

**United States Department of the Interior
Heritage Conservation and Recreation Service**

**National Register of Historic Places
Inventory—Nomination Form**

For HCERS use only

received

date entered

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

1. Name

historic Jackson Buildings

and/or common Standard Grocery/Capitol Furnace

2. Location

street & number 419, 425 East Washington Street

not for publication

city, town Indianapolis

vicinity of

state Indiana

code 0018

county Marion

code 0097

3. Classification

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

4. Owner of Property

name Gordon Smith and Clark H. Byrum

street & number Suite 2470, One Indiana Square

city, town Indianapolis

vicinity of

state Indiana 46204

5. Location of Legal Description

courthouse, registry of deeds, etc. Marion County, Center Township Tax Assessor's Office

street & number City County Building, Room 1360, 200 East Washington Street

city, town Indianapolis

state Indiana 46204

6. Representation in Existing Surveys

~~N/A~~ Historic Preservation Workpaper Identified as potentially eligible by IHPC.
title Regional Center Plan, Indianapolis has this property been determined eligible? yes no

date January, 1981 federal state county local

depository for survey records ~~N/A~~ Indianapolis Historic Preservation Commission
City-County Building, 200 East Washington Street

city, town Indianapolis

state Indiana 46204

7. Description

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

Describe the present and original (if known) physical appearance

419 East Washington Street displays a complexed, carefully detailed, three bay facade which illustrates the principles of the Beaux Art tradition in the application of limestone panels and accompanying decorative motifs upon a brick structure (Photo 1). The regular bay system which extends from the second floor to the cornice line presents a rhythmic pattern of ABBBA. The exterior bays consisting of single openings of double hung single light sashes frame the slightly projecting, three part central bay. Each stone unit acts as a framing element to define the fenestration and the exterior limits of the structure. Pilasters with (three part palmate capitals) mark the corners at each level between the slightly projecting belt courses. The cornice line is a series of recessed bevel framed, narrow, rectangular panels which repeat the rhythmic pattern of the bays. Originally, the roof line was completed by a corbeled, denticulated parapet which featured a centered semi-circular crown (Photo 2). This upper portion was altered to repeat the eared, flattened arched profile of the parapet of 425 East Washington Street sometime after 1931. The rectangular panel containing the name "Jackson" chiseled in block bas-relief letters is also similar to that of the adjoining structure.

All windows in the upper three stories have projecting, heavily molded limestone hoods with scroll keystones and flanking pilasters framing the double hung, single light sashes. The hoods of the exterior bays vary slightly in form, from story to story: the fourth having a segmental arch; the third, a three-centered arch; the second, a round arch. The three narrow windows per story of the center bay alter the hood pattern in the upper two levels: the fourth having a three-centered arch; the third, a segmental arch.

The first floor facade has been markedly altered throughout the years. Originally, a recessed center entrance provided access to the stairway servicing the upper rooms. Separate entrances for the two stores were listed as 215 (417) and 217 (421) East Washington Street on the 1887 Sanborn Map. By 1898, 419 East Washington Street became the center address with the center stairway still present. In the c. 1913 photograph (Photo 4), the center entrance remained. Large, metal-framed glass panels fronted to the street and framed this recessed entrance. A large "Standard Grocery Co." sign, extending the entire width of the structure, continued above the glass display areas to the second story belt course. The west side glass-framed recessed entrance, listed as 417½ East Washington Street, provided access to a stairway to the hotel which occupied the upper three floors. The present first floor facade was completed 1980-1981. The vertical boarding which covers the entire lower facade except for a single metal framed glass commercial door located in the east bay extends to cover the lower facade of 425 East Washington Street.

In 1909, L. A. Jackson began a series of repairs, alterations and additions valued at \$8,000. Albert Smith was the contractor. By 1916, Jackson had completed the brick warehouse which filled the rear of the property to East Pearl Street. The warehouse was enlarged and upgraded during the period 1921-1925. A mezzanine was added in 1922. Installation of elevators, loading dock and a large brick bake oven indicated the growing merchandizing services which Jackson and Standard Grocery Company provided. Access from the original structure to the warehouse was provided only through the basement and first floor. A light well extending the three stories provided light

continued

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Continuation sheet Jackson Buildings Item number 7. Description Page 1 of 1

and ventilation to the south side of the original structure.

By 1915, Jackson had redone the upper three stories of the original structure, creating the Washington Apartments. Each floor had four apartments, two per side, with a central north-south corridor which terminated at both ends at the lavatories. Access was provided from the west entrance by an enclosed, straight-run, narrow staircase with stamped tin ceiling. At the second floor, an open, curved stairway finished with a curved rail and finely turned, tapered balusters continued to the upper floors. The interior of the main floor, following the removal of the front and rear stairways, provided one large retail area with a twenty foot high ceiling. Two ranges of cast iron columns with palmate capitals supported the large central coffer. Today, the exterior intrusion continues to the interior. A small, low-ceiled lobby occupies the northeast corner of this large area.

