architectural fabric of the district.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 260 South Union Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Arts and Crafts cottage

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Clapboard	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This one story side-gable art-and-crafts cottage is built on a concrete foundation. The hip and gable roof combination is a result of an addition to the house. According to the house's present owner, Glenn Meadows, the front section of the house is approximately ninety years old. It has an open front porch and exposed eave bracketing. The addition is the rear gable section.

HISTORY City Directories: 1927, Pierre S. Bennett; 1931, same; 1935, same; 1938, same; 1943, Warren S. Perkins, revenue agent for the border patrol.

Maps: Sanborn, 1893 - one story house; 1899, same; 1909, same; 1914, same; 1918, same.

Title Search: 1881, Henry Fralick to George Johnson; 1890, estate of George Johnson to Benonia Sherman; 1903, Sherman to Caroline M. Bennett; 1913, estate of Caroline Bennett; 1926,

Pierre Bennett; 1939, Bennett to Harry G. Rackham; 1950, Rackham to Warren S. Perkins.

Tax Rolls: 1899; no Sherman entry; 1904, Caroline Bennett, house and lot 18 - \$600; 1910, Mrs. Caroline Bennett, lot 18 - \$600; 1915, Mrs. Caroline Bennett, house and lot - \$900; 1920, Caroline Bennett - \$2,000; 1924, Pierre Bennett - \$2,800.

DATE OF CONSTRUCTION Assessors: old; remodeled 1923
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This house contributes to the architectural and historic fabric of the historic district.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 263 South Union Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Queen Anne

	Main Building	Other buildings/features
FOUNDATION		
WALLS	Clapboard	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The two story gable-ell shaped Queen Anne built on stone foundation features a one story open wrap-around porch. Simple Tuscan columns support the shed roof porch with turned spindles in the balustrade. Rectangular double-hung sash windows in varying sizes are used throughout the house. The rear section housed Holloway's wallpaper store from the 1920's through the 1940's.

HISTORY City Directories: 1927, Dewey A. Holloway, rear-Holloway's wallpaper and paint store; 1931, same; 1935, same; 1938, same and Merritt W. Crumbie; 1943, Dewey A. Holloway.

Maps: Sanborn, 1893 - vacant lot; 1899, two story house; 1909, two story house; 1914, two story house; 1918, same.

Title Search: 1893, estate of Henry S. Fralick to John E. More; 1893, More to Kate E. Penniman; 1898, Penniman to Frank H. Bell; 1899, Bell to Rachel Adams; 1915, Adams to Minnie M. Holloway;

1923, Minnie Holloway to Dewey Holloway and Margarite Crumbie;
1984, Crumbie to Raymond J. Masters.

Tax Rolls: 1899, Rachael Adams, house and lot - \$600; 1904,
Rachael Adams - house and lot 19, \$850; 1910, Rachael Adams, lot
19 - \$700; 1915, Rachael Adams - \$900; 1920, Minnie Holloway -
\$2,400; 1924, Minnie Holloway - \$2,400.

DATE OF CONSTRUCTION Assessors: 1880. The research
indicates that the house was probably built between 1893 and
1899.

ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This well-maintained house with its
architectural integrity contributes to the historic fabric of the
historic district.

BIBLIOGRAPHY



HISTORIC NAME
 OTHER NAMES
 ADDRESS 270 South Union Street

HISTORIC FUNCTION Residential
 CURRENT FUNCTION Residential
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable front

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Clapboard	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one-and-one-half story gable-front clapboard house with a full-width open front porch is one of three similar gable-front houses in a row on South Union (270, 276, 284.) The simple structure's full-width front porch with Tuscan columns supporting the low-pitched hip roof provides the house's only ornamentation.

HISTORY City Directories: 1927, Frederick G. Bovee; 1931, same; 1935, Mrs. Elsie Bovee; 1938, same; 1943, same.

Maps: Sanborn, 1918, one-and-one-half story house.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1830, Lyon to Benajah Holbrook, Jr.; 1833, Holbrook to Alexander Grant; 1834, Grant to John Grant; 1837, Grant to Nathan Sears; 1847, Sears to Daniel Myers; 1866, QCD Myers to Charles H. Bennett; 186, Bennett to Ira D. Ward; 1883, Ira Ward to Laura Ward; 1884, Laura Ward Cantine to John W. Ward; 1909, estate of John Ward to

Charlotte A. Dame, sister; 1913, estate of Edwin Dame to Felix Freydl; 1952, Lena Freydl to the City of Plymouth.

Tax Rolls: 1899, John W. Ward - \$1,200; 1904, no John Ward listing; 1910, Mrs. C. A. Dame, house and lot - \$1,600; 1915, Felix Freydl, house and lot - \$1,600; 1920, Fred Bovee - \$2,300; 1924, Frederick Bovee - \$2,700.

DATE OF CONSTRUCTION Assessors: old. Circa 1900.
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT The simple gable-front house provides a good example of typical worker housing in the study area and contributes to the historic and architectural integrity of the historic district.

BIBLIOGRAPHY



HISTORIC NAME Plymouth Grange Hall
OTHER NAMES Plymouth YMCA
ADDRESS 273 South Union Street

HISTORIC FUNCTION Residential
CURRENT FUNCTION Cultural
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable front

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Asphalt	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one-and-one-half story gable front structure rests on a concrete block foundation. Originally, the building served as the Markham house's stable (676 Penniman.) Just a decade later, the Grange purchased the stable with its hardwood box stalls in 1912 from George Wilcox, the house's second owner. The interior was renovated after a 1932 fire into two meeting rooms and a kitchen. Further changes were made in 1960. The cross-gable building is surmounted by an asphalt shingle roof. Enclosed entrances are located on both the front and south facades. Single light double-hung sash windows are used throughout the structure.

HISTORY City Directories: Plymouth Grange Hall; 1931, same; 1935, same; 1938, same and Daughters of Pocahontas (IORM); same, Ex-Service Men's Club, Ex-Service Men's Club - Ladies' Auxiliary, Old Glory Chapter No. 25 Daughters of Am.

Maps: Sanborn, 1893 - vacant lot; 1899, vacant; 1909, two story

livery; 1914, Granger's Hall Lodge; 1918, Granger's Lodge Room.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1929, Lyon to B. Holbrook; 1835, Holbrook to Edwards Brooks; 1835, Brooks to John Kellogg; 1836, Kellogg to Nathan Johnson; 1845, Johnson to Thomas P. May, Jr.; 1874, Estate of Thomas May to Jennie Penney; 1905, Penney to Wm. F. Markham; 1911, Markham to George H. Wilcox; 1913, Wilcox to the Farmers Building Association; 1957, Farmers Building Association (QCD) to the Plymouth Grange.

Tax Rolls: 1904, Jenny Penny, house and land - \$2,500; 1910, barn to the house and land of Wm. F. Markham - total value - \$7,000; 1915, Farmers Building Association, building - \$1,800; 1920, Farmers Building Association - \$3,000; 1924, Farmers Building Association - \$3,000.

The Grange was an organization that worked for legislation to establish land grant colleges and Great Lakes waterways. Chartered in July, 1873, its main focus was to improve farming conditions and better roads in order to get produce to markets. This local chapter was organized in 1874. It also worked to bring rural free delivery post, to establish pure food laws and to promote social security.

This building served as a center for social activities. In the 1920's and 30's dances were held here. In the early years of the annual Fall Festival, an antique mart as well as meals were served here. The Grange worked along with the Lions Club, the Salvation Army and the Plymouth Historical Society in community causes.

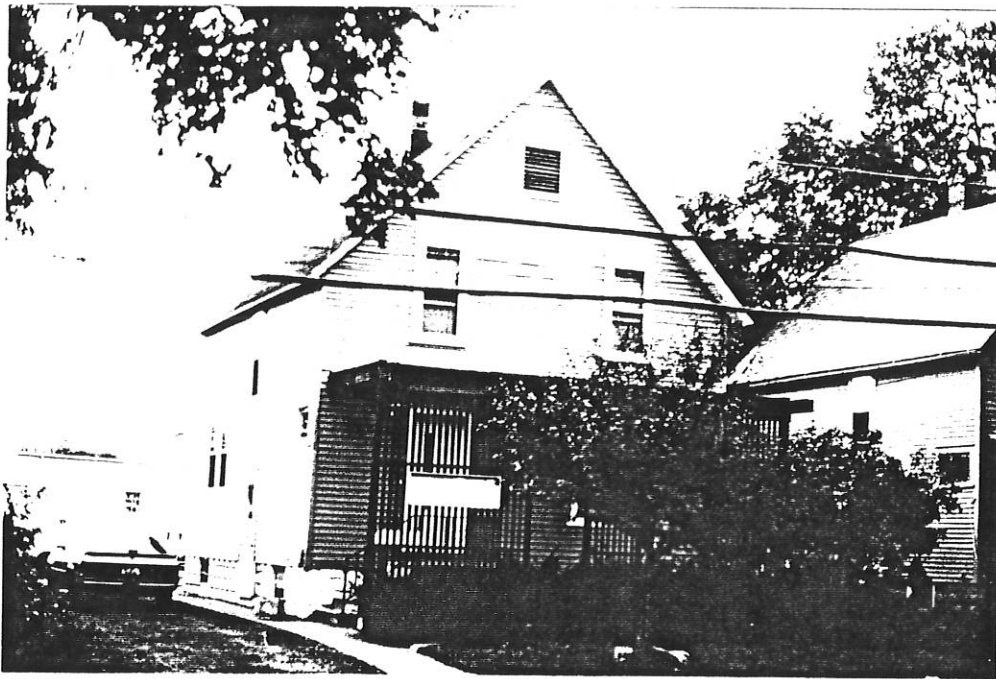
The building received an AAUW Landmark Award in 1985.

DATE OF CONSTRUCTION	Assessors: 1901
ORIGINAL OWNER	Wm. F. Markham

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This structure contributes to the historic and architectural integrity of the historic district. First it served as a stable for the expansive Markham house and then it became a social center for the Village of Plymouth. Today it continues as a Y.M.C.A. structure.

BIBLIOGRAPHY



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HISTORIC NAME
 OTHER NAMES
 ADDRESS 276 South Union Street

HISTORIC FUNCTION Residential
 CURRENT FUNCTION Residential
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable front

	Main Building	Other buildings/features
FOUNDATION	Concrete block	
WALLS	Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This one-and-one-half story gable front house rests on a concrete block foundation. Simple wood surrounds highlight single light double-hung sash windows. The full width open one-story front porch has been modernized. These three house -- Nos. 270, 276, and 284 -- appear to be the same style and are typical vernacular housing.

