

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Registration Form**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Journal Printing Company Building

other name/site number Dockery Building

2. Location

street & town 119 South Elson Street N/A not for publication

city or town Kirksville N/A vicinity

state Missouri code MO county Adair code 001 zip code 63501

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Mark A. Miles May 24, 2011
Signature of certifying official/Title Mark A. Miles/Deputy SHPO Date

Missouri Department of Natural Resources
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

<input type="checkbox"/> entered in the National Register. <input type="checkbox"/> See continuation sheet.	Signature of the Keeper	Date of Action
<input type="checkbox"/> determined eligible for the National Register <input type="checkbox"/> See continuation sheet.	_____	_____
<input type="checkbox"/> determined not eligible for the National Register.	_____	_____
<input type="checkbox"/> removed from the National Register	_____	_____
<input type="checkbox"/> other, (explain): _____	_____	_____

5. Classification

Ownership of Property
(check as many boxes as apply)

Category of Property
(check only one box)

Number of Resources within Property
(Do not include previously listed resources in the count.)

- private
- public-local
- public-State
- public-Federal

- building(s)
- district
- site
- structure
- object

Contributing	Noncontributing	
1	0	buildings
0	0	sites
0	0	structures
0	0	objects
1	0	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

Number of contributing resources previously listed in the National Register

N/A

0

6. Function or Use

Historic Function
(Enter categories from instructions)

COMMERCE/business

INDUSTRY/communications facility

Current Function
(Enter categories from instructions)

COMMERCE/business

DOMESTIC/multiple dwelling

7. Description

Architectural Classification
(Enter categories from instructions)

LATE 19TH AND 20TH CENTURY REVIVALS

Other: Two-part commercial block

Materials
(Enter categories from instructions)

foundation Brick

walls Brick

roof Rubber

other Limestone

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

See continuation sheet(s) for Section No. 7

8. Statement of Significance

Applicable National Register Criteria
(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations
(Mark "x" in all the boxes that apply.)

Property is:

- 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.

Narrative Statement of Significance
(Explain the significance of the property on one or more continuation sheets.)

Areas of Significance
(enter categories from instructions)

Commerce

Architecture

Period of Significance
1905 - 1961

Significant Dates
1905

Significant Persons
(Complete if Criterion B is marked above)
N.A.

Cultural Affiliation
N.A.

Architect/Builder
Anderson, Charles C., Architect/Builder

See continuation sheet(s) for Section No. 8

9. Major Bibliographical References

Bibliography
(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other Name of repository:

Private Collection
Truman State University, Pickler Memorial Library
Special Collections

See continuation sheet(s) for Section No. 9

Journal Printing Company Building
Name of Property

Adair County, Missouri
County and State

10. Geographical Data

Acreage of Property less than one acre

UTM References

(Place additional boundaries of the property on a continuation sheet.)

1 1/5 5/3/5/4/1/0 4/4/4/9/3/7/4
Zone Easting Northing

2 / / / / / / / / / /
Zone Easting Northing

3 / / / / / / / / / /
Zone Easting Northing

4 / / / / / / / / / /
Zone Easting Northing

Verbal Boundary Description

(Describe the boundaries of the property.)

Property Tax No.

Boundary Justification

(Explain why the boundaries were selected.)

See continuation sheet(s) for Section No. 10

11. Form Prepared By

name/title Cole Woodcox

organization Truman State University date 14 February 2011

street & number 616 East Harrison Street telephone 660.620.1626

city or town Kirksville state MO zip code 63501

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs: Representative **black and white photographs** of the property.

Additional items: (Check with the SHPO or FPO for any additional items)

Property Owner

name/title Dan Vogt

street & number 114 South Elson Street telephone 660.341.7839

city or town Kirksville state MO zip code 63501

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

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**Journal Printing Company Building
Adair County, Missouri**

SUMMARY

Located at 119 South Elson Street, Kirksville in Adair County, Missouri, the Journal Printing Company Building is a rectangular, two-story buff brick building with a raised basement and an ornate metal cornice. Kirksville contractor Charles C. Anderson designed and constructed the building in 1905. A fine local example of a two-part commercial block, the building has a symmetrical five-bay façade which, in effect, is colonnaded with six smooth, slender shafts with Ionic capitals supporting a brick frieze. The frieze contains raised capital letters spelling THE JOURNAL PRINTING CO. The building has a recessed, central entrance flanked by display windows. It has Neo-Classical Revival stylistic affinities and an Italianate cornice. It measures 40 feet by 108 feet. As a two-part commercial block, the building not only displays the essential characteristics of the form—storefronts with large windows on the first floor and offices or apartments with smaller, more limited fenestration and greater mural mass on upper stories—it does so on a grander scale than most other examples of the form in Kirksville's central business district. No serious exterior alterations have occurred since the building's erection and only minimal interior changes have been made to the basement and first floor. The second floor was converted to apartments in 1951. Overall, the edifice looks much as it did when the Journal Printing Company completed construction of its new headquarters building, and it easily retains integrity of location, design, materials, workmanship, feeling and historic association.

ELABORATION

SITE The Journal Printing Company Building is located on a level site directly south of the Adair County Courthouse (NR listed 08/11/78) and the Courthouse Square District (NR listed 05/21/09).¹ Because of the above-average height of its two stories, the building dominates the intersection of South Elson and West McPherson streets.² The Journal Printing Company Building anchors the northeast corner of that intersection. Throughout most of the building's existence the other three corners held a two-story 1920s movie theater, a lumber company and a late-Victorian two-story hotel (the Dockery Hotel, NR listed 02/10/83). This has been a busy and important crossroads in Kirksville's commercial district. Regrettably, the other three structures were razed during the 1990s to provide off-street parking. Nonetheless, the Journal Printing Company Building's immediate streetscape has not changed since 1961, the end of the period of significance. To the west, north and east, the building's neighbors are narrow one and two-story brick commercial structures dating from the 1880s to the 1930s. While South Elson and West McPherson streets form the site's west and southern limits respectively, an alleyway constitutes the eastern margin and a party wall with a neighboring building forms the northern boundary.

EXTERIOR The Journal Printing Company Building is a two-story commercial structure of brick with some ashlar stone and pressed metal ornamentation on its exterior. The building abuts the sidewalk, thereby utilizing all of the available land, is rectangular (40 feet by

¹ See Image A.

² The Journal Printing Company Building is 36 feet tall. Most of the surrounding buildings are 26 to 28 feet tall. See Images F and Y.

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108 feet) and rises 36 feet from the pavement. The nominated property has two public façades, one facing south and the other west, with the main entrance in the center of the primary west elevation. A rear elevation at the east is simpler and includes two entrances reached by straight-run staircases. The fourth side faces north and is plain, befitting its almost complete invisibility from the street or alley.

