

Site Inventory Form
State Historical Society of Iowa
 (December 1, 1999)

State Inventory No. 70-00119 **New** **Supplemental**
 Part of a district with known boundaries (enter inventory no.) _____
 Relationship: Contributing Noncontributing
 Contributes to a potential district with yet unknown boundaries
 National Register Status: (any that apply) Listed De-listed NHL DOE
 Review & Compliance No. _____
 Non-Extant (enter year) _____

1. Name of Property

historic name Pioneer Drug Store
 other names/site number Field Site #: FS-054

2. Location

street & number 124 E. 2nd Street
 city or town Muscatine vicinity, county Muscatine
 Legal Description: (If Rural) Township Name _____ Township No. _____ Range No. _____ Section _____ Quarter of Quarter _____
 (If Urban) Subdivision Original Town Block(s) 12 Lot(s) E 1/3 of Lot 7

3. State/Federal Agency Certification [Skip this Section]

4. National Park Service Certification [Skip this Section]

5. Classification

Category of Property (Check only one box)	Number of Resources within Property		
	If Non-Eligible Property	If Eligible Property, enter number of:	
<input checked="" type="checkbox"/> building(s)	_____	Contributing <u>1</u>	buildings
<input type="checkbox"/> district	_____	Noncontributing _____	sites
<input type="checkbox"/> site	_____	_____	structures
<input type="checkbox"/> structure	_____	_____	objects
<input type="checkbox"/> object	_____	_____	Total
	_____	<u>1</u>	

Name of related project report or multiple property study (Enter "N/A" if the property is not part of a multiple property examination).
 Title _____ Historical Architectural Data Base Number _____

Historical and Architectural Survey and Evaluation of the Downtown Commercial District 70-013

6. Function or Use

Historic Functions (Enter categories from instructions)	Current Functions (Enter categories from instructions)
<u>11D01: Health Care/Medical Business/Pharmacy</u>	<u>02E: Commerce/Trade/Specialty Store/ (book store)</u>
<u>02E05: Commerce/Trade/Specialty Store/Hardware</u>	_____
_____	_____

7. Description

Architectural Classification (Enter categories from instructions)	Materials (Enter categories from instructions)
<u>04F05: Commercial/Brick Front (Italianate)</u>	foundation _____
_____	walls <u>03: Brick</u>
_____	roof _____
_____	other _____

Narrative Description (SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED)

8. Statement of Significance

Applicable National Register Criteria (Mark "x" representing your opinion of eligibility after applying relevant National Register criteria)

<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	A	Property is associated with significant events.
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended	B	Property is associated with the lives of significant persons.
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended	C	Property has distinctive architectural characteristics.
<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	D	Property yields significant information in archaeology or history.

County Muscatine Address 124 E. 2nd Street Site Number 70-00119
City Muscatine District Number _____

Criteria Considerations

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

Areas of Significance (Enter categories from instructions)

05: Commerce

Significant Dates

Construction date

1859

check if circa or estimated date

Other dates

Significant Person

(Complete if National Register Criterion B is marked above)

Architect/Builder

Architect

Builder

Narrative Statement of Significance SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED

9. Major Bibliographical References

Bibliography See continuation sheet for citations of the books, articles, and other sources used in preparing this form

10. Geographic Data

UTM References (OPTIONAL)

Zone	Easting	Northing	Zone	Easting	Northing
1	_____	_____	2	_____	_____
3	_____	_____	4	_____	_____

See continuation sheet for additional UTM references or comments

11. Form Prepared By

name/title Jim Rudisill, Muscatine Planning & Community Development Coordinator (R.L. McCarley, Consultant)

organization Muscatine Historic Preservation Commission date February 24, 2005

street & number 215 Sycamore telephone 563-264-1554

city or town Muscatine state Iowa zip code 52761

ADDITIONAL DOCUMENTATION (Submit the following items with the completed form)

