

United States Department of the Interior
National Park Service

National Register of Historic Places Inventory—Nomination Form

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

For NPS use only
received
date entered

1. Name

historic Lumsden-Boone Building

and/or common

2. Location

street & number 226 Fayetteville Street Mall not for publication

city, town Raleigh vicinity of

state North Carolina code 037 county Wake code 183

3. Classification

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	future <input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input checked="" type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
	N/A	<input type="checkbox"/> no	<input type="checkbox"/> military	<input checked="" type="checkbox"/> other: work in progress

4. Owner of Property

name James W. Green

street & number P.O. Box 208

city, town Roxboro vicinity of state North Carolina 27573

5. Location of Legal Description

courthouse, registry of deeds, etc. Wake County Register of Deeds

street & number Wake County Courthouse
Fayetteville Street Mall

city, town Raleigh state North Carolina

6. Representation in Existing Surveys

title N/A has this property been determined eligible? yes no

date federal state county local

depository for survey records

city, town state

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input checked="" type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

The Lumsden-Boone Building is a three-story over basement commercial building erected in five-to-one common bond brick between 1896 and 1903. With a width of 22.67 feet and a depth of 110 feet (half a block), the building is covered by a shed roof over the front (east) third of the building (the three story portion) and a low hip roof, pierced by a twelve foot long, four foot wide, and three foot tall clearstory sky light over the rear two-thirds of the building, which is two stories in height. The rear roof slopes gently to the east.

The three-bay front on the Fayetteville Street Mall features a handsome metal facade on the third floor. This distinctive Neo-Classical style facade is representative of many such buildings erected at the turn of the century with embossed metal fronts, including the Cole Building (ca 1896) in Smithfield, North Carolina, the C.R. Johnson Building (ca 1900) in Benson, North Carolina, and the Bethune-Powell Building (ca 1902) in Clinton, North Carolina.

The embossed metal facade is dominated by the predominant horizontality created by numerous frieze bands. Crowning the building is the cornice, which is composed of bands of molding, dentils, and anthemions and is flanked at its ends by shallow projecting blocks which repeat the anthemion detail. Below the cornice, separated by bands of simple moldings (covering the joints of the various sections of the facade) are courses of garland swags, fleur-de-lis in square frames, and a series of three, half-circular Adamesque arches embellished with foliate motifs. These arches, encased by rectangular frames of egg-and-dart molding, form an arcade effect over the three, one-over-one sash windows which occupy the central portion of the third floor facade. The windows are flanked by engaged unfluted columns with composite capitals resting on raised pedestals that are decorated with rosettes. The continuous window sill is embellished with a frieze band decorated with a circular medallion motif.

Both the first and second floor facades have been altered. It is assumed that the second floor treatment was a continuation of the third floor's embossed metal facade; there are indications of three windows, corresponding to those above, which have been filled in. The second floor front now consists of simple wood panels. Continuing across the front of the building above the first floor display windows and connecting the Woodward Building to the north is a single frontspiece, added when the two buildings (along with the two buildings behind them that front onto South Salisbury Street) contained the F.W. Woolworth Store from 1926 until 1972. The present first floor facade is a ca 1957 one of large plate glass display windows and an aluminum and glass door at the north corner.

The greatly deteriorated interior consists of one large room on the first floor with an enclosed wooden stairs rising along the south wall to storage rooms on the second floor, an office on the third floor, and descending to bathrooms and more storage in the basement. The main floor space has an embossed metal ceiling with a grape motif and a simple, reeded cornice. Many of these tiles have rusted and fallen; perhaps less than one-half are salvageable. A molded wooden frieze, under which display cabinets once stood, extends along the south wall and across the west (rear) wall; it is detailed with a delicate egg-and-dart molding. Above this frieze, on the plastered walls, is a series of alternating large and small panels formed by applied wood moldings. The larger panels enclose an insignia (now removed) of the F.W. Woolworth Company. The bulk of the north wall was removed sometime after 1926 when Woolworths expanded from the Woodward Building to the north into the Lumsden-Boone Building. It has been filled in with cement blocks within the last ten years.