West Façade (South Elson Street)³ The Journal Printing Company Building's main elevation runs parallel to South Elson Street. A buff brick foundation, executed in common bond and with thin mortar joints, is approximately three feet in height above grade level (15 courses).⁴ The foundation terminates in a stone string course which, at the same time, also establishes a narrow stylobate for the six columns on the first story. The main feature of this elevation combines both decorative and functional elements. Six slender columns with Ionic capitals are set on stone pedestals. The pedestal for the column in the southwest corner is inscribed "C.C. Anderson Architect and Builder."⁵ The pedestals, in turn, have a corresponding brick plinth below the stone water table/stylobate just mentioned. This arrangement establishes strong vertical lines across the main elevation – they extend from where the building meets the sidewalk up to the frieze that separates the first and second stories. The thin columns divide the first story into five bays. The intercolumniation is irregular (A, A, B, A, A); the third bay is narrower than the other four bays. Set almost flush with the back of the columns are wooden mullions which create vertical boundaries for the large plate glass windows occupying the first, second, fourth and fifth bays. These are replacement windows but they maintain the same dimensions as the original window openings.⁶ Original two light transoms are set above each of these four large windows. This expanse of glass afforded considerable natural light into the front offices of the publishing company. A straight run of five concrete steps in the third bay leads from the sidewalk to the main entrance, a single leaf replacement glass door with side lights. Above this replacement door, however, is the original four light transom. The surrounds for all these openings are wooden and original. The broad, wooden mullions behind the second and fifth columns feature stacked, recessed panels.

The columns support a steel lintel and a wide brick frieze, which has historically been occupied by signage -- "THE JOURNAL PRINTING CO." is set in letters attached to the building.⁷ Above this frieze is an ashlar stone sill course (although in the ambiguity typical of late nineteenth-century and early-twentieth century vernacular commercial buildings this feature also doubles as a slim cornice for the frieze below).

The second story shows wide expanses of buff brick laid in common bond. But the narrow fenestration and an elaborate, pressed tin cornice are the primary features of this façade. At the second story, the composition changes to a three bay arrangement but still repeats the irregular spacing on the first story (viz., A, B, A with a narrower opening at B).⁸ The first and third bays

³ See Photographs 1 and 2 and Image F.

⁴ Concrete foundations, a recent technological development, did not appear in Kirksville's commercial structures for approximately another five years.

⁵ See Image G.

⁶ See Photograph 1 and Image F.

⁷ See Photograph 1 and Image F.

⁸ See Photograph 1 and Image F.

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have paired double hung sash windows with transoms. While these are modern replacements, they adhere to the size of the original openings. Two narrow, modern single light fixed windows are set in the second or middle bay. Originally the fenestration in this bay consisted of paired narrow 1/1 sash windows. Once again, however, the dimensions for the original openings and their division by a mullion have been retained, ensuring historic window openings across this elevation. Each second story window is topped with a brick bonded jack arch. The final feature of this and the south elevation is a pressed metal cornice.⁹ Large brackets divide the pressed metal cornice into eight sections, each of which displays a demi-lune sun burst. In turn, each sun burst is surmounted by three small brackets. Together this ensemble of large and small brackets support the cornice. Originally metal finials at the corners were part of the cornice treatment.

South Façade (West McPherson Street)¹⁰ The nominated property was constructed as one divided building. That arrangement is most obvious on the south façade. To ease the description in this section, the west end of this divided building is referred to by its original name, the Dockery Building, and the east end by its original name, the Journal Printing Company Building.

On the south façade, the basement level of the Dockery Building displays only a stone water table and a small historic metal door to a coal chute.¹¹

The basement level of the Journal Printing Company Building features seven single light fixed pane windows placed just above grade level, set in deep reveals and topped with bonded jack arches. At some point, the window wells were filled in with concrete and given a chamfered edge to permit water drainage away from the building.

On the first floor, returning to the west or Dockery Building end, one large plate glass window framed by columns carries the west façade's high-style treatment around the corner to this elevation. After this bay the design of the first floor becomes more ordinary immediately. There are three narrow, 1/1 double hung sash windows and transoms with bonded jack arches and stone lugsills. Five concrete steps lead to a single doorway with a transom topped by a bonded jack arch.

The Journal Building side of the first floor has a stone string course. Three large, single fixed light windows, almost floor to ceiling, are in the middle of the south façade. These three openings are separated by cast iron columns (originally, the recessed entrance to the Journal Printing Company was the middle opening). Continuing eastward, a group of three 1/1 double

⁹ See Image H. This late nineteenth-century cornice treatment was almost archaic in 1905, especially given the historicizing cornice treatment seen in the more sophisticated Grim Building (NR listed 06/27/79) also built in 1905 and located a block east of the Journal Printing Company Building (see Image U and Image V) and the classical cornice on the U.S. Post Office also built in 1905 and one block east of the Journal Printing Company Building. Furthermore, it is the same pressed tin cornice as the cornice used on the Dockery Hotel, once located at the same intersection as the building being nominated. See Image T. Built in 1891, the Dockery Hotel was remodeled and expanded to the south in 1904. The pressed tin cornices were added to that building at that time. The appearance of the same cornice on the Journal Building came the next year. The contractor for the remodeling at the Dockery Hotel is unknown. That a local businessman, T.J. Dockery owned the hotel and was on the Board of Directors of the Journal Printing Company in 1905 is one possible connection between the similar ornamentation on these neighboring buildings. The use of the same cornice on these buildings created a fairly unified streetscape at this intersection.

¹⁰ See Photographs 1, 2 3 and Image E.

¹¹ This opening is historic but probably not original. Cf. Photograph 2 and Image E.

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hung replacement windows with transoms align vertically with three windows below in the basement and three windows above on the second floor. This set of first floor windows share a stone lugsill and bonded jack arch. A single 1/1 double hung sash window with transom on a stone lugsill completes the fenestration for the first floor. It too has a bonded jack arch and aligns with a corresponding basement and second story window.

At the second story of the Dockery Building are three sets of paired, 1/1 double hung sash replacement windows with transoms. Each pair is separated by a brick mullion, shares a stone lugsill and is topped with a bonded jack arch. Two narrow openings mark the border between the Dockery and the Journal Building at this level. Originally an exterior stairway on the McPherson façade led up to the second floor and the offices of the Kirksville telephone exchange.¹² The two narrow openings just mentioned were originally two doors which opened onto landings at the head of both the exterior (removed) and interior (extant) staircases. Now these two openings hold 1/1 double hung sash replacement windows with transoms. By the early 1940s, the exterior staircase had been removed and buff brick infill had been placed in the lower part of these two door openings; the infill rises from the former door sills up to the level of the windows sills across the second story, thereby creating a uniform height for all window sills on this level.

Moving eastward from the remodeled door openings, there are paired 1/1 double hung sash replacement windows with wooden infill in the transoms. This particular paired opening continues the fenestration design from the Dockery Building as far as the first bay of the Journal Building. Next is an assembly of three replacement windows on a shared stone lugsill. The first and third are sliding glass windows; the second is a 1/1 double hung sash window. All three windows have wooden infill in the transoms. The final opening is a single sliding glass replacement window on a stone lugsill, again with wooden infill in the transom. Once more, all these openings in the Journal Building have bonded jack arches.

The same pressed metal cornice from the west façade continues along the south side, unifying the two buildings without difficulty.

East Façade¹³ The east or rear elevation fronts an alley. This five-bay secondary façade is made of red brick laid in common bond. At the basement level, two openings with wooden infill flank one side of the door, which is below grade and leads into the basement proper. Two more openings (one with brick, the other with wood infill) flank the other side of the basement door. The basement entrance is reached by a set of straight run stairs paralleling the building.

The first floor has four 1/1 double hung sash replacement windows with transoms, two windows on either side of a door leading into the composing room, located on the first floor.