FOR ALL PROPERTIES

- Map:** showing the property's location in a town/city or township.
- Site plan:** showing position of buildings and structures on the site in relation to public road(s).
- Photographs:** representative black and white photos. If the photos are taken as part of a survey for which the Society is to be curator of the negatives or color slides, a photo/catalog sheet needs to be included with the negatives/slides and the following needs to be provided below on this particular inventory site:

Roll/slide sheet # _____ Frame/slot # _____ Date Taken _____
Roll/slide sheet # _____ Frame/slot # _____ Date Taken _____
Roll/slide sheet # _____ Frame/slot # _____ Date Taken _____

- See continuation sheet or attached **photo & slide catalog sheet** for list of photo roll or slide entries.
- Photos/illustrations without negatives are also in this site inventory file.

FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL

- Farmstead & District:** (List of structures and buildings, known or estimated year built, and contributing or non-contributing status)
- Barn:**
 - A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
 - A photograph of the loft showing the frame configuration along one side.
 - A sketch floor plan of the interior space arrangements along with the barn's exterior dimensions in feet.

State Historic Preservation Office (SHPO) Use Only Below This Line

Concur with above survey opinion on National Register eligibility: Yes No More Research Recommended
 This is a locally designated property or part of a locally designated district.

Comments: _____

Evaluated by (name/title): _____ Date: _____

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<u>Pioneer Drug Store</u> Name of Property	<u>Muscatine</u> County
<u>124 E. 2nd Street</u> Address	<u>Muscatine</u> City

7. Narrative Description

The Pioneer Drug Store is a three-story, three-bay commercial brick structure that is one of the few buildings along the 100 block of East Second to have survived relatively intact. The structure is shown as a three-story building on the 1883 Sanborn map of Muscatine and was probably constructed in 1859. At least one and possibly two other buildings were originally located on this lot, with the present building apparently constructed following an 1859 flood of Papoose Creek (Muscatine Journal 1859, 2). The business appears to have been located at this site since 1845 (Muscatine Journal Semi-Centennial Edition 1891, 43).

The brick on the current building has been laid in a common bond, with a seven-stretcher/one-header ratio. The storefront includes a recessed entry in the center of the storefront that is surrounded by plate glass storefront windows. The windows rest on an approximately 18" kickplate. A transom is located above the wood door with a large window. A wood panel door is located on the right side of the storefront to provide exterior access to the upper floors. An awning stretches across the façade. The upper stories are dominated by an oriel window located on the left side of the building's second story. The bay window has a copper top. The window is an added feature that probably dates to around 1903 when the drug store changed ownership, as this type of window was added to several buildings in the downtown around that time. It does not appear in an 1891 pictorial depiction or the 1899 Sanborn map, but it is shown on the 1905 Sanborn map and in a c.1914 photograph. The remaining second story window has non-historic one-over-one-light double-hung sashes. This window has a decorative metal lintel and a wood sill. The third story has three double-hung arch windows with non-historic sashes. An arched crown molding is over each window. The cornice appears to have been modified, but the 1891 depiction only show this simple detailing. It includes a series of dentils along the brick parapet wall.

An undated photo (c.1914) of the storefront shows a recessed entry on the right side of the building, with both the store entry and the upper floors access door located with the recessed area. A large storefront window spans the remaining first-floor façade (Detthoff Hardware Co. Store, 1914, no page number). An earlier depiction (1891) shows a centered, recessed store entrance flanked by two large storefront windows ("Pioneer Drug Store," 1891, 43). This image is quite similar to the present appearance with one exception. The 1891 depiction does not show a first-floor door on the right side of the storefront. This door apparently was installed between 1891-1914 to provide access to the top floors. This 1891 depiction also does not show the oriel window. It does however depict the upper windows of the building with one-over-one-light double-hung sashes.