HISTORY City Directories: 1927, Harold J. Brisbois, Dr.; 1931, Harry Shoemaker; 1935, vacant; 1938, vacant; 1943, Jos S. Schomberger.

Maps: Sanborn, 1918 - one-and-one-half story house.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829, Lyon to Benajah Holbrook; 1835, Holbrook to Edward Brooks; 1835,

Brooks to Eleazor Bennett; 1869, QCD, Bennett to John M. Bennett; 1886, John Bennett to William H. Bennett; 1905, Louis Bennett to William F. Markham; 1913, Markham to Daniel A. Blue; 1914, Blue to John M. Patterson; 1916, Patterson to John E. Wilcox; 1920, Wilcox to George H. McLaren; 1921, McLaren to the Rev. Michael J. Gallagher, Roman Catholic Bishop of Detroit; 1947, Edward Mooney, Archbishop of Detroit to Helen J. Davis Schomberger.

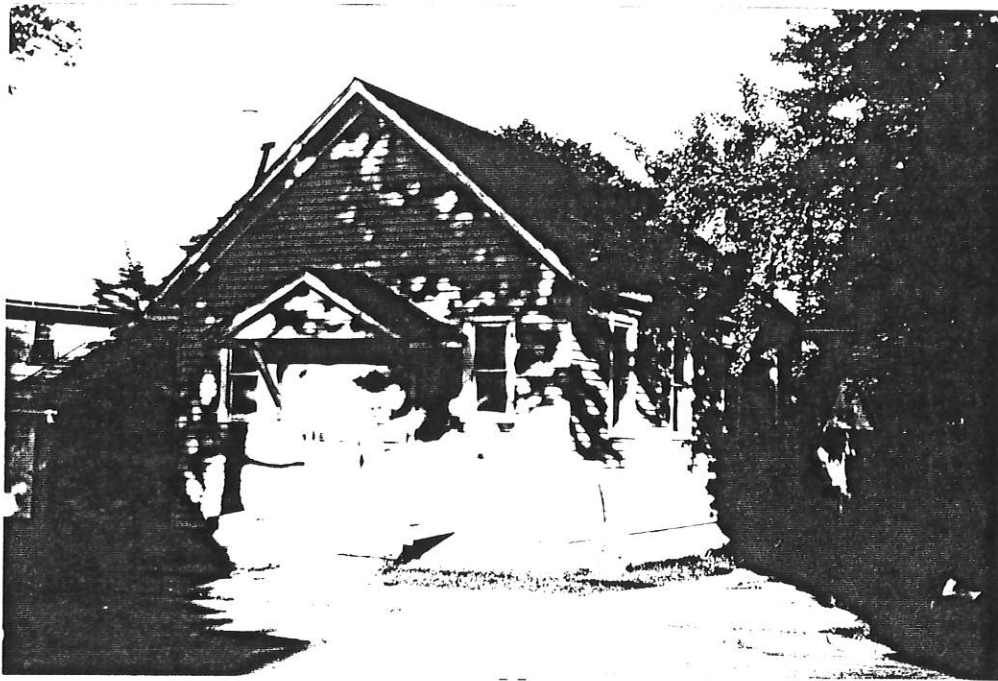
Tax Rolls: 1899, Wm. Bennett, house, shop and land - \$1,500; 1904, Wm. Bennett; 1910, W.F. Markham - \$800; 1915, John Patterson, house and lot - \$1,400; 1920, George H. McLaren - \$2,150; 1924, tax exempt

DATE OF CONSTRUCTION Assessors: 1918
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This building contributes to the architectural integrity of the historic district.

BIBLIOGRAPHY



HISTORIC NAME The Episcopal Mission Church
OTHER NAMES
ADDRESS 281 South Union Street

HISTORIC FUNCTION Religious
CURRENT FUNCTION Vacant
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable front

	Main Building	Other buildings/features
FOUNDATION	Block	
WALLS	Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The simple one story gable-front building is constructed on a block foundation. Knee-brace brackets support an entry pediment above double entry doors. Single light double-hung sash windows are used throughout the building.

HISTORY City Directories: 1931, Corbett Electric Co.; 1935, Berea Chapel assembly of God; 1938, Salvation Army; 1943, same.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1929, Lyon to B. Holbrook; 1835, Holbrook to Edwards Brooks; 1835, Brooks to John Kellogg; 1836, Kellogg to Nathan Johnson; 1845, Johnson to Thomas P. May, Jr.; 1874, Estate of Thomas May to Jennie Penney; 1900, Penney to Wm. F. Markham; 1911, Markham to George H. Wilcox; 1915, George H. Wilcox to the Trustee of the Protestant Episcopal Church of the Diocese of Michigan; 1934, Church to the Plymouth United Savings (QCD); 1938, Plymouth United Savings to the Salvation Army (QCD); 1951, Salvation Army to Detroit Ecclesiastical Association.

The Episcopal Mission Church was built in 1921 on land donated by Harriet Wilcox. This structure is the first building that the Plymouth Episcopal Mission Church congregation owned. The mission church relocated to larger quarters at 500 South Harvey in 1927. St. John's Episcopal is now located at 574 South Sheldon Road.

Jack Wilcox purchased the building in 1971.

DATE OF CONSTRUCTION	Assessors: 1900
ORIGINAL OWNER	Episcopal Mission Church

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This contributing building was the first church-owned property of the Episcopal Mission Church. Its vernacular style represents the simple functional use.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 284 South Union Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable front

	Main Building	Other buildings/features
FOUNDATION	Cement block	
WALLS	Modern synthetic siding over stucco	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This one-and-one-half story stucco gable front house is constructed on a cement block foundation. A full width one story open front porch shelters the main entrance. Single light double-hung sash windows are used throughout the house. This house and the two built directly north -- Nos. 276 and 270 - - are variations of the same style house.

HISTORY City Directories: 1927, Alexander S. Vateck; 1931, vacant; 1935, Mrs. Lois W. Baker; 1938, Roy C. Lawson; 1943, same.

Maps: Sanborn, 1918- one-and-one-half story stucco house.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829, Lyon to Benajah Holbrook; 1835, Holbrook to Edward Brooks; 1835, Brooks to Eleazor Bennett; 1869, QCD, Bennett to John M. Bennett; 1886, John Bennett to William H. Bennett; 1905, Louis Bennett to William F. Markham; 1913, Markham to Daniel Blue; 1914, Blue to

John M. Patterson; 1916, Patterson to John E. Wilcox; 1920, Wilcox to George A. Smith; 1943, Smith to Roy C. Lawson.

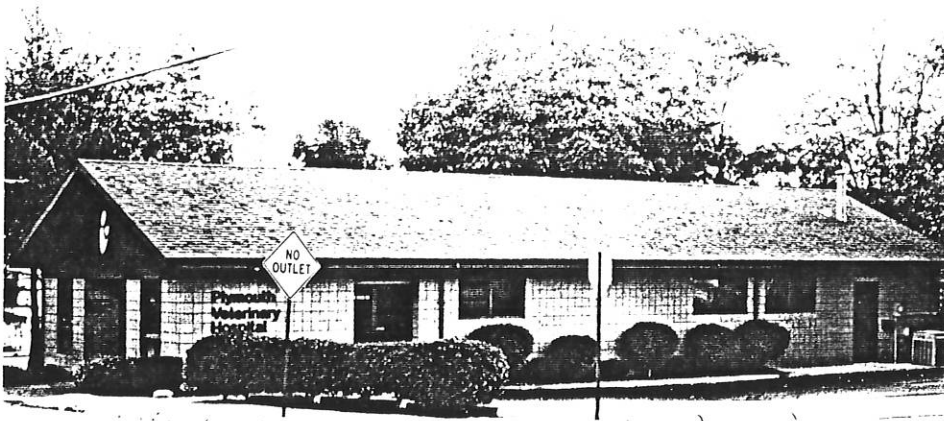
Tax Rolls: 1910, part of Markham land - \$7,000; (not an individual lot listed); 1915, John Patterson, \$1,400; 1920, George A. Smith - \$2,150; 1924, George A. Smith - \$2,200.

DATE OF CONSTRUCTION Assessors: 1918
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This house contributes to the historic and architectural fabric of the study area.

BIBLIOGRAPHY



HISTORIC NAME Plymouth Veterinary Hospital
 OTHER NAMES
 ADDRESS 725 Wing Street

HISTORIC FUNCTION Commercial
 CURRENT FUNCTION Commercial
 OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Contemporary commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Brick	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION One story side-gable commercial structure has minimal ornamentation which emphasizes the building's form. Tinted windows and entrance doors are modern in keeping with the building's construction period.

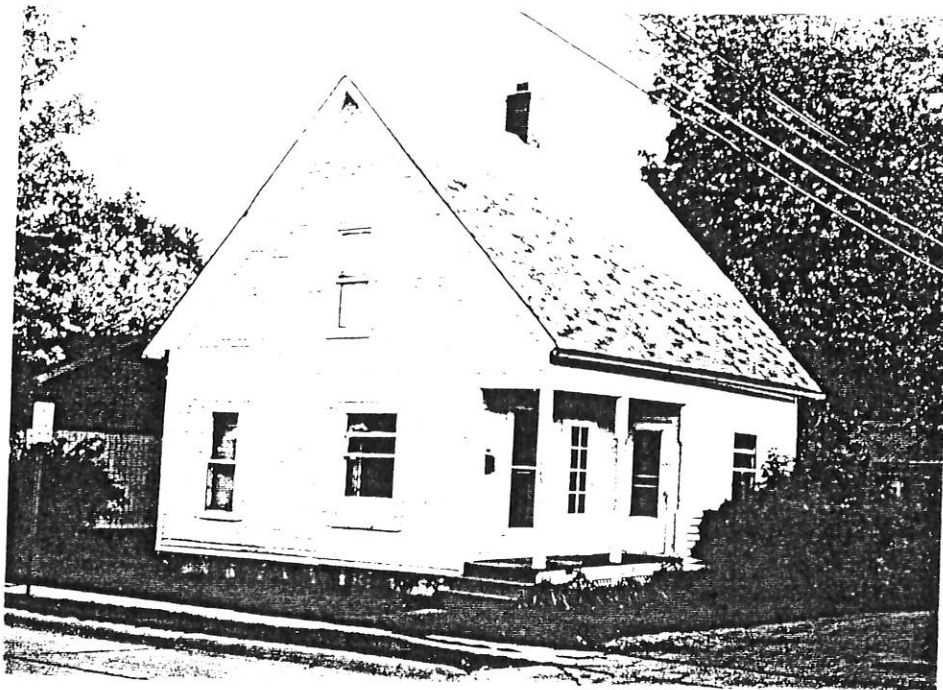
HISTORY This structure replaces a 1930's house that was on this site.