425 East Washington Street, the adjoining building to the east, was probably totally constructed by L. A. Jackson, c. 1923. This five story, single bay, early twentieth century functional commercial structure has a yellow brick facade. The bays of the upper four stories are composed of large Chicago style windows, each framed above by vertically laid brick stretchers and below by a limestone sill. The parapet with the identifying "Jackson" panel corresponding to that now found on the original building, is finished with a limestone coping. Originally the ground level contained a glazed double leaf entrance with transom lights. This access was flanked on the west by a large, single retail window topped by a three part transom. This unit corresponded in dimension to the window bays above (Photo 2). The interior of 425 East Washington Street is completely open with no wall finish. Metal fire doors provide access between the two structures. An enclosed wood stairway and elevator shaft are located abutting the common wall, approximately 165 feet from the street facade.

Along a street which today has an open, unscaled appearance of urban renewal, these two structures with similar profiles mark the commercial development in Indianapolis, 1880-1920, by presenting two contrasting yet compatible architectural styles.

Superseded

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Continuation sheet Jackson Buildings Item number 8. Significance Page 1 of 1

Prior to c. 1923, 425 East Washington street was a two story, brick fronted wood structure which housed a saloon on the ground floor. Historically, as early as 1879, the site was always the location of a saloon with rooms above. Following the enactment of prohibition, the building was used by Christ Georgopulos, shoemaker, 1919-1923. The present four story brick structure was used as a warehouse by Standard Grocery Company in 1928, the first floor retail space being leased. L. A. Jackson, Inc., listed the address as the office, 1934-1941.

This business which continued to grow under the direction of Lafayette's son, Chester H. Jackson, as general manager, was family-owned and managed. Another son, Howard, began as a clerk at the 419 East Washington Street location. In 1932, the corporate officers of L. A. Jackson, Inc. were: Chester H. Jackson, president; Edward H. Wiest (husband of Marguerite Jackson), vice-president; Howard Jackson, treasurer; Charlotte Jackson (later Baldwin), secretary.

From all accounts, Lafayette Jackson was a direct and demanding businessman. Every Friday, each store manager was required to deliver the week's receipts to the office (Photo 4). One manager absconded to Kentucky with the money. L. A. Jackson, himself, followed the fleeing felon and brought him back to Indianapolis. Stories abounded following Lafayette's gangland-style shooting in the store, May 27, 1931. Jackson was shot when he attempted successfully to protect company money in the store. It was his standing order to employees to stand back as he intended to "shoot it out" if a robbery attempt were made. Jackson fired four shots from a revolver before he was felled. Chester, also present, was reported to have said, "Don't shoot. I'll give you the money." (Photo 2 shows the exterior of the building and the melee following the shooting.)

By this time, the chain of Standard Grocery stores had grown to 250 small neighborhood stores usually operated by one man, his wife and family (Photo 5). The average store room rented for about \$50 per month, installation of equipment cost less than \$1,000. Another \$1,000 was required to stock the store with bulk staples, sugar, coffee, salt, crackers and cookies. Potatoes and beans were displayed in large open sacks and bushel baskets. Wooden boxes of eggs, vinegar and other produce lined the perimeter of the space. Such stores were usually twenty to thirty feet wide, forty to fifty feet long.

Standard Grocery Company began to modernize and transform the corner grocery to one of Indianapolis' first one-stop combination grocery, fresh meats and produce food outlets in the 1920's. In 1933, it opened one of the initial super markets known as the "World Fair Market", at 3210 East 10th Street. During the early 1940's, Standard began closing many of its smaller obsolete stores. Within a four-year period, large modern, scientifically located food markets were constructed to serve the housewife's needs to efficiently see and select her family's food.

The Jackson family sold the Standard Grocery Company to the National Tea Company in 1947. Capitol Furnace and Stove Repair Company bought 419-425 East Washington Street in 1948.

These small scale, multi-use structures today serve as identification of the area as part of Indianapolis' commercial and building heritage characteristic of a regional retail center at the turn of the century.

superceded

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 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 c. 1882-83; c. 1923 **Builder/Architect** unknown

Statement of Significance

These two adjacent and connecting structures (Photos 1 and 2) represent a portion of a small surviving four building row of retail and wholesale buildings which lined the south side of Washington Street, the National Road, during the last quarter of the nineteenth century.