The three-story, main building contains a set of one-over-one-light, double-hung windows in the east end of the south wall. An entry is located in the west end of the wall and apparently provides access to the roof from the building's third-story apartment. There are two rear additions to this building. A two-story addition shows up on the 1883 Sanborn map, while a one-story section that runs to the alley first appears on the 1892 Sanborn. The two-story unit has a small roof hut, which may have been used for ventilation, attached to it. The roof hut has two, single-light, glass windows in each exterior wall. The east elevation of the two-story structure does contain an iron stairway that leads up to the roof. A short section of the parapet has been removed to provide access to the roof and to an apartment that is located in the addition. The rear elevation of the two-story section contains a picture window that is flanked by one-over-one-light, double-

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hung windows. A single-door entry with a transom is located to the far right of the windows and provides roof access to this section's apartment. The most recent back addition is a one-story section that contains a centrally-located, solid-steel rear door. A 12-light, glass panel window is located to the right of this entry, while a taller 18-light glass unit is located to the right.

Historic Muscatine, Inc., purchased the building in 2000 and completed its restoration in 2002. The current configuration of the storefront was designed at this time, and the upper story windows were replaced. The current design of the storefront is historically sympathetic, and as early as 1891, the upper story windows had one-over-one-light double-hung sashes.

8. Narrative Statement of Significance

The Pioneer Drug Store appears to be individually eligible under Criterion A within the historic contexts of "Early Settlement", "19th Century Business and Industry" and "20th Century Business and Industry." It also appears to be a contributing building in a potential downtown historic district.

This drug store evolved from an "Early Settlement" business into a "19th Business and Industry" operation and eventually into a "20th Business and Industry" establishment. Throughout this evolution, its overall historic features have not been diminished. The Pioneer Drug Store is a significant local business in Muscatine, continuing the first drug store in the community. Both father and son were prominent local residents, and this business operated under their eyes from 1842 to 1903. During this time, it also was linked to other landmark events in the community, such as the advent of modern telephone communications. It continued to operate after 1903 as a drug store for a few years before a hardware store moved in, continuing the commercial history of the building. Thus, the building appears eligible for the National Register under Criterion A.

Additionally, the Pioneer Drug Store appears to be a contributing building in a potential downtown historic district. It falls within three historic contexts identified for this district: "Early Settlement," "19th Century Business and Industry," and "20th Century Business and Industry." The building is the only building on the east end of the 100 block of East Second Street to retain most of its original characteristics. While some of the neighbors are the original buildings, they have lost their integrity and historical significance because they no longer have top floors, original facades or other features. The Pioneer Drug Store is the lone survivor of this group of 4-5 buildings.

John B. Dougherty likely constructed the current building at 124 E. Second Street after an 1859 flood of Papoose Creek destroyed his former drug store ("A Great Flood," 1859, 2). Dougherty was one of the pioneer businessmen of Muscatine. In addition to his contributions to the early settlement of the community, he and his son, John B. Dougherty, Jr., also provide an excellent example of how those early enterprises transitioned into 19th century businesses that endured into the next century. Dougherty, Sr. arrived in the community in 1841 and entered the drug business in 1842 after buying out W. Hollingsworth's store, "the oldest establishment of the kind in the place" according to Richman in 1911 (Richman 1911: Vol. 1, 448, 487). Dougherty renamed his new store the Pioneer Drug Store and

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continued to operate it. An 1891 account notes that he operated from this location beginning in 1845. The 1846 Bloomington Directory lists Dougherty, Fay and Fennimore as the owners of the community's three drug and medicine stores (Newhall 1846: 82).