DATE OF CONSTRUCTION Assessors: 1984
 ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its age.

BIBLIOGRAPHY



HISTORIC NAME

OTHER NAMES

ADDRESS 743 Wing Street

HISTORIC FUNCTION Residential

CURRENT FUNCTION Residential

OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable front

	Main Building	Other buildings/features
FOUNDATION	Concrete block/brick	
WALLS	Clapboard	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION This clapboard gable front has a shed roofed dormer

HISTORY City Directories: 1927, Mrs. Annie S. Henderson; 1931, same; 1935, same; 1938, same; 1943, Opal Lyke.

Title Search: 1828, Wm. Starkweather to Timothy Lyon; 1829, Lyon to Benajah Holbrook; 1835, Holbrook to Edward Brooks; 1835 Brooks to John Kellogg; 1856, John Kellogg to Senen Kellogg; 1865, Kellogg to John Kenyon; 1873, Kenyon to Wm. Richardson; 1874, Richardson to Jacob Westfall; 1880, Westfall to Edward Larkins; 1896, estate of Edward Larkins to David Oliver; 1908, estate of David Oliver to Anna Henderson.

Tax Rolls: 1899, David Oliver, lots 27 and 28 - \$500; 1904, David Oliver, house and two lots - \$900; 1910, estate of David Oliver, two lots - \$1,000 also house & Lot valued at \$600; 1915, David Oliver estate, two lots, \$1,000 and \$600; 1920, David

Oliver estate - \$1,300; 1924, Annie Henderson - \$1,500; 1974, Henderson to Harold Priestaf.

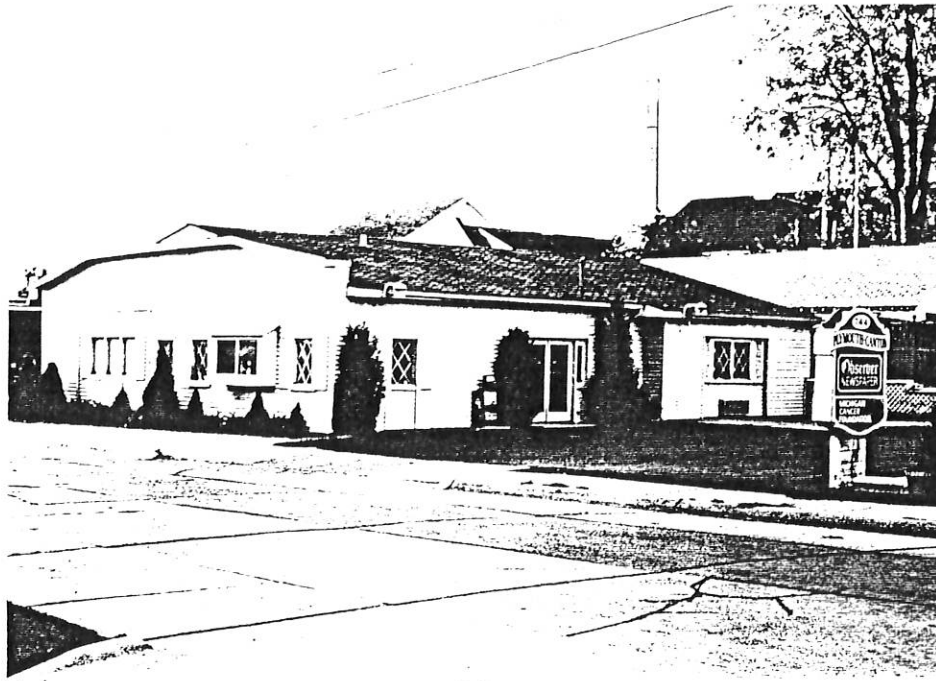
Mrs. Annie S. Henderson's son, Frank, was a former mayor of Plymouth.

DATE OF CONSTRUCTION	Assessors: 1902
ORIGINAL OWNER	Frank Henderson

HISTORICAL SIGNIFICANCE Architecture

SIGNIFICANCE STATEMENT This clapboard gable-front house contributes to the historic fabric of the study area.

BIBLIOGRAPHY Interview. David Wolak, occupant since 1963.



HISTORIC NAME
OTHER NAMES Plymouth-Canton Newspapers
ADDRESS 744 Wing Street

HISTORIC FUNCTION Commercial
CURRENT FUNCTION Commercial
OWNERSHIP Private

ARCHITECTURAL CLASSIFICATION Gable-front commercial

	Main Building	Other buildings/features
FOUNDATION	Concrete	
WALLS	Modern synthetic siding	
ROOF	Asphalt shingle	
OTHER		

DESCRIPTION The one story gable-front commercial building is built on a concrete foundation. The unadorned structure with its multilight windows was remodeled in 1988.

HISTORY City Directories: 1931, OK Garage; 1935, Square Deal Body Shop; 1938, John W. Seile, auto repairing; 1943, Selle Square Deal Body Shop. Title Search: 1905, Charles C. Shortman to Henry Wills; 1917, Wills to John S. Lorenz; 1928, John S. Lorenz to Allen J. Montgomery; 1930, Montgomery to Thomas A. Jamieson and August Bewernitz;

DATE OF CONSTRUCTION Assessors: 1930; remodeled 1988
ORIGINAL OWNER

HISTORICAL SIGNIFICANCE

SIGNIFICANCE STATEMENT This building is noncontributing because of its extensive alterations.

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Beth Fischer, founder, Plymouth Symphony League,
11/8/93

John Gaffield, photographer, 10/19/93

Helen Gilbert, historian, 9/7/93, 10/8/93, 10/14/93

William Hobbs, architect, 11/1/93

Jim Jabara, former mayor of Plymouth, 10/12/93

John Mulligan, postmaster general, 10/19/93

Bill Saxton, owner, Saxton's Garden Center, 10/18/93

Jack Wilcox, owner, Markham-Wilcox house, 8/30/93

Archives:

Detroit Edison Archives

Schoolcraft College Archives. Shirley Connors,
archivist

Plymouth Historical Society Archives

LIST OF PROPERTIES

* Denotes property within historic district boundaries.

*Kellogg Park

WEST ANN ARBOR TRAIL

*583-585 West Ann Arbor Trail
*587 West Ann Arbor Trail
*711 West Ann Arbor Trail/711 Deer Street
*729 West Ann Arbor Trail
*747 West Ann Arbor Trail
*763-777 West Ann Arbor Trail
*789 West Ann Arbor Trail
*827 West Ann Arbor Trail
840 West Ann Arbor Trail
852 West Ann Arbor Trail
853-873 West Ann Arbor Trail
880-882 West Ann Arbor Trail
895 West Ann Arbor Trail
896 West Ann Arbor Trail
904 West Ann Arbor Trail
905 West Ann Arbor Trail
924 West Ann Arbor Trail
926 West Ann Arbor Trail
930-942 West Ann Arbor Trail
960 West Ann Arbor Trail
963 West Ann Arbor Trail
975-995 West Ann Arbor Trail
990 West Ann Arbor Trail
1005 West Ann Arbor Trail

DEER STREET

484 Deer Street
574 Deer Street
707 Deer Street

ELIZABETH STREET

332-334 Elizabeth Street

FOREST AVENUE

447 Forest Avenue
448-450 Forest Avenue
467 Forest Avenue
470 Forest Avenue

500 Forest Avenue
505 Forest Avenue
525-35-45 Forest Avenue
550 Forest Avenue
555-575 Forest Avenue
580 Forest Avenue
585 Forest Avenue
595 Forest Avenue and 880 Wing

FRALICK AVENUE

860 Fralick Avenue
880 Fralick Avenue
885 Fralick Avenue

SOUTH HARVEY STREET

125 South Harvey Street
159 South Harvey Street
167 South Harvey Street
185 South Harvey Street
219 South Harvey Street
445-447 South Harvey Street(part of Forest Place Shopping)
454 South Harvey Street
500 South Harvey Street

SOUTH MAIN STREET

*186 South Main Street
*196-198 South Main Street
201 South Main Street
Between 201 and 223 South Main
*212 South Main Street
*218 South Main Street
223 South Main Street
*232 South Main Street
*233 South Main Street
*238 South Main Street
*249 South Main Street
*249-261 South Main Street
*271 South Main Street
*280 South Main Street
*290 South Main Street
*306 South Main Street
*322 South Main Street
*330 South Main Street
*336 South Main Street
*340-380 South Main Street
*386-392 South Main Street
*499 South Main Street

477-497 South Main Street

498-500 South Main Street
505-509 South Main Street
535 South Main Street
550 South Main Street
555-575 South Main Street
570 South Main Street
584 South Main Street
585-595 South Main Street

MAPLE STREET

*674 Maple Street
*686 Maple Street

PENNIMAN AVENUE

*676 Penniman Avenue
*730 Penniman Avenue
*Penniman west of Union, parcel # 006030232001
*760 Penniman Avenue
*770 Penniman Avenue
*790 Penniman Avenue
*819-21 Penniman Avenue
*820 Penniman Avenue
823 Penniman Avenue
*824 Penniman Avenue
825-827 Penniman Avenue
833 Penniman Avenue
*838-846 Penniman Avenue
839 Penniman Avenue
843 Penniman Avenue
849 Penniman Avenue
*860 Penniman Avenue
863 Penniman Avenue
865 Penniman Avenue
*870 Penniman Avenue
*884 Penniman Avenue
885 Penniman Avenue
*896 Penniman Avenue

SOUTH UNION STREET

*216 South Union Street
*226 South Union Street
*236 South Union Street
*248 South Union Street
*260 South Union Street
*263 South Union Street

*270 South Union Street
*273 South Union Street
*276 South Union Street
*281 South Union Street
*284 South Union Street

WING STREET

725 Wing Street
743 Wing Street
744 Wing Street

Proposed Historic District Ordinance

AN ORDINANCE TO CREATE THE KELLOGG PARK HISTORIC DISTRICT

THE CITY OF PLYMOUTH ORDAINS:
KELLOGG PARK
HISTORIC DISTRICT ORDINANCE

Section 1 Statement of Purpose.