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The second floor, shorter in height than either the first or third floors, is even more deteriorated than the first, with all of its dividing walls and much of its flooring having been removed. Since the facade's three windows have been boarded up, the only light is supplied by the rear skylight. There is a metal door leading to the second floor of the adjacent Woodard Building. The stair to the third floor, rising along the front of the south wall, has been enclosed.

The only access to the third floor office is through the third floor of the adjacent Woodard Building to the north and down a makeshift flight of stairs. The office, twenty-two feet wide and thirty feet deep, is in the best condition of all three floors. It has plastered walls, a wainscot of beaded tongue-and-groove boards, and molded surrounds at the doors and windows. A hall, seven feet wide, runs along the west of the third floor. Similarly finished, this hall has two windows opening onto the rear roof of the building. This top floor room, despite the remains and droppings of its pigeon inhabitants, is a very pleasant space and affords an excellent view onto the Fayetteville Street Mall and toward South Salisbury Street.

The full-size basement contains one large storage room under the main body of the building and several smaller rooms and two bathrooms in the front of the building. Regularly spaced brick piers support the main floor.

The building is presently in the design phase of an extensive renovation for use as a jewelry store. The architect is Norma D. Burns of Workspace, Inc. in Raleigh.

FOOTNOTE

1 The fronts of all three of these buildings, like that of the Lumsden-Boone Building, are characterized by the strong horizontality created by the frieze bands. All four have very similar details, especially in the rosettes of the column pedestals, the end blocks of the cornice, and the repeating foliate courses. The Cole facade was furnished by the Dewey Brothers, steel dealers in Goldsboro, North Carolina (An Inventory of Historic Architecture, Smithfield, N.C., 1977, Mary McCahon Shoemaker, (Raleigh: North Carolina Division of Archives and History, 1977), p.29.). Perhaps the Deweys also supplied the fronts for the other three stores. Unfortunately all the early records of the Dewey firm, which began operations in the mid 1880s, were destroyed by Hurricane Hazel in 1954. Their molds were given to Mount Olive College in the late 1970s and sold for scrap.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates between 1896 & 1903 Builder/Architect unknown

Statement of Significance (in one paragraph)

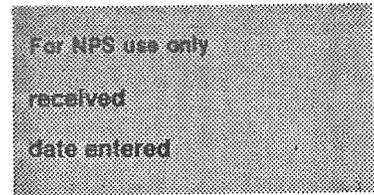
The Lumsden-Boone Building, a modest three-story commercial building with a decorative facade of embossed metal, was erected at the turn of the century and occupies an important position in the historic streetscape of Raleigh's main commercial street, which since 1977 has been a pedestrian mall. Its fanciful third story facade, embellished with broadly interpreted classical details, is the only surviving metal store front on the Fayetteville Street Mall and is representative of a commercial facade treatment that was widespread at the turn of the century. Built for tin and hardware dealer J.C.S. Lumsden (1832-1901) and later occupied by the men's furnishing store of C.R. Boone (1879-1968), the building later housed the F.W. Woolworth Company from 1926 until 1972. It has stood vacant since. The recent purchasers of the building are in the design phase for a thorough renovation into a jewelry store.

CRITERIA ASSESSMENT

A The Lumsden-Boone Building is an important component of the historic streetscape of Fayetteville Street, Raleigh's main commercial street since the nineteenth century (now a pedestrian mall), and is associated with the development of commerce in Raleigh during the twentieth century. Businesses located here were the Lumsden hardware store from its erection until about 1907, the Kirby Five and Dime Store from about 1907 until 1911, C.R. Boone-DeLuxe Clothier from 1911 until 1926, and the F.W. Woolworth Company from 1926 until 1972, when the building was vacated.

C The building's metal clad storefront is an important survivor of the facades of embossed metal, usually presenting a classical motif, that were popular at the turn of the century; it is the only such survivor on Raleigh's main street.

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SIGNIFICANCE

Sanborn Insurance Maps indicate that the Lumsden-Boone Building, a three-story with basement brick building with a metal clad (embossed tin) facade¹, was built between January 1896 and July 1903.² It is one of several modest three-story brick buildings in the 200 block of Fayetteville Street that were erected in the late nineteenth century along Raleigh's chief commercial street. Fayetteville Street, which begins at the State Capitol and extends southward, has since the nineteenth century been the location of the capital city's major mercantile, banking, and professional concerns. In 1977 Fayetteville Street was converted into a pedestrian mall which continues as the main gathering place in downtown Raleigh.