Prior to purchase by Lafayette A. Jackson in 1907, 419 East Washington Street was always a rented or leased structure. Originally, the Little family owned the property. Peter Gramling, a pioneer Indianapolis merchant tailor, located in the Gramling Block, 35 East Washington Street, purchased the property in 1882. Other business and professional people, including Dr. Albert C. Kimberlin and Fred Cline, held title of the building and property until 1907. Jackson continued to lease the structure to a variety of businesses, a retail clothing store and a restaurant, until repairs, additions and alterations were begun in 1909, prior to occupancy of the building in 1910, by the Standard Tea and Grocery Company.

The retail concerns located on the first floor, began with the Indianapolis Candy Company, Charles E. Downey, confectioner, which also manufactured candy in the basement (Photo 3). The western portion was occupied during the same period, 1884-1893, by furniture manufacturers and dealers, Jacob Gumbinsky and William H. Warfield. The upper floors were rented as rooms and small service businesses, Gumbinsky, Dr. James Breese, and a tailor.

By 1911, the upper rooms were advertised as the Gayety Hotel, Sarah O'Brien, proprietor. This area had many hotels, beginning as early as 1851, with Little's Hotel, 401 East Washington Street; the Colonial/Tremont Hotel (1907-1955), 405 East Washington Street; and the Kaiserhof Hotel (1912-1918), Dobbins/Central Hotel (1919-1928), 433 East Washington Street.

Lafayette A. Jackson, employed by Kroger Grocery and Baking Company for seven years in Cincinnati, began a retail grocery store in partnership with James H. Ross, in 1897, in the European Hotel Building, 358 East Washington Street. He began expanding as sole proprietor the next year, adding a store at 151 North Delaware Street. By 1902, the retail grocery was located at 356 East Washington Street with seven other stores. Standard Tea and Grocery Company (1903) continued expansion. In 1910, it opened its newest branch at 419 East Washington Street. At this time, the other branches were located at 151 North Delaware Street, 445 West Washington Street, 766 Massachusetts Avenue, 1103 Shelby Street, 352 Indiana Avenue, 103 North Alabama Street, 631 East St. Clair Street, 946 South Meridian Street, 1604 North Senate Avenue, 1265 Oliver Avenue, 2901 Clifton Street, 1105 Prospect Street, and 356 East Washington Street. In 1912, the new location (419 East Washington Street) became the headquarters of the Standard Tea and Grocery Company, wholesale and retail grocers.

continued

9. Major Bibliographical References

Atlas of Indianapolis and Marion County. Philadelphia: Griffin, Gordon and Co., 1889
 Baist's Property Atlas of City of Indianapolis and Suburbs. Philadelphia: G. Wm. Baist, 1899, 1908, 1916, 1927 and 1941.

10. Geographical Data

Acreage of nominated property _____

Quadrangle name _____

Quadrangle scale _____

UMT References

A

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 Zone Easting Northing

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 Zone Easting Northing

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Verbal boundary description and justification Lot Five (5), 18 1/3 feet East side and Lot Four (4), 33 1/3 feet West side in Square 61 of the Donation Lands of the Town, now City of Indianapolis.

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

state	code	county	code
state	code	county	code

11. Form Prepared By

name/title Susan R. Slade, Architectural Historian; Jacqueline L. Munson, Archival Asst.

organization _____ date April 15, 1982

street & number 4560 North Broadway telephone (317) 283-6114

city or town Indianapolis state Indiana 46205

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 Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature _____

title	date
For HCRS use only	
I hereby certify that this property is included in the National Register	
Keeper of the National Register	date
Attest:	date
Chief of Registration	

superseded

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Continuation sheet

Jackson Buildings

Item number 9. References

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Center Township, Marion County Assessor's Records

City of Indianapolis Record of Building Permits, 1884-1905, 1909-1912, 1913-1925.

Cline, and McHaffie. People's Guide: Marion County, Indiana. Indianapolis Printing and Publishing House, 1874.

Dunn, Jacob P. History of Greater Indianapolis, Vol. I. Chicago: The Lewis Publishing Company, 1910.

Geib, George W. Indianapolis: Hoosiers' Circle City. Tulsa: Continental Heritage Press, Inc., 1981.

Indianapolis News. 5/27/1931, 5/29/1931, 5/30/1931, 10/19/1970, 6/22/1977, 6/23/1977.

Insurance Maps of Indianapolis. New York: Sanborn Map and Publishing Co., 1887 and 1898.

McEvoy, H. N. Indianapolis City Directory and Business Mirror, 1858/59. Indianapolis: H. N. McEvoy Publisher and Compiler, 1858.

Polk and Company, R. L. Indianapolis City Directory. Indianapolis: R. L. Polk and Co., 1878-1955.

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Standard Grocery Company, photo collection.

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The Indianapolis Times. 6/21/1939, 1/5/1960, 1/16/1963, 1/15/1964.