On the second floor, four sliding glass replacement windows with wooden infill in the transoms are on either side of a small square window with sliding glass. All openings on the east façade have segmental shaped three-rowlock arches constructed of header bricks and the windows sit on stone lugsills. The square window in the center bay of the second story is the sole exception. It has a sill of brick headers and is topped with a flat arch. There is no parapet on this façade.

¹² This exterior staircase was cause for public debate. See an untitled article in the *Kirksville Journal*, 26 October 1905, 4. The staircase was removed sometime between 1935 and 1943.

¹³ See Photograph I.

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North Façade¹⁴ A tertiary elevation of the building, the north façade shares the wall of its first story with an adjoining one-story building. The second-story, however, is visible to some extent above this short neighboring structure.

At the west end of the second story (Dockery Building) are three sets of 1/1 double hung sash replacement windows with transoms. The same stone lugsills and bonded jack arches found elsewhere on the building are seen on these windows.

At the east end (Journal Building) of the second floor are five 1/1 double hung sash replacement windows. These openings are not original and were added at an unknown date, probably in the 1950s when apartments were added to the second floor and windows became necessary for the rental units on this side of the Journal Building.¹⁵

There is no parapet on this elevation and one out of four original chimneys remain on this side of the building.

INTERIOR The interior of the basement and first floor of the Journal Printing Company Building appear much as they were originally designed and constructed in 1905. The interior spaces on both of these floors are largely simple, open spaces built to accommodate composing, printing and shipping activities.

Basement¹⁶ The principal space in the basement is a large open room for the mechanical printing equipment (the pressroom) with a distinct smaller area at the west end of the basement (the boiler and coal room) separated by brick walls from the pressroom for safety concerns. The pressroom is illuminated by banks of windows on the south side. The original wooden window surrounds remain for all seven of these windows. Originally these were 1/1 double hung sash windows, the bottom sash opening into a window well. The wells were filled with concrete during a later remodel but the original window surrounds demonstrate the size of the original openings. The west wall holds a small utility closet, furnace room, a straight run staircase with fourteen stairs that connects the basement with the first floor of the Dockery Building and a small door leading to the original boiler room. The north wall has a raised platform, an opening into the extension added in 1967, a bar and a small closet. None of these features are original. The east wall has a single leaf glass door, which opens onto a straight run staircase in the alley and two small closets. The original window openings on the east side have been filled in. The floor throughout the basement is concrete. Four original cast iron columns down the middle of the pressroom to carry the load of the composing room and office space above on the first floor. The walls are currently exposed brick but were originally plastered. The ceiling is covered with pressed metal, which does not appear in photographs taken of the interior just after the building's completion but which may be historic nonetheless. Through an opening in its north wall the original basement opens into a narrow 1967 extension, which contains storage space and a freight elevator between the basement and first floor.

¹⁴ See Photograph J.

¹⁵ See Image Y. The windows on the Journal Building end (the east end) of the second floor do not exist in this historic photograph.

¹⁶ See Images B and K.

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**Journal Printing Company Building
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First Floor¹⁷ The main entrance of the Dockery Building on South Elson Street opens into a vast interior space illuminated by large windows. The first twenty feet of the room have a fifteen foot high ceiling which then drops to twelve feet for the rest of the room.¹⁸ Both ceilings are covered with pressed tin. A non-historic drop ceiling is in the middle of the room to accommodate plumbing for the floor above. Four pillars down the center of the room help support the load of the second floor. The walls are plastered above original bead board wainscoting. The wooden window and door surrounds are also original. The east wall of this room holds a mix of historic and non-historic features : an original fire door,¹⁹ an office with historic wood paneling and windows (now converted to a bathroom), a historic staircase – a short flight leading up to the first floor of the adjoining Journal Building and a longer flight leading down to the basement. A non-historic door and furred out walls and ceiling enclose the staircase to the basement and non-historic french doors open onto the first floor of the Journal Building.

Most of the original elements of the first floor of the Journal Building (the composing room) remain: pine floors, four wood encased pillars, wood window and door surrounds are the main features of this large open space.²⁰ At least two historic changes have been made to the room: 1) the twelve-foot high ceiling was clad with pressed metal and 2) the recessed staircase and entrance onto McPherson Street and the wood and glass half wall that separated this entrance from the composing area were removed before 1935.²¹ The walls were plastered in 1905 but are bare brick now. The office area for the Journal Printing Company was in the northwest corner of the room, directly in front of the McPherson Street entrance. An opening in this area between the Journal Building and the 1967 addition was made during that remodeling. This non-historic addition has cinder block interior walls and contains a freight elevator between the first floor and the basement (pressroom), a kitchen, storage area and restrooms.

Second Floor²² The current arrangement of the second floor interior does not indicate its historic function as a telephone exchange. Nonetheless, significant original features remain, namely, the interior concrete staircase; concrete landing at the top of the stairs; and two metal fire doors that connect the landing with what originally were two large rooms, one east and the other on the west side of the building. The fire doors, landing, interior staircase and exterior staircase made egress easy from the second floor in case of fire. The second floor was remodeled into eight apartments in the 1950s, after the period of significance.

INTEGRITY AND CONCLUSION

Approximately six alterations have been made to the Journal Printing Company Building:
1) the removal of the exterior staircase to the second floor, done sometime between 1935 and 1943;
2) the removal of a short staircase on the McPherson Street elevation that led into the Journal

¹⁷ See Photographs 4, 5 and Image C.

¹⁸ For the first twenty five years of the building's existence, this was rental space for a billiard parlor, an insurance company and then a local newspaper.

¹⁹ See Image L.

²⁰ See Photograph 5 and Image M.

²¹ See Images O and P.

²² See Image D.

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Printing Company's office.²³ This was removed before 1935, bricked over to the level of the first story stringcourse and the recessed entrance was filled in with glass between the two cast iron columns to create the present grouping of three windows; 3) the removal of the metal finials from the cornice; 4) the replacement of the historic windows with replacement windows and the opening up of windows on the north elevation; 5) creating interior openings between the basement and first floor the corresponding floors in a narrow 1967 addition, and 6) the remodeling of the second floor into apartments after 1951, a decade before the end of the period of significance. Despite these alterations, substantial original detailing is intact, allowing the building to convey its historic form, function and atmosphere easily.

Currently the Journal Printing Company Building remains a vital part of Kirksville's economy and Central Business District. The first floor and basement are rented for events and these spaces appear virtually unchanged since the original design was constructed in 1905. The second story has apartments and has had interior alterations in the form of furred out walls and drywall construction. Replacement windows have been set in many of the openings and there is window infill on some of the second story windows. However, the size and shape of the original fenestration is readily apparent on the exterior, even on the tertiary northern façade. Future plans include repointing the mortar, repairing and painting the tin cornice, which articulates the roofline and is one of the building's primary features, and updating the second floor apartments. The building is in very good condition. The Journal Printing Company Building retains integrity of location, design, materials, workmanship, feeling and association.

²³ The recessed entrance is visible in Image E and an interior view of that entrance can be seen in the background in Image O.