- A. The purpose of this Article of the Ordinance is to:
1. safeguard the heritage of the City of Plymouth by preserving one or more historic districts in the City which reflect[s] elements of its cultural, social, economic, political or architectural history;
 2. stabilize and improve property values in such district and the surrounding areas;
 3. foster civic beauty;
 4. strengthen the local economy; and
 5. promote the use of historic districts for the education, pleasure and welfare of the citizens of the city.
 6. to assist property owners in recognizing and protecting their historic resources.
- B. The following terms are hereby defined to mean:
1. "alter" or "alteration" means work that changes the detail of the resource but does not change the basic size or shape.
 2. "certificate of appropriateness" means the written approval of a permit application for work that is appropriate and that does not adversely affect a resource.
 3. "committee" means a historic district study committee appointed by the City Commission.
 4. "demolition" means the razing or destruction, whether entirely or in part, of a resource and includes, but is not limited to demolition by neglect.
 5. "demolition by neglect" means neglect in maintaining, repairing, or securing a resource that results in deterioration of an exterior feature of the resource or the loss of structural integrity of the resource.
 6. "denial" means the written rejection of a permit application for work that is inappropriate and that adversely affects a resource.
 7. "historic district" means an area, or group of areas not necessarily having contiguous boundaries, that contains one resource or a group of resources that are related by history, architecture, archeology, engineering or culture.

7. “historic district” means an area, or group of areas not necessarily having contiguous boundaries, that contains one resource or a group of resources that are related by history, architecture, archeology, engineering or culture.
8. “Historic District Commission” (HDC) means the City of Plymouth Historic District Commission.
9. “historic preservation” means the identification, evaluation, establishment, and protection of resources significant in history, architecture, archeology, engineering or culture.
10. “historic resource” means a publicly or privately owned building, structure, site, object, feature or open space that is significant in the history, architecture, archeology, engineering or culture of the City of Plymouth.
11. “notice to proceed” means the written permission issued by the HDC for work to be performed within a historic district when the HDC has found the proposed work to be necessary, pursuant to a finding under Section 5(f)(1-4).
12. “open space” means undeveloped land, a naturally landscaped area, or a formal or man-made landscape area that provides a connective link or a buffer between resources.
13. “ordinary maintenance” means keeping a resource unimpaired and in good condition through ongoing minor intervention, undertaken from time to time, in its exterior condition. Ordinary maintenance does not change the external appearance of the resource except through the elimination of the usual and expected effects of weathering, age and use. Ordinary maintenance does not constitute “work” for the purposes of this act.
14. “proposed historic district” means an area, or group of areas not necessarily having contiguous boundaries, that has delineated boundaries and that is under review by a committee or a standing committee for the purpose of making a recommendation as to whether it should be established as a historic district or added to an established historic district.
15. “repair” means to restore a decayed or damaged resource to a good or sound condition by any process. A repair that changes the external appearance of a resource constitutes work for the purpose of this Ordinance.
16. “resource” means one or more publicly or privately owned historic or non-historic buildings, structures, site, objects, features or open spaces located within a historic district.
17. “standing committee” means a permanent body established by the legislative body of a local unit to conduct the activities of a historic district study committee on a continuing basis.
18. “work” means construction, addition, alteration, repair, moving, excavation or demolition of a resource located within a historic district.

Section 2 Boundaries of District.

The City of Plymouth Historic District shall be that area shown and bounded as such on the City Zoning Map.

Section 3 Regulation of Structures.

There shall be no construction, addition, alteration, repair, moving, excavation, or demolition of a resource within any designated historic districts within the City of Plymouth, such as the City of Plymouth Historic District, unless such action complies with the requirements set forth in this Ordinance.

Section 4. Historic District Commission.

A. Creation of Historic District Commission (HDC).

In order to execute the purposes declared in this Ordinance, there is hereby created a commission to be called the City of Plymouth Historic District Commission (HDC).

B. Membership of the HDC.

The HDC shall consist of seven (7) members whose residence is located in the City of Plymouth. They shall be appointed by the Mayor for terms of office of three (3) years provided that two (2) of the initial members shall be appointed for one (1) year, two (2) for two(2) years, and three (3) for three(3) years. After the initial terms expire, each member shall be appointed for three (3) years. Members of the HDC may be re-appointed after their terms expire.

At least one (1) member of the HDC shall be appointed from a list of citizens submitted by a duly organized and existing preservation society of societies and at least one (1) member of the HDC shall be a graduate of an accredited school of architecture who has two (2) years of architectural experience or who is an architect duly registered in this State, if such person resides in the City and is available for appointment. A majority of the members of the HDC shall have a clearly demonstrated interest in or knowledge of historic preservation.

A vacancy occurring in the membership of the HDC for any cause shall be filled within 60 calendar days, by a person appointed by the Mayor for the un-expired term. The members of the HDC shall serve without compensation.

All Commissioners shall be governed by the City's Code of Ethics. Any member or members of the HDC may be removed by vote of the City Commission for inefficiency, neglect of duty, unresolved conflict of interest, or malfeasance in office, after due consideration by the City Commission. The City Commission shall issue its directive to any member being considered for removal indicating the time, date and place for consideration by the City Commission along with a specification of grounds upon which removal is being considered. At the time and place set, said member shall have an opportunity to be heard and may be represented by counsel. Decisions by the City Commission shall be final and shall be based upon the record of said show cause proceeding. The record of all such proceedings shall be taken and preserved for one (1) year unless a longer retention is requested by the member under consideration for removal.

Absence from three (3) consecutive regular meetings of the HDC shall automatically operate to vacate the seat of a member of the HDC, unless the absence is excused by the HDC by resolution setting forth such excuse.

C. Duties and Powers of the HDC.

1. It shall be the duty of the HDC to review all plans for the construction, addition, alteration, repair, moving, excavation or demolition of structures in the historic district and it shall have the power to pass upon such plans before a permit for such activity can be granted. In reviewing the plans, the commission shall follow the U.S. Secretary of the Interior's standards for rehabilitation and guidelines for rehabilitating historic buildings, as set forth in 36 CFR Part 67, or their equivalent as approved or established by the Michigan Bureau of History of the Department of State, and shall also give consideration and significance to:
 - a. the historical or architectural value and significance of the historic resource and its relationship to the historic value of the surrounding area;
 - b. the relationship of the exterior architectural features of such historic resource to the rest of the resources and to the surrounding area;
 - c. the general compatibility of the exterior design, arrangement, texture and materials proposed to be used;
 - d. to any other factor, including esthetics, which it deems pertinent;
 - e. the proposed major changes to open spaces in a historic district. The HDC shall review plans for major changes to these open spaces, such as the removal of large trees (over 12" in diameter as measured 4' above ground) or the making of major contour changes in terrain features. The HDC may use its discretion to decide if proposed changes are major in nature or not.
2. The HDC shall review and act upon exterior features of a resource, and shall not review and act upon interior arrangements unless interior work will cause visible changes to the exterior of the historic resource. The HDC shall not disapprove applications except in regard to considerations as set forth in the previous paragraph.
3. The HDC may delegate the issuance of certificates of appropriateness for specified minor classes of work to its staff, to the inspector of buildings, or to another delegated authority. The HDC shall provide to said delegated authorities specific written standards for issuing the certificates of appropriateness under this sub-section. Said delegated authorities shall come before the next regularly scheduled HDC meeting and the HDC shall review the certificates of appropriateness so issued. These reviews are to serve the purpose of keeping the HDC informed as to what certificates of appropriateness for minor work have been issued since the last HDC meeting. On a quarterly basis, the HDC shall review the certificates of appropriateness, if any, issued by the aforesaid delegated authority to determine whether or not the delegated responsibilities should be continued.

4. In case of an application for work affecting the appearance of a resource or for the alteration, moving or demolition of a resource which the commission deems so valuable to the City that the loss thereof will adversely affect the public purpose of the City, the HDC shall endeavor to work out with the owner an economically feasible plan for preservation of the historic resource.
5. If all efforts by the HDC to preserve a resource fail, or if it is determined by the City Commission that public ownership is most suitable, the City Commission, if considered to be in the public interest, may acquire the resource using public funds, public or private gifts, grants, or proceeds from the issuance of revenue bonds. Such an acquisition shall be based upon the recommendation of the HDC or standing committee. The HDC or standing committee is responsible for maintaining publicly owned resources using its own funds, if not specifically designated for other purposes, or public funds committed for that use by the City Commission. Upon recommendation of the HDC or standing committee, the City may sell resources acquired under this section with protective easements included in the property transfer documents, if appropriate.

D. Rules of the HDC.

The HDC shall elect from its membership a chairman and a vice-chairman whose terms of office shall be fixed by the HDC. The chairman shall preside over the HDC and shall have the right to vote. The vice-chairman shall, in the case of the absence or disability of the chairman, perform the duties of the chairman.

A secretary shall be appointed and shall keep a record of all resolutions, proceedings and actions of the HDC and report regularly to the City Commission.

At least four (4) members of the HDC shall constitute a quorum for the transaction of its business. The HDC shall adopt rules or By-Laws for the transaction of its business which shall provide for the time and place of holding regular meetings. They shall provide for the calling of special meetings by the chairman or by at least two members of the HDC. All meetings of the HDC shall be open to the public and any person or his duly constituted representative shall be entitled to appear and be heard on any matter before it reaches its decision.

Public notice of the time, date and place of meetings shall be given in the manner required by Act No. 267 of Public Acts of 1967, as amended. Each notice shall contain the name, address and telephone number of the City of Plymouth Historic District Commission. The notice must be posted at the principal office of the HDC, in addition to any other location deemed appropriate by the City Commission, including cable television. A meeting agenda shall be a part of the notice and shall include a listing of each permit application to be reviewed or considered by the HDC. The requirements of the aforementioned act include:

1. for regular meetings of a public body, there shall be posted within ten (10) days of the first meeting of the HDC in each calendar or fiscal year a public notice stating the dates, times and places of its regular meetings;
2. for a rescheduled regular meeting or special meeting of the HDC, a public notice stating the date, time and place of the meeting shall be posted at least eighteen (18) hours before the meeting;

3. for a change in the schedule of regular meetings of the HDC, a notice shall be posted within three (3) days after the meeting at which the change is made stating the new dates, times and places of its regular meetings;
4. nothing in this section shall bar the HDC from meeting in an emergency session should a severe and imminent threat to the health, safety or welfare of the public when 2/3 of the HDC members decide that delay would be detrimental to efforts to lessen or respond to the threat.

