

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

State Inventory No. 70-00125 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 Otto & Sons Grocery
 other names/site number Field Site #: FS-065

2. Location

street & number 206 E. 2nd St
 city or town Muscatine, Iowa vicinity, county _____
 Legal Description: (If Rural) Township Name _____ Township No. _____ Range No. _____ Section _____ Quarter of Quarter _____
 (If Urban) Subdivision Original Town Block(s) 13 Lot(s) E 1/4 Lot 10, 9' W Lot 9

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:	
	Enter number of:	Contributing	Noncontributing
<input checked="" type="checkbox"/> building(s)	_____ buildings	<u>1</u>	_____ buildings
<input type="checkbox"/> district	_____ sites	_____	_____ sites
<input type="checkbox"/> site	_____ structures	_____	_____ structures
<input type="checkbox"/> structure	_____ objects	_____	_____ objects
<input type="checkbox"/> object	_____ Total	<u>1</u>	_____ Total

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>02E: Commerce/Specialty - Harness</u>	<u>02G: Commerce / Restaurant</u>
<u>02E11: Commerce / Grocery</u>	_____
_____	_____

7. Description

Architectural Classification (Enter categories from instructions)	Materials (Enter categories from instructions)
<u>05D Victorian/ Queen Anne</u>	foundation _____
_____	walls <u>03: Brick</u>
_____	roof <u>08B: Asphalt Rolled</u>
_____	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 checked="" type="checkbox"/> Yes <input 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 206 E. 2nd St Site Number 70-00125
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)

02: Architecture
05: Commerce

Significant Dates

Construction date 1888 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 Jay Brady, Chair (R.L. McCarley, Consultant)
organization Muscatine Historic Preservation Commission date February 13, 2005
street & number 215 Sycamore telephone 563-264-1554
city or town Muscatine state IA 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>Otto & Sons Grocery</u>	<u>Muscatine</u>
Name of Property	County
<u>206 E. 2nd Street</u>	<u>Muscatine</u>
Address	City

7. Narrative Description

This building is a c.1888 three story, two bay, late Victorian, brick commercial building that has had little modification to the original building features. The frame storefront features an upper story entry door at the extreme east of the elevation. The recessed store entry is centered in the remaining space. The upper story entry consists of a three panel wood door with a three-light window. The entry has a single light glass transom set in wood frame above. A metal threshold extends under the upper story entry and storefront windows. The store entry consists of a modern style metal glass door in a historic surround. The entry has a single light transom above and two adjoining narrow vertical sidelights with narrow single lights above on each side of the door transom. The storefront has four large single-light storefront windows with wood bulkheads. Two of the windows are facing and parallel to the street. The remaining two windows are orientated within the recessed entry area. The storefront transom windows have been covered with wood paneling. Two round cast iron columns at the junction of the front windows and angled windows support the lintel above. The columns are detailed with circular bases of varying bands, a narrower center section with cornice, and tapered from the midpoint to the covered transom area. The top of the columns is hidden behind the wood paneling. The rectangular pilaster separating the upper story entry and the storefront window is similar to the two interior round columns, but it is visible up to the storefront lintel with a decorative column capital. The two outer cast iron pilasters have decorative elements including elaborate column caps at the storefront cornice level. The column caps include an inset horizontal hourglass. The storefront lintel includes a slightly projected metal cornice.

This attractive brick building features paired upper single-light-over-single-light double-hung windows with segmental arch glass window transoms with stained glass highlights and the elaborate segmental arch window hood over each pair. The upper two stories consist of two pairs of double windows symmetrically spaced between outer brick building pilasters. The window sets are very unique in Muscatine consisting of paired single-over-single-light double-hung windows with stained glass window transom above each window and a simple large metal window hood that has a segmental arch styling that spans over both windows of each pair. The windows of each pair have a decorative metal column that mimics the styling of the storefront columns. The windows have wood sashes and frames that appear to be original; the windows do have aluminum outer screen and storm windows.

The cast iron frieze and cornice is very elaborate. Brick corbelling extends under the frieze across the storefront, ending with a longer section next to the pilasters. The frieze/cornice is very ornate with four large brackets, two capping the outer brick pilasters with same inset hourglass design of the storefront columns, and the two interior brackets shown as supporting the centered pediment above. The two outer sections of the parapet have three small decorative brackets each. The center section has the word "OTTO". The pediment above has elaborate projecting decorations, a center finial with projecting elements on each side giving the illusion of a crown, and the date "1888".

The east and west elevations are party walls with the adjoining buildings. The visible portions of these elevations are brick.

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The rear (south) elevation has a long protruding single story back, masonry, ground floor section with loading dock. The ground floor section has three bays – the two outer are occupied by differing height windows covered with wood shutters. The east window is shorter than the west window. The center entry is also covered with wood shutters. The shutters are stout and mounted on hinges. The windows have wood sills below and a narrow triangular cap. The loading dock is secured with a wood picket type fence and a wooden trellis screens the east window. The second and third stories have the entry placed at the east side of the elevation with two windows at the center and west bays. The windows have single-over-single-light double-hung sashes.

8. Narrative Statement of Significance

The Otto and Sons Grocery appears individually eligible for the National Register of Historic Places under Criterion A for its association with Otto & Sons Grocery and Criterion C as an excellent example of late 19th century Victorian architecture. Additionally, it is a contributing structure in a potential downtown historic district.