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**Journal Printing Company Building
Adair County, Missouri**

STATEMENT OF SIGNIFICANCE

The Journal Printing Company Building is located at 119 South Elson Street in Kirksville, Adair County, Missouri. Erected in 1905, the building meets the requirements for listing in the National Register of Historic Places and is locally significant under Criterion A in the area of COMMERCE and under Criterion C in the area of ARCHITECTURE. In the area of COMMERCE, the building is noteworthy for its strong connections with economic development in Kirksville's central business district during the early-twentieth century. The Journal Printing Company Building was built during a period of expansion around the town's public square, a time when earlier wooden structures were being replaced with more fireproof structures. The building was commissioned by a stockholding company and, as real estate, was intended to contribute to the company's profits. Moreover, the Journal Printing Company Building is directly tied to the local delivery of printing and telephone technologies and services. From 1905 until 1984 the basement and first floor housed the Journal Printing Company and its printing activities; from 1915 to 1930 a daily local newspaper, the *Kirksville Daily Express*, was composed, published and distributed from the same area in this building; and from 1906 until 1950, the telephone exchange for Southwestern Bell was headquartered on the second floor. Other parts of Kirksville's built environment reflect the town's publishing and communication heritage, but no other local structure is as intimately associated with the existence of modern communications as the Journal Printing Company Building. These connections aided Kirksville's economic vitality and development as a regional hub. In the area of ARCHITECTURE, the building is significant as a good and well-preserved local example of an early 20th century business structure with both Neo-Classical Revival and Italianate stylistic affinities, the latter being reflected in its ornate metal cornice. The building is also a fine example of a vernacular two-part commercial block, a popular late-19th century building type. The period of significance for the Journal Printing Company Building is 1905, the date of the building's erection, to 1961, the arbitrary fifty-year cutoff for periods of significance where activities begun historically continue to have importance but no more specific year can be determined.

ELABORATION

COMMERCE Located in a section of Kirksville platted in 1841, the nominated building stands in "Original Town," the oldest section of the city. Kirksville's chief business district was set out with 240-foot square blocks and streets set in an orthogonal grid around a central public square, where the county courthouse was built.²⁴ The lots around the Courthouse Square were the first to hold retail business in Kirksville.

Kirksville had a population of 1,471 in 1870 -- more than double the number of people living there just a decade before -- and the town reported 6,347 residents in 1910, a 331% increase by the time the Journal Printing Company Building was built.²⁵ Kirksville's growth in population and commerce after the Civil War was stimulated by the two railroads that served it and made this rural town a major transportation link in regional railroad systems. In 1868, the Wabash

²⁴ The boundaries of this original forty acre section of Kirksville extended one and a half blocks to the east; two blocks north; one block west; and one block south of the Courthouse Square, where the Journal Printing Company Building stands.

²⁵ E.M. Violette, *History of Adair County*, Kirksville, Missouri: Denslow History Co., 1911, 343.

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Railroad linked St Louis, Des Moines and Minneapolis through Kirksville. The depot's location (immediately west of the Square) and the number of trains that stopped there (eight per day from 1880 to 1920) made sites south and west of the Courthouse Square attractive to businesses and prompted commercial construction in this locality throughout the late-nineteenth and early-twentieth centuries.²⁶ The nominated building was constructed two blocks from the depot. In 1872 a second railway, the Quincy, Omaha and Kansas City, reached Kirksville connecting it with markets in these cities and Chicago with two trains a day.²⁷ The mercantile, light industry, government, entertainment and social enterprises that located in the central business district during the period of significance benefited from proximity to the two depots' passenger service and freight shipping.²⁸ By the time the subject property was built in 1905, the retail and service establishments necessary to small town life were well established throughout Kirksville's central business district.²⁹ All these enterprises, their associated structures, including the Journal Printing Company Building, played a part in Kirksville's becoming a regional center for population, commerce, government, transportation, medicine, education and leisure, with the Journal Printing Company particularly significant in the area of commerce.

All of the lots facing Kirksville's central public square contained brick, two to three-story commercial buildings by 1890.³⁰ With no more available land around the Square's four sides, expansion of the city's commercial activity began in earnest north and south along Franklin and Elson streets, which border the Square. Commercial enterprises and public services occupied every lot along Franklin Street for three and a half blocks by 1906.³¹ That same year, all but four lots on a three block long section running immediately north and south of the Square along Elson Street exhibited brick, two-story stores, saloons, hotels and the Journal Printing Company Building itself.³² Not only was the subject building part of this expansion; it was also part of a trend in building materials in the commercial zone. Because of high density construction and the presence of gas, coal and wood, fire was a constant problem throughout Kirksville's business district in the late-nineteenth century.³³ Many wood frame constructions had been replaced with brick, two-part commercial buildings by 1905 in the business district. The Journal Printing

²⁶ See P.O. Selby, Selby, *Bits of Adair County History*, Vols. 1-7, 1960-1975, III: 59-68. and *A Book of Adair County History*, 250-260.

²⁷ *A Book of Adair County History*, 275-279 and Walter Williams, ed. *A History of Northeast Missouri*, Chicago: The Lewis Publishing Co., 1913, 182-183. Ultimately this line reached Kansas City in 1888.

²⁸ The development of businesses around the square can be seen in the *Insurance Maps of Kirksville, Missouri* for 1886, 1891, 1898, 1906, 1914, 1925 and 1932.

²⁹ These included dry good stores, shoe and boot stores, furniture stores, jewelry stores, hardware stores, pharmacies, electrical suppliers, bicycle shops, blacksmiths, photography galleries, a book store associated with the Journal Printing Company, milliners, barbers, grocers, bakeries, candy stores, meat markets, restaurants, feed stores, grain elevators, beer depots, saloons, billiard parlors (one housed in the Journal Printing Company Building), music stores, a nickelodeon, bowling alley, hotels, livery stables, laundries, lumber yards, barbers, cobblers, real estate agencies, banks, lawyers, notaries, mortuaries, dentists, and physicians' offices. See Violette, 367-373, W.H. Hoffman, *City Directory of Kirksville, Missouri*, Quincy, Illinois: Hoffman Directories, 1906 and *Insurance Map of Kirksville, Missouri*, New York City: Sanborn Map Co., 1906, 6 and 7.

³⁰ See *Fire Insurance Map of Kirksville*, 1891. The present Adair County Courthouse was built in the Square in 1898.

³¹ See *Fire Insurance Map of Kirksville*, 1906, 6.

³² Two lots on Elson Street were vacant and the other two held wooden structures -- a lumber yard and a large livery stable.

³³ Violette, 389-394.

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Company Building was part of this pattern; its brick exterior, concrete stairs and fire doors replaced a wooden, two-story laundry and a blacksmith shop that had occupied part of the lot.

Between 1920 and 1925 another significant pattern in the central business district appeared: seven two to four-story, multi-family apartment blocks were built in or near downtown Kirksville. These multi-family apartment buildings constituted a new, modern approach to the use of downtown real estate. In turn, their commercial success may have played a part in the decision to convert part of the second floor of the Journal Printing Company Building into four apartments around 1924 and to remodel the rest of the second story into apartments (for a total of seven) after the telephone exchange vacated that floor in 1950.

Three final developments should be noted.

First, Kirksville's population rose from 7,213 in 1920 to 13,123 in 1960, this despite the fact that the general population in Adair County dropped from 21,404 in 1920 to 20,105 in 1960.³⁴ The decline in regional agricultural employment coupled with the decline in mining west of Kirksville led to an unusual condition: the population of the county remained relatively stable because of Kirksville's growth; indeed Kirksville became the largest city in the region.³⁵

Second, together with this stable number in the county's population from the 1920s to the 1960s, there are two parallel trends in communication services. As discussed below, the rapid increase in the number of telephones and telephone services in Adair County occurred during the period of significance. In addition, the consolidation of newspapers in the county also happened at this time: weekly papers gave way to dailies and, ultimately, to one daily paper in Kirksville by 1953. The nominated building was a setting for both changes – the expansion of one means of communication in the county and the consolidation of another.