The HDC shall keep a record, which shall be open to public view, of its resolutions, proceedings and actions. The concurring affirmative vote of four (4) members shall constitute approval of plans before it for review or for adoption of any resolution, motion or other action of the HDC.

The HDC shall submit an annual report to the City Commission of the general activities of the HDC and shall submit such special reports as requested by the City Commission.

Section 5 Procedure for Review of Plans.

A. Filing of Application.

Application for a building permit to construct, alter, repair, move, add to, excavate or demolish any structure in a historic district, shall be made to the Building Department. The application shall state whether the property is in a historic district such as the City of Plymouth Historic District. Plans shall be submitted showing the structure in question and also showing its relation to adjacent structures.

Upon the filing of such application, the Building Department shall immediately determine the zoning classification of the parcel and if it is determined to be located within a residential zoning district and for work on a new or existing residence or a new or existing residential accessory structure. The Building Department shall immediately notify the HDC of the receipt of such application and shall transmit it together with accompanying plans and other information to the HDC. If the parcel is determined to be within any zoning classification other than residential or for consideration of any kind of request other than work on a new or existing residence or new or existing residential accessory structure, then Processing Requirements for site Plan Review as set forth in Section 5.209 of the Zoning Ordinance must be completed and approved prior to review by the HDC. The Planning Commission may, however, at any time during its review refer such application to the HDC for the HDC's preliminary review. Upon approval of the required site plan in accordance with Section 5.209 of the Zoning Ordinance, the Building Department shall immediately notify the HDC of the application and shall transmit the application to the HDC for its review.

The Building Department shall not issue a permit and no proposed work shall proceed until the HDC has acted on the application by issuing a certificate of approval or a notice to proceed except as provided for in Section 4.C.3.

B. Action Upon Application.

The HDC shall meet within thirty-five (35) days after a complete application has been received by the Building Department, and shall review the plans according to the duties and powers specified herein. In reviewing the plans the HDC must make

every effort to confer with the applicant for the building or demolition permits. No fees shall be charged to process a permit application through the HDC beyond the existing Building Department fees.

The failure of the HDC to approve or disapprove of such plans within sixty (60) days from the date of a completed application for permit, unless otherwise mutually agreed upon by the applicant and the HDC in writing, shall be deemed to constitute approval and the Building Department shall proceed to process the application without regard to a Certificate of Appropriateness.

C. Approval of Application.

If the HDC approves such plans, it shall issue a Certificate of Appropriateness which is to be signed by the chairman, attached to the application for a building permit and immediately transmitted to the Building Department. The chairman shall also stamp all prints submitted to the HDC signifying its approval.

After the Certificate of Appropriateness has been issued and the building permit granted to the applicant, the Building Department shall, from time to time, inspect the work approved by such certificate and shall take such action as is necessary to force compliance with the approved plan.

D. Denial of Application.

If the HDC disapproves of such plans, it shall state its reasons for doing so and shall transmit a record of such action and reasons therefore in writing to the Building Department and to the applicant. The HDC may advise what it thinks is proper if it disapproves of the plan submitted. The applicant, if he or she so desires, may make modifications to his or her plan and shall have the right to resubmit the application at any time after so doing.

A denial of a permit application shall be binding on the Building Department, building inspector or any such other relevant authority.

The denial of the plan shall also include a notice to the applicant of his or her rights of appeal to the State Historic Preservation Review Board and to the circuit court.

E. Ordinary Maintenance and Prior Permit Work.

Nothing in this Ordinance shall be construed to prevent ordinary maintenance of a resource within the historic district, or to prevent work on any resource under a permit issued by the building inspector or another duly delegated authority before this Ordinance was enacted.

F. Notice to Proceed.

Under special conditions and emergencies, work within a historic district shall be permitted through the issuance of a **notice to proceed** by the HDC if any of the following conditions prevail and if the proposed work can be demonstrated by a finding of the HDC to be necessary to substantially improve or correct any of the following:

1. the resource constitutes a hazard to the safety of the public or the occupancy of a structure;

2. the resource is a deterrent to a major improvement program which will be of substantial benefit to the community and the applicant proposing the work has obtained all necessary planning and zoning approval, financing and environmental clearances;
3. retention of the resource would cause undue financial hardship to the owner when a governmental action, an act of God, or other events beyond the owner's control created the hardship, and all feasible alternatives to eliminate the financial hardship, which may include offering the resource for sale at its fair market value or moving the resource to a vacant site within the historic district have been attempted and exhausted by the owner; or
4. retention of the resource would not be in the interests of the majority of the community.

Section 6 Appeals.

Any permit applicant aggrieved by a decision of the HDC may file an appeal with the State Historic Preservation Review Board of the Michigan Historical Commission within the Department of State. The appeal shall be filed within sixty (60) days after the decision is furnished to the applicant.

A permit applicant aggrieved by the decision of the State Historic Preservation Review Board may appeal the decision to the circuit court having jurisdiction over the HDC whose decision was appealed to the State Historic Preservation Review Board. Said applicant may only appeal to the circuit court after appealing to the State Historic Preservation Review Board.

In addition, any citizen or duly organized historic preservation organization in the City, other than the resource property owner, jointly or severally aggrieved by a decision of the HDC may appeal the decision to the circuit court.

Section 7 Demolition by Neglect.

- A. Upon a finding by the HDC that a historic resource either in the historic district or in a proposed historic district, which is subject to HDC review pursuant to the terms under Section 10 of this Ordinance, is threatened by demolition by neglect, the HDC may do either of the following:
 1. require the owner of the resource to repair all conditions contributing to demolition by neglect, or
 2. if the owner does not make the repairs within a reasonable time, the HDC or its agents may enter the property and make such repairs as are necessary to prevent demolition by neglect.
- B. The costs of the work shall be charged to the owner, and may be levied by the City of Plymouth as a special assessment against the property. The HDC or its agents may enter the property for purposes of this section upon obtaining an order from the circuit court.

Section 8 Failure to Obtain a Permit.

When work has been done upon a historic resource without a permit, and the HDC finds that the work does not qualify for a Certificate of Appropriateness, the HDC may require an owner to restore the resource to the condition the resource was in before the inappropriate work was conducted or modify the work so that it qualifies for a Certificate of Appropriateness.

If the owner does not comply with the restoration or modification requirement within a reasonable time, the HDC may seek an order from the circuit court to require the owner to restore the resource to its former condition or to modify the work so that it qualifies for a Certificate of Appropriateness.

If the owner does not comply or cannot comply with the order of the court, the HDC or its agents may enter the property and conduct work necessary to restore the resource to its former condition or modify the work so that it qualifies for a Certificate of Appropriateness in accordance with the court's order. The cost of the work shall be charged to the owner, and may be levied by the City of Plymouth as a special assessment against the property. When acting pursuant to said order of the circuit court, the HDC or its agents may enter a property for purposes of this section.

Section 9 Establishment, Amendment or Elimination of a Historic District.

A. Establishment of Historic District Study Committee.

Before establishing, amending, adding to, removing properties from or eliminating any historic district, the City Commission shall appoint a Historic District Study Committee. The Committee shall contain a majority of persons who have a clearly demonstrated interest or knowledge of historic preservation, and shall contain representation from one or more duly organized local historic preservation organizations.

B. Duties of the Historic District Study Committee.

1. The Historic District Study Committee, or consultants employed by the Committee, shall do all of the following:
 - a. Conduct a photographic inventory of resources within each proposed historic district following procedures established or approved by the Michigan Historic Bureau;
 - b. Conduct basic research of each proposed historic district and the historic resources located within that district;
 - c. Determine the total number of historic and non-historic resources within the proposed historic district and the percentage of historic resources of that total. In evaluating the significance of the historic resources, the Committee shall be guided by the selection criteria for evaluation issued by the Secretary of the Interior for inclusion of resources in the national register of historic places, as set forth in 36 CFR Part 60 below:

The quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association and

- (a) that are associated with events that have made a significant contribution to the broad patterns of our history; or
- (b) that are associated with the lives of persons significant in our past; or
- (c) that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- (d) that have yielded, or may be likely to yield, information important in prehistory or history.

and criteria established or approved by the Michigan Historic Bureau, if any;

- d. Prepare a preliminary historic district study committee report that addresses at a minimum all of the following:
 - i. the charge of the Committee;
 - ii. the composition of the Committee membership;
 - iii. the historic district or district study;
 - iv. the boundaries for each proposed historic district in writing and on maps;
 - v. the history of each proposed historic district;
 - vi. the significance of each district as a whole, as well as a sufficient number of individual resources to fully represent the variety of resources found within the district, relative to the evaluation criteria.
- 2. Not less than sixty (60) calendar days after the transmittal of the preliminary report, the Committee shall hold a public hearing. Notice will be published of the time, date and place of hearing. Written notice shall be mailed by first class mail not less than fourteen (14) calendar days before the hearing to the owners of properties within the proposed historic district, as listed on the tax rolls of the City of Plymouth.

C. Actions to be Taken by Study Committee.

After the date of the public hearing, the historic district study committee and the City Commission shall have not more than one (1) year, unless otherwise authorized by the City Commission, to take the following actions:

1. The Committee shall prepare and submit a final report with its recommendation and the recommendation, if any of the City Planning Commission to the City Commission. If the recommendation is to establish a historic district or districts, the final report shall include a draft of a proposed ordinance.
2. After receiving a final report that recommends the establishment of a historic district or districts, the City Commission, at its discretion, may introduce and pass or reject an ordinance. If the City Commission passes an ordinance establishing one or more historic districts, the City Commission shall file a copy of that ordinance, including a legal description of the property or properties located within the historic district or districts, with the Register of Deeds. The City Commission shall not pass an ordinance establishing a contiguous historic district less than sixty (60) days after a majority of the property owners within the proposed historic district, as listed on the City tax rolls, have approved the establishment of the historic district pursuant to a written petition.

D. Elimination of Districts.

If considering elimination of a historic district the Committee shall follow the procedures set forth above for issuing a preliminary report, holding a public hearing, and issuing a final report but with the intent of showing one or more of the following:

1. The historic district has lost those physical characteristics that enabled establishment of the district.
2. The historic district was not significant in the way previously defined.
3. The historic district was established pursuant to defective procedures.
4. All writings prepared, owned, used, in possession of, or retained by the Committee in the performance of any official function, shall be made available to the public.

Section 10 Proposed Historic District -- Powers of City Commission

Upon receipt of substantial evidence showing the presence of historic, architectural, archeological, engineering or cultural significance of a proposed historic district, the City Commission may adopt a resolution requiring that all applications for permits within the proposed historic district be referred to the HDC as prescribed in Sections 3 and 5. The HDC shall review permit applications with the same powers that would apply if the proposed historic district was an established historic district for not more than one (1) year, or until such time as the City Commission approves or rejects the establishment of the historic district by ordinance, whichever occurs first.