This c.1888 building has retained most of its original features and is one of the best examples in Muscatine of a late 19th century Victorian building with some Queen Anne influence. It retains several features characteristic of this period, including the paired upper single-light-over-single-light double-hung windows with half arch stained glass transoms and the elaborate segmental arch window hood over each pair, decorative metal cornice, and frame storefront. Thus, this building appears individually eligible for the National Register of Historic Places under Criterion C. Additionally, it appears individually eligible under Criterion A for its association with the Otto & Sons Grocery. It represents a successful grocery business that spanned from 1893 to 1952. Muscatine had a very competitive grocery store business with generally over 40 groceries operating during this period with up to 60 groceries for a large portion of this period. Otto & Sons Grocery was one of the more successful in town spanning the turn of the century and successfully navigating the evolving grocery business from small, family owned corner stores, to the advent of automobile transport and the supermarket concept that took hold in the mid-20th century.

Finally, it is a contributing structure in a potential downtown historic district. It falls within two contexts identified for the district: “19th century Business and Industry” and “20th century Business and Industry.” The history of Otto & Sons contributes historically to the downtown commercial district, represent a key and long running downtown grocery business. Additionally, the overall intact design of the building contributes architecturally to the potential district.

The 1888 Sanborn map shows a one-story commercial building on this site, and a three-story building appears by 1892. John Herwig, saddle and harness making, used this location from 1886 to 1896 according to the city directories. He spanned the period from the old building to the construction of the new building, as “harness” is indicated as the use on both the 1888 and 1892 Sanborn maps. No city business directory listings for John Herwig harnesses are found after 1896.

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Christian Otto established Otto & Sons in August 1892. C. Otto & Sons, grocers, first showed up in the 1893-94 City Directory at 205 E. 2nd where they remained until 1897. Christian E. Otto was the founder with his two sons, Henry F. and William F. By 1897 they had moved to 206 E. 2nd St, and the business continued to operate here until 1952. The date "1888" on the building piedmont is likely the construction date of the building. The word "Otto" was likely added to the pediment in the 1890's after Otto & Sons established themselves at the location. It is difficult to determine if the word "Otto" is on the pediment at the turn of the century due to the unclear views available. The c. 1911 Oscar Grossheim photograph, OG1136, clearly shows the word "Otto" present on the pediment.

City Directory listings indicate that Christian E., William F, and Henry F. Otto operated the business from 1893 through 1899. In 1900 they were joined by Christian's son, Christian E., continuing through 1904. The elder Christian died in 1905. By 1907, Chris was the sole owner with Henry F. and William F. listed as retired. Sole ownership continued until 1916. In that year, Chris is listed as retired and Henry F. and William F. are listed as Otto Brothers Real Estate. Briefly at this time, Potter Brothers operated a grocery at this location, until the end of their lease from Otto. In 1917, the Otto family reopened their grocery under Otto Grocery Company, a new cash and carry food market. Henry F. and William F. Otto were partners in the company with Henry Scheetz and John Nyweide. Chris and George Otto worked at the grocery with Henry and William. In 1921, Chris and Henry retired and the partnership changed with Lyle Hocke joining as co-owner and Henry dropping out of ownership. By 1923-24 George Otto had also retired. Company ownership was also consolidated into three owners – William F. Otto, Lyle J. Hocke, and John Nyweide. These three owners would continue until 1931 when John Nyweide had been replaced by H.L. Chaffee. By 1936-37, Andrew C. Fryberger had replaced H.L. Chaffee as a co-owner. This ownership – W.F. Otto, L. J. Hocke, and A.C. Fryberger – would continue through 1946. By 1949, William F. Otto had died and ownership was transferred to L.J. Hocke who continued the business to 1952 (City directories, "Otto Grocery Company," May 31, 1940, sec. 3, p. 8).

The 1900 City Directory and the 1899 Sanborn Map indicates that the Iowa Telephone Company was briefly located on the second floor from 1899 to 1900.

Earl May Seed Company was at this location from 1952 through 1959. Currently, a restaurant, "Snackers," operates at this location.

9. Major Bibliographical References

City Directories, Muscatine, Various publishers, 1869-1959. Available at the Musser Public Library.

Labor Day Parade, E 2nd St, c.1897, Randallman's Post Card Collection. Available at the Musser Public Library.

OG #A-1136, Vol 10, Iowa Telephone Company Street Scene, Sycamore & 2nd, 1911, Grossheim Photo Collection. Available at the Musser Public Library.

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“Otto Grocery Company”, Centennial Edition of the *Muscatine Journal* newspaper, May 31, 1940, P. 8, Section 3.

Sanborn Map Company. “Muscatine, Iowa,” Sanborn fire insurance maps. Pelham, NY: Sanborn Map Company, 1883, 1888, 1892, 1899, 1907, 1912, 1919, 1928, 1946. Accessed online at sanborn.umi.com.

Location map



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Plan (from assessor's office)

10 24	1S BRK LOADING DOCK [240]
24	
71	
ADD'N 1 [1704]	
24	
60	
BLDG 1 [1440]	

(Front – 2nd Street)

Photograph of building (digital image)