Third, although the county population moved from being dispersed to being concentrated in one place, changes in types of commercial activity throughout the central business district between 1930 to 1960 were slight. Department stores, hardware stores, hotels, government services, public utility and professional offices continued to be the main enterprises. However, in the 1930s, U.S. Highway 63 was connected to Kirksville's only unbroken north-south avenue, Baltimore Street, $\frac{3}{4}$ of a mile east of the central business district. For two or three decades businesses remained committed to their original locations downtown but in 1957 city zoning ordinances created a commercial corridor along Baltimore Street. Many public utilities and businesses relocated to Baltimore Street and its car-based lifestyle during the late 1950s and early 1960s. This moved many workers away from the town center, but all three of the main businesses associated with the nominated property remained downtown. The Journal Printing Company continued to be a successful job printer until 1984 and even added on to the nominated building in the late 1950s. Southwestern Bell left the subject building in 1950, but only to move to a new building two blocks away. And the Kirksville Daily Express left the Journal Building in 1930 for its own building one block away but in 1964 it expanded its facility downtown. All three businesses associated with the Journal Printing Company Building helped ensure that real estate in

³⁴ *A Book of Adair County History*, 215.

³⁵ See Adair County Committee for Economic Development, *The Postwar Plans of the People of Adair County, Missouri*, Kirksville, Missouri: Kirksville Chamber of Commerce, 1945, 5. The high point for Adair County's population during the period of significance was 22,700 people in 1910. By 1950, over the same period, Kirksville's population rose from 6,347 in 1910 to 11,110 in 1950. The trend of a stable county and rising town population continued throughout the late twentieth century. The 2010 census put the county's population at 25,607 and Kirksville's at 17,505.

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Kirksville's original commercial zone remained occupied and productive.

Connections with Two Types of Commerce During the period of significance, the subject building had three primary occupants: the Journal Printing Company (1905-1984), the *Kirksville Daily Express* (1915-1930) and the Southwest Bell Telephone Exchange (1905-1950). These three commercial ventures link the nominated property to trends in two specific types of commerce – printing and telecommunications.

Connections with Printing When the Journal Printing Company closed in 1984, it was the oldest continuous business in Kirksville. For two-thirds of its one-hundred and nineteen year life span as a commercial enterprise, this local company was housed in the building being nominated. The Journal Printing Company Building was purpose-built to accommodate all the facets of publishing – composing, printing, proofing, distributing. Moreover, its location near a railway shipping point and the quality of machinery kept in this building contributed to the company's successful expansion as a job printer throughout the period of significance.

Commercial printing began in Kirksville in 1843 and the first newspaper in the county was established in 1856.³⁶ Nine years later, in 1865, and within months of the end of the Civil War, a local Republican newspaper publisher established The Journal Printing Company.³⁷ His paper, *The Weekly Kirksville Journal*, competed with two other local newspapers. For its first two decades, the Journal Printing Company was in various locations in Kirksville. Then in 1885, it moved to the second story of a building in the middle of the south side of the Courthouse Square. The business flourished. After that building burned in March 1890, the company erected a new structure on the same site.³⁸ The company lost all its files and equipment in the fire but kept its clients.³⁹ These were not just newspaper subscribers. What started as a small newspaper publisher had evolved into a large-scale publishing firm. The Journal Printing Company became involved in standard late-nineteenth century printing – a newspaper, programs, invitations, announcements, stationery, etc. But in the 1890s the company's already stable fortunes received a significant stimulant. A.T. Still, a Kirksville resident and the founder of osteopathy, needed a publisher to transmit his alternative medical methods.⁴⁰ Drawing up a contract with the Journal Printing Company created a long association between Still's medical college, its alumni (who also used the company to publish their research) and this Kirksville publisher. As the official printer of books and periodicals on osteopathic medicine, the Journal Printing Company's success and progress paralleled those of osteopathy.

This expansion in commercial publication to books, journals, conference proceedings and scientific materials was so lucrative that in April 1897, the Journal Printing Company drew up articles of incorporation and became a stockholding company.⁴¹ Expansion meant larger dividends for shareholders. After twenty years in upstairs rooms over a store on the Square, the company's directors wanted a new, larger facility -- one more suitable to its needs and

³⁶ Violette, 277.

³⁷ Violette, 278.

³⁸ See Image Y. The company occupied the building in the middle foreground of this photograph.

³⁹ Mike Truitt, Mark White and Randy Adkins, "The Presses Have Stopped," *The Chariton Collector*, Winter 1984, 23.

⁴⁰ The Journal was Still's only feasible choice as a local publisher because of its equipment.

⁴¹ Violette, 279.

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connections to nationwide markets.⁴²

T.J. Dockery, a local businessman and one of five members on the Journal's Board of Directors, owned property immediately south of the Company's 1890 offices on the Square. Dockery proposed building on his land at the corner of Elson and McPherson Streets.⁴³ The Directors agreed and choose Charles C. Anderson, a local contractor, to design and erect conjoined buildings for them – one on the eastern half of the lot to house the publishing company and the other on the western half to be income producing property until the space was needed for expansion of the printing plant.

The present building was finished in late 1905 and the Journal Printing Company moved into the east side of the new building (114 West McPherson) in November and opened for business on 1 January 1906.⁴⁴ This move was effectively a short distance through the alley connecting the old site with the new one. They are on the same block.⁴⁵

The Journal Printing Company Building's local significance is not just its links to expansion in kinds of printing and how those connected local authors with larger markets, but in how the Journal accomplished publishing itself. To maintain its market position, the Journal Printing Company bought technical innovations. The firm's reputation as an up-to-date publisher extended back to 1879, when the Journal's new two-horse power steam engine was the only one in Adair County.⁴⁶ The 1905 building was expressively constructed to house new, modern equipment. Local newspaper articles in the period immediately preceding and during the construction of the new building made a point of linking the company's vigor with new technology. The company purchased a number of pieces of costly machinery in preparation for the move – a Cottrell two-revolution press, "one of the finest machines made," new job presses for embossing, new type cabinets, new type faces, a seven and a half horse power engine to run the presses and the innovative Lanston Monotype machine, "one of the wonders of the world."⁴⁷ The Monotype was an important addition for a small-town rural publisher. It produced keyboard rather than hand set type, which increased the company's type capacity tremendously.⁴⁸ In short, equipment for the Journal Printing Company's new building was integral in tying this rural business and its patrons to up-to-the-minute, urban communication techniques.

By 1910, the company's equipment also included a large two-revolution book press and a

⁴² Ruth Towne, *The Journal Printing Company of Kirksville*, 1995. Special Collections Department, Pickler Memorial Library, Truman State University, Kirksville, Missouri, 6.

⁴³ Towne 6. See Image A. The site was occupied. Sanborn Fire Insurance Maps and Kirksville City Directories from the late 1890s to 1905 show that a laundry in a two-story frame building stood on the southwest corner of the lot and a one-story black smith's shop was on the southeast corner of the lot.