Although five such stores were operating in 1859, Dougherty was the only one of the three drug stores originally listed in 1846 that was still operating in 1859. Although this indicates he apparently prospered in the area, he lost his store and all its contents, an estimated \$25,000 loss, in a particularly disastrous flood of Papoose Creek on May 12, 1859. Five people in the store at the time it collapsed from the floodwaters were fortunate to escape with their lives. The newspaper account of the 1859 flood explains Dougherty had insurance for fire, but not flooding ("A Great Flood," 1859, 2). However, he apparently was able to recover from the destruction and rebuild his business on the same site. As his business recovered, Dougherty was able to devote additional time to civic matters. He was elected to a county supervisor's position in 1861, the first year candidates for the county board were elected from each township (Richman 1911: Vol. 1, 92). He was re-elected to the position in 1862. Recovery from natural disasters was a common experience for many early settlers, but the ability of Dougherty to recover as quickly as he did from the 1859 disaster, indicates he either had substantial economic resources or backing from other sources. He managed to recover not only his business, but contribute his time and talents to help manage county government for two years only a few years after the disaster.

No record of when Dougherty, SR. died has been found, although his son John went into the business in 1864 and purchased the entire store in 1875 (Muscatine Journal Semi-Centennial Edition 1891, 43). There is a cryptic reference that might hint at what happened to the old pioneer in a report on the 30th anniversary of the Old Settlers Society in 1886. In the reference, a society official reports that "curls got to him and he left our ranks" (Carlson 1989, 38). Dougherty's son, also John B., went into business at the store in 1864 and provides an excellent example of a successful family and business transition from early settlement to 19th century business and industry. Dougherty, Jr. eventually acquired full ownership in 1875. Colonel John B. Dougherty, Jr. become an influential citizen of the city, both as a businessman in his own store and as a stockholder, officer or director of various other businesses. These included the Muscatine Gas Company, First National Bank, Muscatine Savings Bank and the Iowa City and Waterloo Water Works. He was the vice president at the Muscatine State Bank, where he assisted other local businesses to expand and grow. Dougherty obtained his title by serving on the staffs of Iowa Governors Larrabee and Jackson. When Colonel Dougherty suddenly collapsed while walking on Iowa Avenue and died in 1903, the entire community experienced a sincere loss. The Muscatine Journal reported on its front page that a "man of unflinching good humor, a staunch friend, and an honest businessman has been suddenly called and will be sincerely mourned and missed by many friends." The report also described him as one of the community's "oldest and most highly respected citizens ("Pioneer Drug Store," 1891, 43; "Col. John B. Dougherty Dies," 1903, 1).

While Dougherty, Jr. was operating the store, it became the first local site of a technological revolution that would eventually sweep the nation. The community's first, system-connected telephone was installed in the store on June 1, 1881 – barely five weeks after the city council granted a franchise to the Hawkeye Telephone Company. While the first telephones in the community had been installed at the Cook, Musser & Company Bank and the Musser Lumber Company office, a single line instead of a

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developed system had connected those units. Fifty-three other subscribers soon followed Dougherty's initiative. Eventually the telephone became a standard appliance in nearly every home, business and office in Muscatine, but Dougherty's Drug Store was the first ("First Telephones, Placed In Use in Muscatine...", *Journal*, May 31, 1940, sec.7, p.23).

After Dougherty, Jr. collapsed and died on January 29, 1903, the drug store continued to operate under new owners. Within a few years, however, it was sold to Henry Detthoff, who converted the business from a 19th century drugs and medicines to 20th century hardware. Detthoff was born in Muscatine in 1868 and worked in a sawmill as a youth. He started working for the Thompson Hardware store in 1882 and remained there until starting his own store at 124 E. Second in 1910. His daughter Agatha assisted with the business. Detthoff began the transition from straight hardware merchandise to more household supplies soon after he acquired the store. Around 1930 he began selling the Westinghouse line of appliances and the store had the distinction of having the first Westinghouse refrigerator west of the Mississippi River ("Detthoff Hardware Company," *Journal*, May 31, 1940, sec. 4, p. 26).

Detthoff continued to operate the store until the mid-1940s when Kenneth Coder bought it and renamed it Coder Hardware. Around 1960 George and Stella Silberhorn bought the business and continued to operate it as Coder Hardware. The building has been owned by Muscatine Historic, Inc. since 2000. They have made several improvements to the building, including the new storefront and windows.