The Lumsden-Boone Building was erected for J.C.S. Lumsden (1832-1901), an early hardware dealer in Raleigh. It replaced the two-story, frame store already on the site when Lumsden bought the property in 1884.³ The lot stretched the depth of the block from Fayetteville Street west to South Salisbury Street. This frame store was the last of the surviving frame buildings in the 100 and 200 blocks of Fayetteville Street.⁴ Lumsden had established his hardware business in 1859,⁵ and moved to this location in 1884 from his previous location also on Fayetteville Street. His sons were operating the hardware business by 1899 when they advertised as "Lumsden Brothers, Successors to J.C.S Lumsden" and specialized in tin, stoves, sheet iron and copper work; tin roofing, guttering, and piping; and hall heating and furnace work; in addition to having a large stock of hardware, crockery, granite, tinware, guns, sporting goods, scissors, and razors.⁶ It was only logical that the Lumsdens, who specialized in metal work, should erect a building sheathed with embossed tin. It was one of only four metal storefronts ever erected on Fayetteville Street and the only one that survives.⁷

The senior Lumsden died in 1901 and is buried in Raleigh's Oakwood Cemetery. His sons continued operation of the hardware store here until about 1907, after which Kirby's Five and Dime Stores occupied the building for several years.⁸ The Lumsden heirs sold the property in 1910 to A.R.D. Johnson, who the next year sold the eastern half of the lot (upon which the Lumsden-Boone Building stands) to Charles R. Boone (1859-1968).¹⁰ "C.R. Boone, DeLuxe Clothier" opened for business in September of 1911 and on the twenty-third of that month the store's first ad appeared in The Raleigh Daily Times.

Charles Robert Boone was born on a farm near Clayton, North Carolina and had moved to nearby Raleigh by 1900. He received his business training from J. Rosengarten, who operated a men's furnishings store on Fayetteville Street, beginning as a salesman in 1901, serving as a bookkeeper, and rising to vice-president in 1909-1910. After operating his own clothing store from 1911 to 1926, Boone actively entered the real estate business. He built Boone Lake in the early 1920s and later developed the Budleigh Sub-division (named for Sir Walter Raleigh's country estate) around the lake in the 1920s, 1930s, and 1940s.¹² A prominent Raleigh realtor and developer, Boone died in 1968 and is buried in Oakwood Cemetery.

In 1926 Boone negotiated a twenty-five year lease with the F.W. Woolworth Company.¹³ The Woolworth Company in 1913-1914 had moved into the Woodard Building at 224 Fayetteville

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Street, displacing the Kirby's Five and Dime Store¹⁴ (which Boone had displaced in 1911 when he bought the Lumsden-Boone Building.) In 1926 Woolworths also expanded into the two buildings at 223 and 225 South Salisbury Street which were behind the Woodard and Lumsden-Boone Buildings; they remained in all four buildings until 1972. Boone sold his building in 1938 to William Trueheart.¹⁵ In 1957 Woolworths amended a 1951 lease with Trueheart to deal with provisions for repairs and the installation of a new store front¹⁶ (at which time it is believed the present glass and tile front was added).

With the growth of the suburbs and suburban shopping centers in the 1950s and 1960s, Fayetteville Street began to lose some of its importance as Raleigh's main shopping district. Traffic congestion, a shortage of parking, the replacement of owners who occupied their buildings with absentee landlords, and the transition of nearby upper and middle class neighborhoods to housing for lower income Blacks furthered the decline of downtown Raleigh. In 1972 Woolworths joined the suburban movement and vacated the Lumsden-Boone Building along with its three adjacent buildings. The Lumsden-Boone was then allowed to fall into such decay, that the city threatened demolition in 1976 after the building was ruled to be unsafe.¹⁷ In 1977 the Fayetteville Street Mall was completed, converting a section of the street into a four-block long pedestrian mall. This mall has encouraged the renovation of several major downtown buildings, including the elegant 1907 Masonic Temple Building at 135 Fayetteville Street Mall. However, few of the more modest commercial buildings, such as the Lumsden-Boone, have benefited from renovations.