⁴⁴ See "Removal," *Kirksville Journal*, 2 November 1905, 5; "In Our New Building," *Kirksville Journal*, 9 November 1905, 5 and Violette 280.

⁴⁵ See Image A.

⁴⁶ Violette, 280. When the Journal Printing Company began printing books in the 1890s, it purchased two Miehle presses which had just been invented in 1887.

⁴⁷ Towne 7; "The Journal Printing Company Largely Increasing its Plant," *Kirksville Journal*, 5 May 1904, 4; and "The Journal Building," *Kirksville Journal*, 8 June 1905, 4.

⁴⁸ This machine composed 350 lines of type in a day, equal to the work of five or six skilled type setters over the same period of time. See Towne 7; *Kirksville Journal*, 5 May 1904, 4; and *Kirksville Journal*, 8 June 1905, 4. The Monotype was such a radical innovation that members of the company were sent to Chicago and Philadelphia to learn how to operate these machines.

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pony book press.⁴⁹ The improvements were expensive but profitable. During the period of significance, the Journal Printing Company routinely printed four different monthly publications in this building connected with the American School of Osteopathy (ASO, now A.T. Still University), one weekly publication connected with the Normal School (now Truman State University), catalogues for the ASO, the Normal School and other commercial tasks, including being the official publisher for the Missouri Conference of the Methodist Episcopal Church from 1880 to 1939.⁵⁰ By the 1920s, printing had become the company's primary commercial enterprise and the Journal discontinued owning and publishing its weekly newspaper, the very business activity that had created the company in 1865.⁵¹

The Journal continued to update as technological advances during the period of significance were made in publishing. In 1943 the Miehle presses were replaced by two Kelly presses – half the size of the Miehle, but several times faster and easier to operate.⁵² Later, three offset presses, camera equipment and an electronic typewriter were added to complement the Monotype system of typesetting. By the mid-century and the end of the period of significance, the Journal Printing Company was “known in many foreign countries” and was one of “the largest job printing establishments in Missouri outside those in St. Louis and Kansas City.”⁵³

The second publication business associated with the nominated building is the *Kirkville Daily Express*, a local daily newspaper that was founded in 1901.⁵⁴ This newspaper began sharing office and printing space with the Journal Printing Company in the nominated structure in 1915. That this arrangement between rival newspapers and a job printer lasted fifteen years (1915 to 1930) is surprising. The *Daily Express* absorbed its rival's subscriptions when the Journal divested itself of its own weekly newspaper in 1926.⁵⁵ By 1930 the volume of printing handled by the Journal Printing Company was such that it needed more space in the nominated building. The lease to share space with the *Daily Express* was not renewed and the Journal took over all of the basement and first floor area. The *Daily Express* moved to its own new building in 1930 and, in 1953, became the sole newspaper published in Kirksville. It continues to publish daily.

The Journal Printing Company Building and Telephone Services Newspapers were important means of communication in nineteenth-century Adair County but the first commercial service available to county residents who wanted to communicate across some distance was the postal system. Adair County's first post office was established in Kirksville in 1843.⁵⁶ Soon after the Civil War, the telegraph was the next facility available to Adair County citizens for long

⁴⁹ Violette 281.

⁵⁰ Along with this account, came those of Methodist preachers who wanted their sermons or theological works published. See Towne 5.

⁵¹ Despite not owning a newspaper, it continued to let the *Kirkville Daily Express*, a local daily paper and one of its tenants, use its presses for publication until 1930.

⁵² See Image Q.

⁵³ Towne, 1.

⁵⁴ For a brief period between 1905 to 1906, the Journal Printing Company owned the *Daily Express* as part of its local media holdings. See *A Book of Adair County History*, 175.

⁵⁵ Similarly, it had taken over the subscriptions of another competing Kirksville newspaper, the *Daily News*, in 1922, again while it was located in the nominated building.

⁵⁶ See Violette, 359-364.

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distance communication.⁵⁷

Even though the concept of the bi-directional broadcast and reception of sound dates to the 1850s, the creation of a practical telephone did not occur until 1876. Alexander Bell patented his version of the telephone in 1877. Improvements to this invention were made; however, the telephone itself also needed a reliable delivery system for it to be commercially viable. The telephone exchange, an arrangement of electronic components that connect subscriber to subscriber, was developed in 1877 and began to appear nationwide in 1878.

The first telephone line in Kirksville was a single private line installed in 1881. Kirksville's initial telephone line ran from a bank on the Courthouse Square to the bank president's house two blocks south on Franklin Street.⁵⁸ More private telephone lines between two points were put in during 1882, four years after coordinated telephone networks began to appear nationwide.

At a time when Adair County was also gaining its first public utilities, the first locally held telephone exchange was established in 1890 by the Kirksville Telephone Company. It started with about one hundred stations; it also made possible both intercommunication between subscribers and the standardization of local telephone lines. The original location for the central office is unknown, but in 1900 it was quartered in the rear of the Kirksville Savings Bank on the southwest corner of the Square.⁵⁹

By 1905, when the building being nominated was erected, telephone usage in Kirksville was fairly widespread and the technologies needed to deliver it more advanced. As mentioned above, the directors of the Journal Printing Company intended to have half of their new building be income-producing property until the space was needed for their own expansion. Records do not suggest that the Journal Building was erected with the Kirksville Telephone Company in mind as a tenant, but a rental agreement was certainly reached during the construction of the building.⁶⁰ The Kirksville exchange was sold in November, 1905 (just as the Journal Building was being completed) to the Missouri and Kansas Telephone Company (MKTC), which later became a part of Southwestern Bell.⁶¹ Right on schedule, the new central office quarters were set up on the second floor of the Journal Printing Company Building.⁶² MKTC straight away installed a new switchboard in their new workplace, thereby making Adair County's telephone system "entirely modern and more effective" – this switchboard carried with it a recent development, the ability for subscribers to signal the operator merely by lifting the receiver.⁶³ At that time there were

⁵⁷ Telegraph offices were located in the city's two train depots and later in the Travelers Hotel (NR listed 09/16/09), directly opposite the Wabash train depot downtown and one block west of the Journal Printing Company Building.

⁵⁸ Violette, 357.

⁵⁹ See Image W. The 1900 office for the telephone exchange was just three doors away from the site of the future Journal Printing Company Building, where it began renting space in 1905. See *A Book of Adair County History*, Kirksville, Missouri: Simpson Printing Co., 1976, 265 - 266.

⁶⁰ In September, two months before the building's completion, an article in the *Kirksville Journal* announced that "The Kirksville telephone company has leased the upper floor of the new Journal building and will take possession of same Jan 1, 1906." See "To Improve Telephone System," *Kirksville Journal*, 14 September 1905, 1.

⁶¹ In 1912, the property of the Kirksville exchange was transferred to the Southwestern Bell Telephone Company, thereby becoming part of an even larger, standardized, commercial network.

⁶² See Image S.

⁶³ "Facts Briefly Told About Kirksville, Missouri," *Photographic Description of Kirksville, Missouri*, N.p.: Chamber of Commerce, 1928, 34. A common battery system meant that the central office provided power for all the telephone circuits in the system -- subscribers no longer had to crank a handle on their telephones to generate a current and gain the operator's attention in the central office.