Section 11 Amendments.

Any amendment to this Ordinance may be made from time to time by the City Commission, provided that prior to the adoption of any amendments, a Study Committee, appointed pursuant to the provisions hereof, makes the study reports and recommendations required in Section 3 of Public Act 169 of 1971, as amended and meets the requirements for amending the City Zoning Ordinance if appropriate.

Effective date The provisions of this Ordinance are hereby ordered to take effect on _____, 1994.

Section 12 Acceptance of Gifts, Grants, or Bequests.

The City of Plymouth may accept gifts, grants or bequests from the state or federal government for historic restoration purposes or historic purposes; it may accept public or private gifts, grants or bequests for said purposes, provided, however, that such gifts, grants, or bequests are not prohibited by the Charter of the City of Plymouth; and are not used for the purpose of paying any fees or expenses arising out of any litigation; further, the City Commission may appoint the aforementioned HDC to administer on behalf of the City of Plymouth in said gifts, grant, or bequests for the purposes herein provided.

The City treasurer shall be custodian of funds of the HDC and authorized expenditures shall be certified by the City treasurer by the secretary or other officer designated by said HDC. The HDC shall annually report to the City Commission any money it shall receive or expend.

Section 13 Penalties.

A person, individual, partnership, firm, corporation, organization, institution, or agency of government that violates this Ordinance is responsible for a civil violation and may be fined not more than \$100.00. An action taken under state law, P.A. 1992 No. 96, however, provides for a civil violation and a fine of not more than \$5,000.00

A person, individual, partnership, firm, corporation, organization, institution, or agency of government that violates this Ordinance and state law may be ordered by the court to pay the costs to restore or replicate a resource unlawfully constructed, added to, altered, repaired, moved, excavated, or demolished.

Section 14 Repeal.

All Ordinances or parts of Ordinances in conflict herewith are hereby expressly repealed.

Section 15 Severability.

No other portion, paragraph, or phrase of the Code of Ordinances of the City of Plymouth, Michigan shall be affected by this Ordinance except as to the above sections and in the event any portion, section, or sub-section of this Ordinance shall be held invalid for any reason, such invalidation shall not be construed to affect the validity of any other part or portion of this Ordinance or of the Code of Ordinances of the City of Plymouth, Michigan.

Section 16 Effect.

The Ordinance shall take effect immediately upon its passage, publication and record as required by law.

Introduced: _____
Published: _____
Enacted: _____
Effective: _____

City of Plymouth

Kellogg Park Historic District Ordinance

Ordinance No. 94-6

April 1, 1994

Ordinance No. 94-6

AN ORDINANCE TO CREATE THE KELLOGG PARK HISTORIC DISTRICT

The City of Plymouth ordains:

Section 1 Statement of Purpose.

A. The purpose of this Article of the Ordinance is to:

1. safeguard the heritage of the City of Plymouth by preserving one or more historic districts in the City which reflect(s) elements of its cultural, social, economic, political or architectural history;
2. stabilize and improve property values in such district and the surrounding areas;
3. foster civic beauty;
4. strengthen the local economy;
5. promote the use of historic districts for the education, pleasure and welfare of the citizens of the city; and
6. to assist property owners in recognizing and protecting their historic resources.

B. The following terms are hereby defined to mean:

1. "alter" or "alteration" means work that changes the detail of the resource but does not change the basic size or shape.
2. "certificate of appropriateness" means the written approval of a permit application for work that is appropriate and that does not adversely affect a resource.
3. "committee" means a historic district study committee appointed by the City Commission.

City of Plymouth Kellogg Park Historic District Ordinance

4. "demolition" means the razing or destruction, whether entirely or in part, of a resource and includes, but is not limited to demolition by neglect.
5. "demolition by neglect" means neglect in maintaining, repairing, or securing a resource that results in deterioration of an exterior feature of the resource or the loss of structural integrity of the resource.
6. "denial" means the written rejection of a permit application for work that is inappropriate and that adversely affects a resource.
7. "historic district" means an area, or group of areas not necessarily having contiguous boundaries, that contains one resource or a group of resources that are related by history, architecture, archeology, engineering or culture.
8. "Historic District Commission" (HDC) means the City of Plymouth Historic District Commission.
9. "historic preservation" means the identification, evaluation, establishment, and protection of resources significant in history, architecture, archeology, engineering or culture.
10. "historic resource" means a publicly or privately owned building, structure, site, object, feature or open space that is significant in the history, architecture, archeology, engineering or culture of the City of Plymouth.
11. "notice to proceed" means the written permission issued by the HDC for work to be performed within a historic district when the HDC has found the proposed work to be necessary, pursuant to a finding under Section 5(f)(1-4).
12. "open space" means undeveloped land, a naturally landscaped area, or a formal or man-made landscape area that provides a connective link or a buffer between resources.
13. "ordinary maintenance" means keeping a resource unimpaired and in good condition through ongoing minor intervention, undertaken from time to time, in its exterior condition. Ordinary maintenance does not change the external appearance of the resource except through the elimination of the usual and expected effects of weathering, age and use. Ordinary maintenance does not constitute "work" for the purposes of this act.
14. "proposed historic district" means an area, or group of areas not necessarily having contiguous boundaries, that has delineated boundaries and that is

under review by a committee or a standing committee for the purpose of making a recommendation as to whether it should be established as a historic district or added to an established historic district.

15. "repair" means to restore a decayed or damaged resource to a good or sound condition by any process. A repair that changes the external appearance of a resource constitutes work for the purpose of this Ordinance.
16. "resource" means one or more publicly or privately owned historic or non-historic buildings, structures, site, objects, features or open spaces located within a historic district.
17. "standing committee" means a permanent body established by the legislative body of a local unit to conduct the activities of a historic district study committee on a continuing basis.
18. "work" means construction, addition, alteration, repair, moving, excavation or demolition of a resource located within a historic district.

Section 2 Boundaries of District.

The City of Plymouth Historic District shall be the area within the boundary lines described as follows:

In Assessor's Plymouth Plat No. 8:

Beginning at the Southwest corner of Lot 216a; thence Northerly along the West line of Lot 216a to the Northwest corner of said lot; thence Easterly along the North line of Lot 216a, 215, 214 and 213 to the Northeast corner of Lot 213; thence Northerly along the West line of Lot 212 to the Northeast corner of said lot; thence Southeasterly along the North line of Lot 212 to the Northeast corner of said lot; thence Northerly across the Fralick Street right-of-way to the Southwest corner of Lot 199; thence Northerly along the West line of Lot 199, 198 and 197 to the Northwest corner of Lot 197; thence Easterly along the North line of Lot 197 to the Southwest corner of Lot 196; thence Northerly along the West line of Lot 196, 195, 194, 193 and 192a to the Northwest corner of Lot 192a; thence Southeasterly along the North line of Lot 192a to the Northeast corner of said lot; thence Easterly across the Main Street right-of-way to the Northwest corner of Lot 262a, Assessor's Plymouth Plat No. 9.

In Assessor's Plymouth Plat No. 9:

Beginning at the Northwest corner of Lot 262a; thence Southerly along the East right-of-

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way line of Main Street to the Northwest corner of Lot 221a; thence Easterly along the North line of Lot 221a to the Northeast corner of said lot; thence Southerly along the East line of Lot 221a, 222a, 223b1a1, 223b1b1, 223b2a, 224a, 225a, 226a1 and 226b to a point intersecting the North line of Lot 231; thence Easterly along the North line of Lot 231 and 232a to the Northeast corner of Lot 232a; thence Northerly across the public alley to the Southeast corner of Lot 235; thence Northerly along the West line of Lot 232b to the Southwest corner of Lot 18a, Fralick's Addition;

In Fralick's Addition:

Beginning at the Southwest corner of Lot 18a; thence Northerly along the West line of Lot 18a, 17a, 16a, 15a and 14a to the Northeast corner of Lot 14a; thence Easterly along the North line of Lot 14a to the Northeast corner of said lot; thence Southerly along the West right-of-way line of Union Street to the Southeast corner of Lot 18a; thence Easterly across the Union Street right-of-way to the Northwest corner of Lot 237, Assessor's Plymouth Plat No. 9;

In Assessor's Plymouth Plat No. 9:

Beginning at the Northwest corner of Lot 237; thence Easterly along the North line of Lot 237 and 239 to the Northeast corner of Lot 239; thence Southerly along the East line of 239 and 240 to the Southeast corner of Lot 240; thence Southerly across the West Ann Arbor Trail right-of-way to the Northeast corner of Lot 712, Assessor's Plymouth Plat No. 20.

In Assessor's Plymouth Plat No. 20:

Beginning at the Northeast corner of Lot 712; thence Southerly along the East line of Lot 712 to the Southeast corner of said lot; thence Westerly along the South line of Lot 712, 711 and 710 to the Northeast corner of Lot 734; thence Southerly along the East line of Lot 734 to the Southeast corner of said lot; thence Westerly along the South line of Lot 734 and 735a to the Southwest corner of Lot 735a; thence Westerly across the Deer Street right-of-way to the Southeast corner of Lot 707; thence Westerly along the South line of Lot 707, 706, 705 and 704 to the Northeast corner of Lot 739; thence Southerly along the East line of Lot 739 to the Southeast corner of said lot; thence Westerly along the South line of Lot 739 to the Southwest corner of said lot; thence Westerly across the Main Street right-of-way to the Southeast corner of combined Lot 312, 313 and 314b1e, Assessor's Plymouth Plat No. 12.

In Assessor's Plymouth Plat No. 12:

Beginning at the Southeast corner of combined Lot 312, 313 and 314b1e; thence Westerly along the South line of said lot to the Southwest corner of said lot; thence Northerly along the West line of said lot to the Northwest corner of said lot; thence Northerly across the West Ann Arbor Trail right-of-way to the Southeast corner of Lot 149a, Assessor's

Plymouth Plat No. 7.

In Assessor's Plymouth Plat No. 7:

Beginning at the Southeast corner of Lot 149a; thence Northerly along the West line of Lot 149a, 148, 147, 146, 145, 144b, 143, 142, 141 and 140 to the Northwest corner of Lot 140; thence Westerly along the South line of Lot 139 and 138 to the Southwest corner of Lot 138; thence Northerly along the West line of Lot 138 to the South right-of-way line of Penniman Avenue; thence Westerly along the South right-of-way line of Penniman Avenue to the East right-of-way line of Harvey Street; thence Northerly across the Penniman Avenue right-of-way to the Southwest corner of Lot 216a, which is the Point of Beginning.