In 1982 the Lumsden-Boone Building was purchased by J.W. and Lucille Green of Roxboro, North Carolina,¹⁸ who plan to thoroughly renovate the building, erect a contemporary yet compatible first and second floor facade, and operate Green's Jewelers here. Norma D. Burns of Workspace, Inc. of Raleigh is the renovation architect. By the donation of a preservation easement on the building to The Historic Preservation Fund of North Carolina, it is hoped that the preservation and eventual restoration of this block will be enhanced. Especially important is the Briggs Hardware Building (1874)(NR) at 220 Fayetteville Street Mall, the only essentially unaltered nineteenth century commercial building that survives on Raleigh's main street.

FOOTNOTES

1 The third floor, the only one with its metal facade intact, is only thirty-seven feet deep, while the second floor extends to the full depth of the building. The Sanborn Insurance Maps indicate that the rear elevation of the third floor is also metal clad--its plain, sheet metal covering survives.

2 A more precise date cannot be determined without an unnecessary and exhausting search of six years of daily newspapers. The only tax record to survive in Wake County during this period is for 1900, which does not supply enough information to determine whether this metal clad building, or the previous frame one, was standing on this lot.

3 Wake County Register of Deeds, Deed Book 65, Page 328. Also Sanborn Insurance Maps of Raleigh, 1884, (Pelham, New York: The Sanborn Insurance Company.)

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4 Sanborn Insurance Maps of Raleigh, 1896.

5 The Raleigh News and Observer, October 3, 1899, p.8. This was six years prior to the founding of the Briggs and Dodd hardware business (Briggs since ca 1875), whose impressive four-story, brick building (1874)(NR) still stands at 220 Fayetteville Street Mall, two doors north of the Lumsden-Boone Buisling. The Briggs Building, the only essentially unaltered nineteenth century commercial building on Fayetteville Street Mall, is a Raleigh landmark. See The Raleigh Historical Inventory, Linda L. Harris, (Raleigh: The City of Raleigh Planning Department, 1978), p.59.

6 The Raleigh News and Observer, December 17, 1899, p.8.

7 In 1903, according to the Sanborn Insurance Map, there were two other "metal clad" buildings on Fayetteville Street, and both of these had storefronts of cast iron and not embossed tin. The Stronach Building at 219 Fayetteville Street (on the corner with Exchange Place, almost directly across from the Lumsden-Boone Building) was a four-story building with a metal front only on its Fayetteville Street facade. It was built prior to 1884 (Sanborn Map, 1884). Among its various occupants were W.C. and A.B. Stronach, Grocers (1886) and until 1909-1910, the City Hall, City Offices, City Market, and Police Headquarters on the Second Floor (Hill's Directories of Raleigh; 1905-1906, p. 46., and 1909-1910, p.16.). Tucker Hall at 123-125 Fayetteville Street had a three-story cast iron facade and was built in 1867, according to an advertisement and illustration in the Raleigh Directory, 1880-1881 of the Charles Emerson Company, (Raleigh: Edwards, Broughton and Company, Printers and Binders, 1879), p.27. On the first floor was the dry good store of W.H. and R.S. Tucker. (In 1858 R.S. Tucker built an impressive Italiante mansion on Hillsborough Street; only the extraordinary Queen Anne style carriage house survives. (NR) See The Raleigh Historical Inventory, op.cit., p.101.) The second and third floors of the Tucker Hall housed an auditorium with 800-1000 seats. Between 1909 and 1914 (according to the Sanborn maps) the two-story Pullen Building was built at 326-334 Fayetteville Street, at the northwest corner of West Davie Street; it had a metal facade on both street elevations. In it were a variety of businesses, including the King's Business College on the second floor. While "metal clad" fronts were not numerous along Fayetteville Street, six modest ones were built in the downtown area between 1896 and 1903; they were presumably of the embossed tin type, or perhaps just corrugated sheeting. From information gathered from the 1903 Sanborn Insurance map and the 1905-1906 Hill's Raleigh Directory, they were: a shop at 105 South Salisbury Street located behind the Edwards and Broughton Building at the corner of South Salisbury Street and West Morgan Street, a bicycle/gun shop at 123-125 South Wilmington Street, the shop of John T. Jones (sheet metal, cornices, and roofing) at 117 South Salisbury Street, the shop of Michael Bowes (plumbing and heating) at 121 South Salisbury Street, the W.A Smith Lunchroom at 17 North Exchange Place, and the Raleigh Dispensary at 15 North Exchange Place. The Lumsdens also built a two-story metal clad tin shop at the rear of their lot fronting onto South Salisbury Street. None of these buildings remain.