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about 500 telephones in Adair County proper. Kirksville's population of 6,347 people was served by 1,091 telephones in 1910, four years after the exchange had moved into the Journal Building. Subscribers increased steadily. In 1920, this rural town's population of 7,213 was served by 1,273 telephones. In 1928, the population was 9,000 people and approximately 2,150 telephones were in service.⁶⁴

The growth in houses with telephones was paralleled by development in services. In 1922, Southwestern Bell "spent \$17,000 on telephone construction in Kirksville, and it was estimated that this expenditure would be adequate to care for development for several years."⁶⁵ This was not the case. Demand for telephone services was so great that four years later, Southwestern Bell spent another \$21,000 replacing Kirksville's aerial wire and iron long distance circuits with lead sheathed copper cable to increase the quality of sound transmission.⁶⁶ 91,000 phone calls were made in 1927 or "an average of more than 250 long distance telephone messages per day."⁶⁷ Soon, direct circuits existed between Kirksville and Kansas City and Kirksville and Hannibal to facilitate rapid switching for long distance calls. And after World War II long-distance telephone communication became cheap and common.

The telephone exchange in the Journal Printing Company Building rapidly became the regional headquarters for a group of exchanges operated by the Southwestern Bell serving Adair, Schuyler, Scotland and Knox counties. The exchange's manual services remained in the Journal Building until they transferred to a new purpose-built plant at 206 East Washington Street in 1950, a decade before the end of the period of significance. For forty-five years the people and telephone equipment in the nominated building connected Kirksville and the surrounding regions with distant points.

Context for the Journal Printing Company's Board of Directors In addition to participating in patterns of local commerce and housing the oldest continuous business in Kirksville, the Journal Printing Company Building is tied to some of the town's leading citizens. Although the Journal Printing Company had operated as a newspaper printing business since 1865 and had shareholders since 1866, it was not until April 1897 that articles of incorporation were filed and it became a stockholding company. Capital stock when the printing company was incorporated was \$4,750 and increased to \$20,000 by 1910, five years after the construction of the nominated building.⁶⁸ Prominent Kirksville citizens comprised the Board of Directors for the Journal Printing Company from 1897 when the company was incorporated through 1905 when the nominated building was constructed. All five men on the Board were known for their various commercial enterprises and civic activities.⁶⁹ Together they included a bank cashier (future bank

⁶⁴ Ibid.

⁶⁵ Ibid.

⁶⁶ Ibid.

⁶⁷ Ibid.

⁶⁸ Violette, 281.

⁶⁹ The five original directors were Thomas J. Dockery, Benjamin F. Heiny (President), Frank L. Link (Secretary), William F. Link and Alfred N. Seaber. The Link family continued to be directly associated with the Journal Printing Company until the business closed in 1984. When the decision to construct the nominated property was made in 1905, the Board consisted of Thomas J. Dockery, Benjamin F. Heiny (President), Eugene C. Link, Frank L. Link (Secretary) and Dr. Charles E. Still. See "Journal Printing Company: Company Records," Special Collections, Pickler Memorial Library, Truman State University, Kirksville, Missouri. The initial list of twenty stockholders in 1897 is a diverse array of

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president), newspaper manager, mayor, member of the Board of Regents for the State Normal School, member of the Kirksville School District Board, delegate to the National and State Republican Conventions, leading doctor and two of Adair County's largest land owners.⁷⁰ These people actively participated in shaping Kirksville's economic, educational and political settings. They commissioned a sturdy, new building in 1905 whose construction was backed by stock funds purchased by them and other area residents.

The Journal Printing Company Building was designed as a place in which technological innovations could be translated into capital goods – books, journals, phone services. These products, in turn, helped bind the area into vast markets during the early-twentieth century. In sum, through its construction during a time of robust economic expansion, its housing a prosperous printing company, the town's most successful daily newspaper and a regional telephone exchange, its connection with important figures in the town's business, educational and political communities, the Journal Printing Company Building is directly connected to the development and continuation of Kirksville's economy and the vitality of its central business district. The building is therefore eligible under Criterion A: COMMERCE.

ARCHITECTURE The Journal Printing Company Building is an exceptional local example of a popular Victorian building, the two-part commercial block. However, the nominated structure's primary local significance in the area of ARCHITECTURE is as an eclectic expression of the Neo-Classical Revival style.

The Journal Printing Company's original offices stood on the south side of the Square. The offices burned down in 1890 and the company rebuilt immediately on the same site. Their new 1890 structure could be identified as "commercial" simply by its design: a narrow, flat roofed, two-story building with large, first story display windows.⁷¹ Such buildings with their precise elevation and plan arrangements exemplify the two-part commercial block, a property type that dominated small town American retail areas for almost a century.⁷²

Fifteen years later, when the directors of the Journal Printing Company decided to move their enterprise into a new, purpose-built structure they engaged Charles C. Anderson, a well-known local contractor, to design and build it. Anderson, the owner of a local planing mill, had served as the contractor for the Adair County Courthouse (NR listed 08/11/78) in 1898.⁷³ He began work on the Journal Printing Company Building early in 1905, incorporating design aspects the Journal's manager had collected from larger, urban printing houses.⁷⁴ Anderson designed what is effectively a split-level building at the basement and first floor levels but changes at the second floor to one common level. Excavation on the site began in June 1905 and construction moved

Kirksville's business and professional community – lawyers, insurance salesmen, notaries, accountants, bankers, a saddle maker and the manager of a local axe handle factory.

⁷⁰ See Violette 281, 501, 1104 and 1106.

⁷¹ See Image Y.

⁷² Extant examples with considerable historic integrity can be found throughout Kirksville's central commercial area. They were prevalent in this district from the 1870s until the late 1910s with a few examples erected as late as the 1930s.

⁷³ See Marion Ohman, *Encyclopedia of Missouri Courthouses*, Columbia, Missouri: University of Missouri-Columbia Extension Division, 1981, n.p.

⁷⁴ See Towne, 6 and *A Book of Adair County History*, 108.

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forward rapidly.⁷⁵ The Journal moved to the new building in November 1905. It and the Kirksville Telephone Exchange were open for business in January 1906.⁷⁶

The Journal Printing Company Building not only participates in the above-mentioned pattern of commercial expansion within Kirksville's business district at the turn of the century, it also shows the use of a proven, revenue generating design -- the two-part block. The nominated building has most of the stylistic elements typical of a two-part commercial block, however, it departs from the genre in three significant areas.

First, its location on a narrow, rectangular corner lot gives it two primary façades. This design constraint could easily have taken the solution seen at the Kirksville Savings Bank, where the Kirksville telephone exchange was already located at the turn of the century.⁷⁷ This 1880s building has an ornamented primary façade designed for great effect, whereas the 100 foot long side elevation facing Elson Street is treated as an inconsequential secondary façade with a parapet that decreases in height to accommodate the roof's slope.

Instead, at the other end of the same block, the Journal Printing Company Building was constructed as a building divided into two units, both 40 by 54 feet. Thus, Anderson designed it with two primary façades, two expanses of plate glass on the first floor; two sets of smaller windows on the second floor. The west end of the structure (initially called the Dockery Building) was well lit and attractive as a business setting to rent. The east half of the divided building (initially called the Journal Building) was "arranged especially for a printing establishment."⁷⁸ But these two buildings form one commercial block unified by common materials (buff brick and limestone), scale, fenestration and a shared metal cornice.