Section 3 Regulation of Structures.

There shall be no construction, addition, alteration, repair, moving, excavation, or demolition of a resource within any designated historic districts within the City of Plymouth, such as the City of Plymouth Historic District, unless such action complies with the requirements set forth in this Ordinance.

Section 4. Historic District Commission.

- A. Creation of Historic District Commission (HDC).** In order to execute the purposes declared in this Ordinance, there is hereby created a commission to be called the City of Plymouth Historic District Commission (HDC).
- B. Membership of the HDC.** The HDC shall consist of seven (7) members whose residence is located in the City of Plymouth. They shall be appointed by the Mayor for terms of office of three (3) years provided that two (2) of the initial members shall be appointed for one (1) year, two (2) for two(2) years, and three (3) for three(3) years. After the initial terms expire, each member shall be appointed for three (3) years. Members of the HDC may be re-appointed after their terms expire.

At least one (1) member of the HDC shall be appointed from a list of citizens submitted by a duly organized and existing preservation society of societies and at least one (1) member of the HDC shall be a graduate of an accredited school of architecture who has two (2) years of architectural experience or who is an architect duly registered in this State, if such person resides in the City and is available for appointment. A majority of the members of the HDC shall have a clearly demonstrated interest in or knowledge of historic preservation.

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A vacancy occurring in the membership of the HDC for any cause shall be filled within 60 calendar days, by a person appointed by the Mayor for the unexpired term. The members of the HDC shall serve without compensation.

All Commissioners shall be governed by the City's Code of Ethics. Any member or members of the HDC may be removed by vote of the City Commission for inefficiency, neglect of duty, unresolved conflict of interest, or malfeasance in office, after due consideration by the City Commission. The City Commission shall issue its directive to any member being considered for removal indicating the time, date and place for consideration by the City Commission along with a specification of grounds upon which removal is being considered. At the time and place set, said member shall have an opportunity to be heard and may be represented by counsel. Decisions by the City Commission shall be final and shall be based upon the record of said show cause proceeding. The record of all such proceedings shall be taken and preserved for one (1) year unless a longer retention is requested by the member under consideration for removal.

Absence from three (3) consecutive regular meetings of the HDC shall automatically operate to vacate the seat of a member of the HDC, unless the absence is excused by the HDC by resolution setting forth such excuse.

C. Duties and Powers of the HDC.

1. It shall be the duty of the HDC to review all plans for the construction, addition, alteration, repair, moving, excavation or demolition of structures in the historic district and it shall have the power to pass upon such plans before a permit for such activity can be granted. In reviewing the plans, the commission shall follow the U.S.. Secretary of the Interior's standards for rehabilitation and guidelines for rehabilitating historic buildings, as set forth in 36 CFR Part 67, or their equivalent as approved or established by the Michigan Bureau of History of the Department of State, and shall also give consideration and significance to:

- a. the historical or architectural value and significance of the historic resource and its relationship to the historic value of the surrounding area;
- b. the relationship of the exterior architectural features of such historic resource to the rest of the resources and to the surrounding area;
- c. the general compatibility of the exterior design, arrangement, texture and materials proposed to be used;

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- d. to any other factor, including esthetics, which it deems pertinent;
 - e. the proposed major changes to open spaces in a historic district. The HDC shall review plans for major changes to these open spaces, such as the removal of large trees (over 12" in diameter as measured 4' above ground) or the making of major contour changes in terrain features. The HDC may use its discretion to decide if proposed changes are major in nature or not.
2. The HDC shall review and act upon exterior features of a resource, and shall not review and act upon interior arrangements unless interior work will cause visible changes to the exterior of the historic resource. The HDC shall not disapprove applications except in regard to considerations as set forth in the previous paragraph.
 3. The HDC may delegate the issuance of certificates of appropriateness for specified minor classes of work to its staff, to the inspector of buildings, or to another delegated authority. The HDC shall provide to said delegated authorities specific written standards for issuing the certificates of appropriateness under this sub-section. Said delegated authorities shall come before the next regularly scheduled HDC meeting and the HDC shall review the certificates of appropriateness so issued. These reviews are to serve the purpose of keeping the HDC informed as to what certificates of appropriateness for minor work have been issued since the last HDC meeting. On a quarterly basis, the HDC shall review the certificates of appropriateness, if any, issued by the aforesaid delegated authority to determine whether or not the delegated responsibilities should be continued.
 4. In case of an application for work affecting the appearance of a resource or for the alteration, moving or demolition of a resource which the commission deems so valuable to the City that the loss thereof will adversely affect the public purpose of the City, the HDC shall endeavor to work out with the owner an economically feasible plan for preservation of the historic resource.
 5. If all efforts by the HDC to preserve a resource fail, or if it is determined by the City Commission that public ownership is most suitable, the City Commission, if considered to be in the public interest, may acquire the resource using public funds, public or private gifts, grants, or proceeds from the issuance of revenue bonds. Such an acquisition shall be based upon the recommendation of the HDC or standing committee. The HDC or standing committee is responsible for maintaining publicly owned resources using its

own funds, if not specifically designated for other purposes, or public funds committed for that use by the City Commission. Upon recommendation of the HDC or standing committee, the City may sell resources acquired under this section with protective easements included in the property transfer documents, if appropriate.

- D. **Rules of the HDC.** The HDC shall elect from its membership a chairman and a vice-chairman whose terms of office shall be fixed by the HDC. The chairman shall preside over the HDC and shall have the right to vote. The vice-chairman shall, in the case of the absence or disability of the chairman, perform the duties of the chairman.

A secretary shall be appointed and shall keep a record of all resolutions, proceedings and actions of the HDC and report regularly to the City Commission.

At least four (4) members of the HDC shall constitute a quorum for the transaction of its business. The HDC shall adopt rules or By-Laws for the transaction of its business which shall provide for the time and place of holding regular meetings. They shall provide for the calling of special meetings by the chairman or by at least two members of the HDC. All meetings of the HDC shall be open to the public and any person or his duly constituted representative shall be entitled to appear and be heard on any matter before it reaches its decision.

Public notice of the time, date and place of meetings shall be given in the manner required by Act No. 267 of Public Acts of 1967, as amended. Each notice shall contain the name, address and telephone number of the City of Plymouth Historic District Commission. The notice must be posted at the principal office of the HDC, in addition to any other location deemed appropriate by the City Commission, including cable television. A meeting agenda shall be a part of the notice and shall include a listing of each permit application to be reviewed or considered by the HDC. The requirements of the aforementioned act include:

1. for regular meetings of a public body, there shall be posted within ten (10) days of the first meeting of the HDC in each calendar or fiscal year a public notice stating the dates, times and places of its regular meetings;
2. for a rescheduled regular meeting or special meeting of the HDC, a public notice stating the date, time and place of the meeting shall be posted at least eighteen (18) hours before the meeting;
3. for a change in the schedule of regular meetings of the HDC, a notice shall

be posted within three (3) days after the meeting at which the change is made stating the new dates, times and places of its regular meetings;

4. nothing in this section shall bar the HDC from meeting in an emergency session should a severe and imminent threat to the health, safety or welfare of the public when 2/3 of the HDC members decide that delay would be detrimental to efforts to lessen or respond to the threat.

The HDC shall keep a record, which shall be open to public view, of its resolutions, proceedings and actions. The concurring affirmative vote of four (4) members shall constitute approval of plans before it for review or for adoption of any resolution, motion or other action of the HDC.

The HDC shall submit an annual report to the City Commission of the general activities of the HDC and shall submit such special reports as requested by the City Commission.

Section 5 Procedure for Review of Plans.

- A. **Filing of Application.** Application for a building permit to construct, alter, repair, move, add to, excavate or demolish any structure in a historic district, shall be made to the Building Department. The application shall state whether the property is in a historic district such as the City of Plymouth Historic District. Plans shall be submitted showing the structure in question and also showing its relation to adjacent structures.

Upon the filing of such application, the Building Department shall immediately determine the zoning classification of the parcel and if it is determined to be located within a residential zoning district and for work on a new or existing residence or a new or existing residential accessory structure. The Building Department shall immediately notify the HDC of the receipt of such application and shall transmit it together with accompanying plans and other information to the HDC. If the parcel is determined to be within any zoning classification other than residential or for consideration of any kind of request other than work on a new or existing residence or new or existing residential accessory structure, then Processing Requirements for site Plan Review as set forth in Section 5.209 of the Zoning Ordinance must be completed and approved prior to review by the HDC. The Planning Commission may, however, at any time during its review refer such application to the HDC for the HDC's preliminary review. Upon approval of the required site plan in accordance with Section 5.209 of the Zoning Ordinance, the Building Department

shall immediately notify the HDC of the application and shall transmit the application to the HDC for its review.

The Building Department shall not issue a permit and no proposed work shall proceed until the HDC has acted on the application by issuing a certificate of approval or a notice to proceed except as provided for in Section 4.C.3.

- B. Action Upon Application.** The HDC shall meet within thirty-five (35) days after a complete application has been received by the Building Department, and shall review the plans according to the duties and powers specified herein. In reviewing the plans the HDC must make every effort to confer with the applicant for the building or demolition permits. No fees shall be charged to process a permit application through the HDC beyond the existing Building Department fees.

The failure of the HDC to approve or disapprove of such plans within sixty (60) days from the date of a completed application for permit, unless otherwise mutually agreed upon by the applicant and the HDC in writing, shall be deemed to constitute approval and the Building Department shall proceed to process the application without regard to a Certificate of Appropriateness.

- C. Approval of Application.** If the HDC approves such plans, it shall issue a Certificate of Appropriateness which is to be signed by the chairman, attached to the application for a building permit and immediately transmitted to the Building Department. The chairman shall also stamp all prints submitted to the HDC signifying its approval.

After the Certificate of Appropriateness has been issued and the building permit granted to the applicant, the Building Department shall, from time to time, inspect the work approved by such certificate and shall take such action as is necessary to force compliance with the approved plan.

- D. Denial of Application.** If the HDC disapproves of such plans, it shall state its reasons for doing so and shall transmit a record of such action and reasons therefore in writing to the Building Department and to the applicant. The HDC may advise what it thinks is proper if it disapproves of the plan submitted. The applicant, if he or she so desires, may make modifications to his or her plan and shall have the right to resubmit the application at any time after so doing.