9. Major Bibliographical References

"A Great Flood," *Muscatine Journal*, May 12, 1859, Page 2.

Carlson, Jo Ann, ed. *Muscatine History Notes*, Vol. 3. Muscatine: Musser Public Library, 1997, Page 83

City Directories, Muscatine. Various publishers, 1856-present. Available at the Musser Public Library.

"Col. John B. Dougherty Dies," *Muscatine Journal*, January 29, 1903, Page 1

"Detthoff Hardware Company," Centennial Edition of the *Muscatine Journal*, May 31, 1940, Section 4, Page 26.

"First Telephones, Placed In Use in Muscatine...", Centennial Edition of the *Muscatine Journal*, May 31, 1940, Section 7, Page 23.

Muscatine, Iowa: The Pearl City. Muscatine: Record Printing Co., 1914.

Newhall, J.B. *A Glimpse of Iowa in 1846*, Burlington, Iowa; 1846, 82.

"Pioneer Drug Store," Semi-Centennial Souvenir Edition of the *Muscatine Journal*, January 1891, p. 43.

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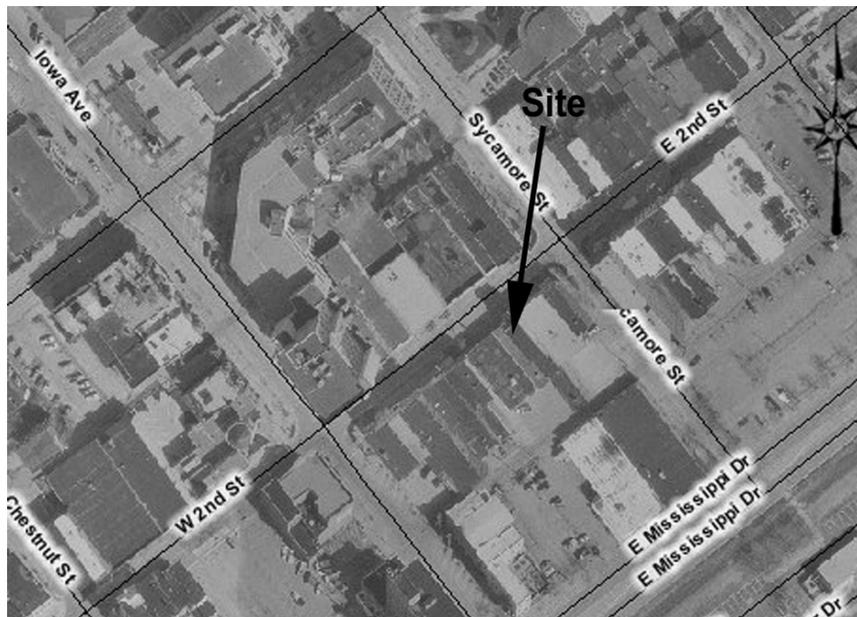
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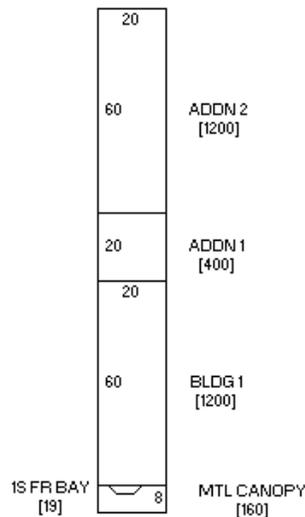
Muscatine
City

Sanborn Map Company, New York. Maps of the City of Muscatine dated September 1883, August 1888, October 1892, August 1899, December 1905, February 1912, July 1919, March 1928 and June 1946.

Location Map



Plan (from assessor's office)



(front - 2nd St)

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Photograph of building (digital image)