8 Hill's Raleigh Directory, 1907-1908, (Richmond: Hill Directory Company, 1908), p. 54.

9 Wake County Register of Deeds, Deed Book 248, Page 306.

10 Wake County Register of Deeds, Deed Book 250, Page 367.

11 op.cit., Hill's Directories, 1902, p.114; 1907-1908, p.119; 1909-1910, p.136.

12 Obituary in The Raleigh Times, April 26, 1968, p. 21.

13 Wake County Register of Deeds, Deed Book 509, Page 338.

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- 14 op.cit., Hill's Directory, 1911-1912, p. 64. See also announcement in The Raleigh Daily Times, July 1, 1911, of Kirby's re-opening.
- 15 Wake County Register of Deeds, Deed Book 792, Page 362.
- 16 Wake County Register of Deeds, Deed Book 1582, Page 763.
- 17 Wake County Register of Deeds, Deed Book 2415, Page 116. For repeal see Deed Book 2436, Page 219.
- 18 Wake County Register of Deeds, Deed Book 3076, Page 0872

9. Major Bibliographical References

Sanborn Insurance Maps for Raleigh; 1884, 1896, 1903, 1914.
 Wake County Register of Deeds Office, Wake County Courthouse, Raleigh.
 Hill's Directory of Raleigh, (Richmond: Hill Directory Company), years 1886, 1902,
 1905-1906, 1907-1908, 1909-1910, 1925, 1926, 1972, 1973.
 The News and Observer, (Raleigh), Oct. 3, 1899; Dec. 17, 1899.

10. Geographical Data

The Raleigh Times, July 1, 1911; Ap 26, 1968.
 Graves stones at Oakwood Cemetery, Raleigh.

Acreeage of nominated property 0.06

Quadrangle name Raleigh West, NC

Quadrangle scale 1:24,000

UTM References

A

1	7	7	1	3	3	4	0	3	9	6	1	6	1	0
Zone			Easting				Northing							

B

Zone			Easting				Northing							

C

Zone			Easting				Northing							

D

Zone			Easting				Northing							

E

Zone			Easting				Northing							

F

Zone			Easting				Northing							

G

Zone			Easting				Northing							

H

Zone			Easting				Northing							

Verbal boundary description and justification

See continuation sheet

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
N/A		N/A	

11. Form Prepared By

name/title Tom Butchko, Preservation Consultant

organization

date June 12, 1983

street & number P.O. Box 2193

telephone (919) 934-4092

city or town Smithfield

state North Carolina 27577

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

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

State Historic Preservation Officer signature

William J. Fair

title State Historic Preservation Officer

date July 14, 1983

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I hereby certify that this property is included in the National Register

date

Keeper of the National Register

Attest:

date

Chief of Registration

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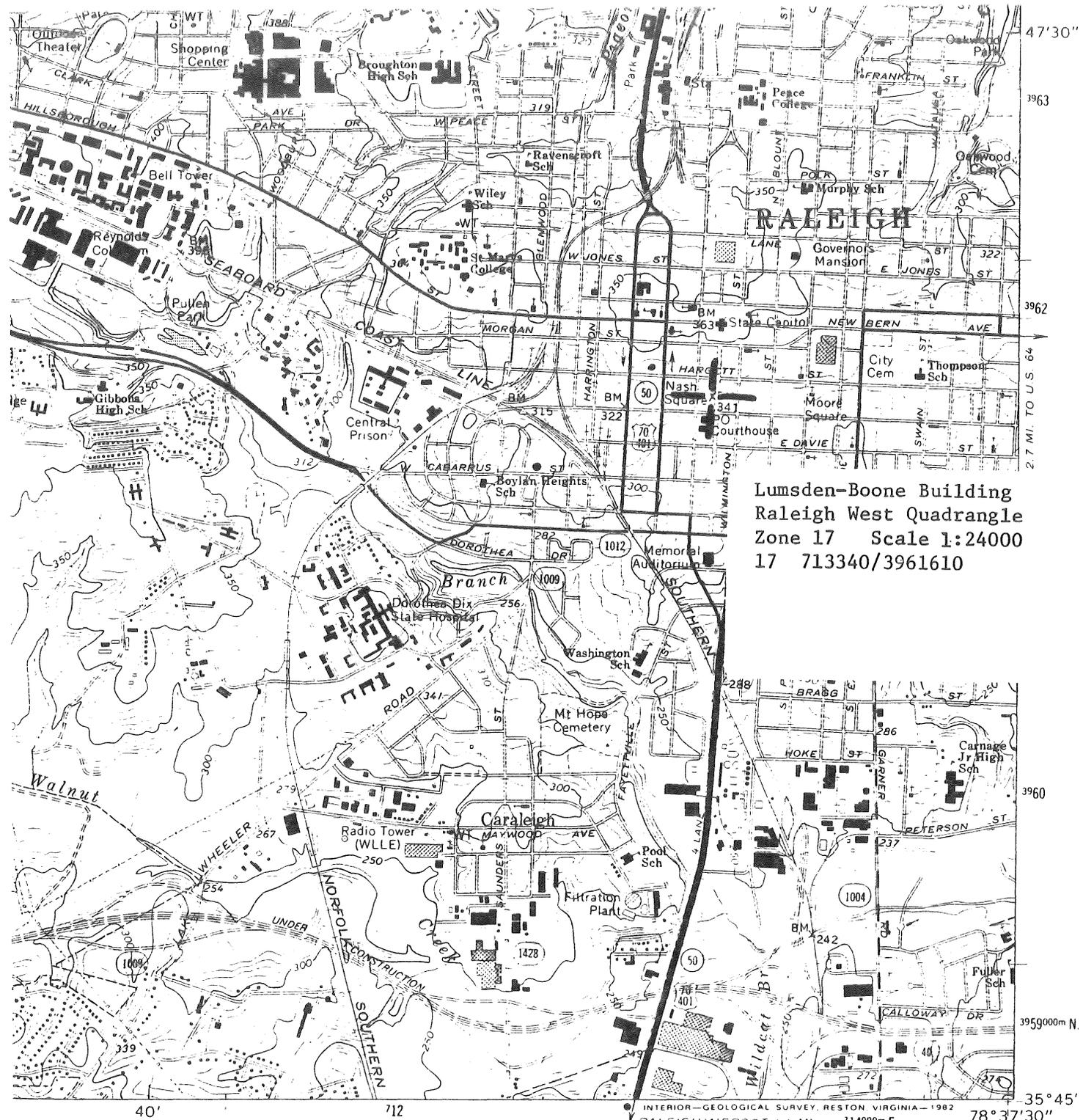
Continuation sheet

Item number 10

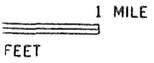
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Verbal Boundary Description

The property to be nominated is the building lot at 226 Fayetteville Street Mall in Raleigh, North Carolina. It is bounded on the east by the Fayetteville Street Mall, on the north by the Woodard Building (now vacant), on the south by the Mahler Building (now McCrory's Department Store), and on the west by a parking lot. It is listed as Parcel 17 on Tax Map A49 on Wake County. A survey map of the property, dated December 12, 1982, is filed in the Wake County Register of Deeds Office, Plat Book 412, Page 32. A copy of the survey map is attached.



Lumsden-Boone Building
 Raleigh West Quadrangle
 Zone 17 Scale 1:24000
 17 713340/3961610



ROAD CLASSIFICATION

Primary highway, all weather, hard surface	Light-duty road, all weather, improved surface
Secondary highway, all weather, hard surface	Unimproved road, fair or dry weather

Interstate Route
 U. S. Route
 State Route



RALEIGH WEST, N. C.
 SW/4 RALEIGH 15' QUADRANGLE
 N3545 — W7837.5/7.5

1968
 PHOTOREVISED 1981
 DMA 5255 I SW—SERIES V842

Revisions shown in purple and woodland compiled in cooperation with State of North Carolina agencies from aerial photographs taken 1980 and other sources. This information not field checked. Map edited 1981

Purple tint indicates extension of urban areas

(GARNER)
 5255 I NE