A denial of a permit application shall be binding on the Building Department, building inspector or any such other relevant authority. The denial of the plan shall also include a notice to the applicant of his or her rights of appeal to the State

Historic Preservation Review Board and to the circuit court.

- E. Ordinary Maintenance and Prior Permit Work.** Nothing in this Ordinance shall be construed to prevent ordinary maintenance of a resource within the historic district, or to prevent work on any resource under a permit issued by the building inspector or another duly delegated authority before this Ordinance was enacted.
- F. Notice to Proceed.** Under special conditions and emergencies, work within a historic district shall be permitted through the issuance of a **notice to proceed** by the HDC if any of the following conditions prevail and if the proposed work can be demonstrated by a finding of the HDC to be necessary to substantially improve or correct any of the following:
1. the resource constitutes a hazard to the safety of the public or the occupancy of a structure;
 2. the resource is a deterrent to a major improvement program which will be of substantial benefit to the community and the applicant proposing the work has obtained all necessary planning and zoning approval, financing and environmental clearances;
 3. retention of the resource would cause undue financial hardship to the owner when a governmental action, an act of God, or other events beyond the owner's control created the hardship, and all feasible alternatives to eliminate the financial hardship, which may include offering the resource for sale at its fair market value or moving the resource to a vacant site within the historic district have been attempted and exhausted by the owner; or
 4. retention of the resource would not be in the interests of the majority of the community.

Section 6 Appeals.

Any permit applicant aggrieved by a decision of the HDC may file an appeal with the State Historic Preservation Review Board of the Michigan Historical Commission within the Department of State. The appeal shall be filed within sixty (60) days after the decision is furnished to the applicant.

A permit applicant aggrieved by the decision of the State Historic Preservation Review Board may appeal the decision to the circuit court having jurisdiction over the HDC whose

decision was appealed to the State Historic Preservation Review Board. Said applicant may only appeal to the circuit court after appealing to the State Historic Preservation Review Board.

In addition, any citizen or duly organized historic preservation organization in the City, other than the resource property owner, jointly or severally aggrieved by a decision of the HDC may appeal the decision to the circuit court.

Section 7 Demolition by Neglect.

- A. Upon a finding by the HDC that a historic resource either in the historic district or in a proposed historic district, which is subject to HDC review pursuant to the terms under Section 10 of this Ordinance, is threatened by demolition by neglect, the HDC may do either of the following:
1. require the owner of the resource to repair all conditions contributing to demolition by neglect, or
 2. if the owner does not make the repairs within a reasonable time, the HDC or its agents may enter the property and make such repairs as are necessary to prevent demolition by neglect.
- B. The costs of the work shall be charged to the owner, and may be levied by the City of Plymouth as a special assessment against the property. The HDC or its agents may enter the property for purposes of this section upon obtaining an order from the circuit court.

Section 8 Failure to Obtain a Permit.

When work has been done upon a historic resource without a permit, and the HDC finds that the work does not qualify for a Certificate of Appropriateness, the HDC may require an owner to restore the resource to the condition the resource was in before the inappropriate work was conducted or modify the work so that it qualifies for a Certificate of Appropriateness.

If the owner does not comply with the restoration or modification requirement within a reasonable time, the HDC may seek an order from the circuit court to require the owner to restore the resource to its former condition or to modify the work so that it qualifies for a Certificate of Appropriateness.

If the owner does not comply or cannot comply with the order of the court, the HDC or its agents may enter the property and conduct work necessary to restore the resource to its former condition or modify the work so that it qualifies for a Certificate of Appropriateness in accordance with the court's order. The cost of the work shall be charged to the owner, and may be levied by the City of Plymouth as a special assessment against the property. When acting pursuant to said order of the circuit court, the HDC or its agents may enter a property for purposes of this section.

Section 9 Establishment, Amendment or Elimination of a Historic District.

- A. Establishment of Historic District Study Committee.** Before establishing, amending, adding to, removing properties from or eliminating any historic district, the City Commission shall appoint a Historic District Study Committee. The Committee shall contain a majority of persons who have a clearly demonstrated interest or knowledge of historic preservation, and shall contain representation from one or more duly organized local historic preservation organizations.
- B. Duties of the Historic District Study Committee.**
1. The Historic District Study Committee, or consultants employed by the Committee, shall do all of the following:
 - a. Conduct a photographic inventory of resources within each proposed historic district following procedures established or approved by the Michigan Historic Bureau;
 - b. Conduct basic research of each proposed historic district and the historic resources located within that district;
 - c. Determine the total number of historic and non-historic resources within the proposed historic district and the percentage of historic resources of that total. In evaluating the significance of the historic resources, the Committee shall be guided by the selection criteria for evaluation issued by the Secretary of the Interior for inclusion of resources in the national register of historic places, as set forth in 36 CFR Part 60 below:

The quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association and

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- (a) that are associated with events that have made a significant contribution to the broad patterns of our history; or
- (b) that are associated with the lives of persons significant in our past; or
- (c) that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- (d) that have yielded, or may be likely to yield, information important in prehistory or history.

and criteria established or approved by the Michigan Historic Bureau, if any;

- d. Prepare a preliminary historic district study committee report that addresses at a minimum all of the following:
 - i. the charge of the Committee;
 - ii. the composition of the Committee membership;
 - iii. the historic district or district study;
 - iv. the boundaries for each proposed historic district in writing and on maps;
 - v. the history of each proposed historic district;
 - vi. the significance of each district as a whole, as well as a sufficient number of individual resources to fully represent the variety of resources found within the district, relative to the evaluation criteria.
2. Not less than sixty (60) calendar days after the transmittal of the preliminary report, the Committee shall hold a public hearing. Notice will be published of the time, date and place of hearing. Written notice shall be mailed by first class mail not less than fourteen (14) calendar days before the hearing to the

owners of properties within the proposed historic district, as listed on the tax rolls of the City of Plymouth.

C. Actions to be Taken by Study Committee. After the date of the public hearing, the historic district study committee and the City Commission shall have not more than one (1) year, unless otherwise authorized by the City Commission, to take the following actions:

1. The Committee shall prepare and submit a final report with its recommendation and the recommendation, if any of the City Planning Commission to the City Commission. If the recommendation is to establish a historic district or districts, the final report shall include a draft of a proposed ordinance.
2. After receiving a final report that recommends the establishment of a historic district or districts, the City Commission, at its discretion, may introduce and pass or reject an ordinance. If the City Commission passes an ordinance establishing one or more historic-districts, the City Commission shall file a copy of that ordinance, including a legal description of the property or properties located within the historic district or districts, with the Register of Deeds. The City Commission shall not pass an ordinance establishing a contiguous historic district less than sixty (60) days after a majority of the property owners within the proposed historic district, as listed on the City tax rolls, have approved the establishment of the historic district pursuant to a written petition.

D. Elimination of Districts If considering elimination of a historic district the Committee shall follow the procedures set forth above for issuing a preliminary report, holding a public hearing, and issuing a final report but with the intent of showing one or more of the following:

1. The historic district has lost those physical characteristics that enabled establishment of the district.
2. The historic district was not significant in the way previously defined.
3. The historic district was established pursuant to defective procedures.
4. All writings prepared, owned, used, in possession of, or retained by the Committee in the performance of any official function, shall be made available to the public.

Section 10 Proposed Historic District - Powers of City Commission

Upon receipt of substantial evidence showing the presence of historic, architectural, archeological, engineering or cultural significance of a proposed historic district, the City Commission may adopt a resolution requiring that all applications for permits within the proposed historic district be referred to the HDC as prescribed in Sections 3 and 5. The HDC shall review permit applications with the same powers that would apply if the proposed historic district was an established historic district for not more than one (1) year, or until such time as the City Commission approves or rejects the establishment of the historic district by ordinance, whichever occurs first.

Section 11 Amendments.

Any amendment to this Ordinance may be made from time to time by the City Commission, provided that prior to the adoption of any amendments, a Study Committee, appointed pursuant to the provisions hereof, makes the study reports and recommendations required in Section 3 of Public Act 169 of 1971, as amended and meets the requirements for amending the City Zoning Ordinance if appropriate.

Section 12 Acceptance of Gifts, Grants, or Bequests.

The City of Plymouth may accept gifts, grants or bequests from the state or federal government for historic restoration purposes or historic purposes; it may accept public or private gifts, grants or bequests for said purposes, provided, however, that such gifts, grants, or bequests are not prohibited by the Charter of the City of Plymouth; and are not used for the purpose of paying any fees or expenses arising out of any litigation; further, the City Commission may appoint the aforementioned HDC to administer on behalf of the City of Plymouth in said gifts, grant, or bequests for the purposes herein provided.

The City treasurer shall be custodian of funds of the HDC and authorized expenditures shall be certified by the City treasurer by the secretary or other officer designated by said HDC. The HDC shall annually report to the City Commission any money it shall receive or expend.

Section 13 Penalties.

A person, individual, partnership, firm, corporation, organization, institution, or agency of

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government that violates this Ordinance is responsible for a civil violation and may be fined not more than \$100.00. An action taken under state law, P.A. 1992 No. 96, however, provides for a civil violation and a fine of not more than \$5,000.00.

A person, individual, partnership, firm, corporation, organization, institution, or agency of government that violates this Ordinance and state law may be ordered by the court to pay the costs to restore or replicate a resource unlawfully constructed, added to, altered, repaired, moved, excavated, or demolished.

Section 14 Repeal.

All Ordinances or parts of Ordinances in conflict herewith are hereby expressly repealed.

Section 15 Severability.

No other portion, paragraph, or phrase of the Code of Ordinances of the City of Plymouth, Michigan shall be affected by this Ordinance except as to the above sections and in the event any portion, section, or sub-section of this Ordinance shall be held invalid for any reason, such invalidation shall not be construed to affect the validity of any other part or portion of this Ordinance or of the Code of Ordinances of the City of Plymouth, Michigan.

Section 16 Effective Date.

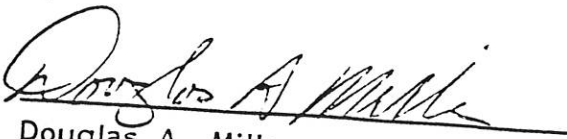
This Ordinance shall take effect ten (10) days after enactment hereof and after publication hereof.

Introduced: March 7, 1994

Enacted: March 22, 1994

Published: March 28, 1994

Effective: April 1, 1994


Douglas A. Miller
Mayor


Linda J. Langmesser
City Clerk