Dividing the building into two units was a shrewd choice. By renting unused space to local businesses the Journal Printing Company did not have to borrow money either to erect the nominated building or to buy new printing equipment.⁷⁹ Thus, this type of architecture not only helped finance the building, it also facilitated sharing printing equipment with one of its renters (the *Kirksville Daily Express*, a local newspaper) for fifteen years, thereby increasing production and reducing overhead for the two businesses.

Lastly, unlike the west façade with its stone columns, the south façade presents a perfect example of the ground floor of a two-part commercial block -- a three-bay arrangement with floor to ceiling windows and a recessed door set between two cast iron supports.⁸⁰ Because of the split-level design, though, this façade is unconventionally elevated above street level.⁸¹ Nevertheless,

⁷⁵ The contract price for the building was approximately \$5,800. See "The Journal Building," 4.

⁷⁶ See "Removal," *Kirksville Journal*, 2 November 1905, 5 and "In Our New Building," *Kirksville Journal*, 9 November 1905, 5.

⁷⁷ Cf. Images T and W.

⁷⁸ "The Journal Building," *Kirksville Journal*, 8 June 1905, 4. The raised basement and divided first floors create a split-level arrangement, a slightly unusual design locally for a two-part commercial block. The equal square footage in these paired buildings meant that the rental property on the Dockery Building side was as commodious as the Journal's own side of the structure. However, the varying first floor levels ensured two discrete commercial zones and denied any distracting uniform sight lines across the first floor.

⁷⁹ The two-part commercial block format helped repay Journal stockholders (see Towne, 9). And dividing the building into two units also meant that the Journal Company could reclaim the rented first floor space, or even the second story, if later expansion warranted it.

⁸⁰ Until sometime before 1935, this was the entrance to the Journal Printing Company's offices and composing room.

⁸¹ Its elevated first story could be found elsewhere in the business district only in churches, the courthouse, the Grim Building and the U.S. Post Office -- other commercial structures at the time were entered directly at street level.

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like many two-part commercial blocks, this standard three-bay entrance allowed for an easy transition between the street and the building, between clients and the manufacturers/vendors.

Although the detailing on a two-part commercial block was often simple due to available financial resources, it was not unusual to draw on architectural features from such popular styles as the Italianate, Romanesque, Queen Anne and Neo-Classical Revival.

The nominated structure demonstrates an eclectic approach to the Neo-Classical Revival. Inspired by the American public's interest in Colonial style following the 1876 Centennial Exhibition in Philadelphia, by the Beaux-Arts style and by the massive 1893 Columbian Exhibition in Chicago, many genres of American architecture utilized Greco-Roman design elements during the late nineteenth and early twentieth centuries. In general, the Neo-Classical Revival meant architectural compositions with a certain degree of monumentality in the primary façade, visually important columns, a complete entablature (often with a wide frieze), a symmetrical façade, clearly seen and understood volumes, elevations with stripped down architectural elements, viz., a lack of unnecessary ornamentation.⁸² The easily comprehended volumes of the Journal Printing Company Building are due more to its two-part commercial form than to its application of Neo-Classical Revival elements. However, many of the building's primary characteristics – its elevated first story, use of the Ionic Order to support a suggested entablature, modest monumentality on the west elevation, expanse of wall surface on the south elevation, flat arches, symmetry, etc. -- do have affinities with the Neo-Classical Revival style.

The use of single, free standing, stone columns seen on this building are the first instance of such elements on a commercial structure in Kirksville. Moreover, they are in keeping with the style's tendency to use simpler Greek rather than more complex Roman orders.⁸³ The Ionic capitals are small. Nonetheless, the subject building's columns and pedestal illustrate Neoclassical elements being introduced to rural Missouri streetscapes, whether by trained or untrained designers. They also demonstrate a readiness to apply Neo-Classical vocabulary to a rural commercial building's exterior.

The flat façade of the Journal Printing Company Building shares a fellow feeling with the Neo-Classical Revival's rejection of the penchant that earlier popular commercial styles like Italianate or Romanesque Revival had for multiple planes and involved three-dimensional façades.⁸⁴ The jack arches over the windows also contribute to this building's plain wall surfaces and evoke the Neo-Classical Revival style's preference for linteled rather than arched openings.⁸⁵

The relatively unbroken façade, simplicity, uniform scale and consistent building materials show a harmonious relationship between of the building's components. Taken together, they suggest the unity expected in Neo-Classical design. And they unite two elevations, making the building more cohesive in addition to giving clear and certain definition to its corner site. The disparate notes (viz., the Italianate metal cornice) show the hand of an untrained designer but they make the subject building an eclectic, vernacular expression of the Neo-Classical Revival rather than an unpredictable example.

⁸² General dates for the style's popularity in the United States are given as from the 1890s to the 1940s. For developed descriptions of the Neo-Classical Revival, see Cyril M. Harris, *American Architecture*, New York City: W.W. Norton, 1998, 224 and James Stevens Curl, *A Dictionary of Architecture*, Oxford: Oxford University Press, 1999, 152 and 447.

⁸³ See Marcus Whiffen, *American Architecture 1607-1976*, Cambridge, Massachusetts: MIT Press, 1996, 167 and 268-285.

⁸⁴ The already mentioned Kirksville Savings Bank (c. 1885) just up the street is a prime example. See image W.

⁸⁵ Whiffen, 167.

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The Journal Printing Company Building was one of a number of high-profile buildings constructed in downtown Kirksville in 1905. Two of these buildings—the Grim Building (113-115 East Washington Street. NR listed 06/27/79) and the U.S. Post Office (201 South Franklin Street)—are high-style, more sophisticated and have more unified designs than the Journal Printing Company Building.⁸⁶ They were also designed by eminent architects.⁸⁷ Two other c. 1905 buildings are vernacular (214 North Franklin Street and 216 North Franklin Street. NR listed 05/21/09).⁸⁸ These two buildings are smaller than the nominated property but share its eclectic application of the Neo-Classical Revival style to a two-part commercial building. In these two instances, the classical vocabulary is rendered in pressed metal and restricted to the second story. In contrast, the Journal Printing Company Building set the Neo-Classical Revival elements on the ground floor, in stone and then mixed the style on the southern façade with thin cast iron columns and a metal exterior staircase and surmounted the two main elevations with an elaborate pressed metal cornice.⁸⁹ The subject building and the two examples on North Franklin Street show how vernacular approaches to the two-part commercial block were easily combined with one of the dominant, high style approaches used in early-twentieth century American architecture.

Overall, the Journal Printing Company Building is a good example of the two-part commercial format, but on a large scale necessary for the size of the printing presses and the volume of publishing conducted for its clients. Ultimately more important for its local significance though is the structure's free use of the Neo-Classical Revival style and its restrained, traditional historicist vocabulary.

CONCLUSION

Throughout the period of significance, the Journal Printing Company Building has accommodated a mix of commercial retail space, offices and residential apartments. For 106

⁸⁶ See Images U and V. Although these two buildings are more polished stylistically, the Grim Building, U.S. Post Office and Journal Printing Company Building are equal structurally – all three eschewed concrete foundations, which were just appearing in Kansas City and St Louis, and used brick foundations and load-bearing brick walls.

⁸⁷ The St. Louis practice of Weber & Groves designed the Jacobean Revival styled Grim Building. Given that Weber died in 1905, this is either one of the firm's last designs or one of Albert Groves' first solo ventures. The extant blueprints bear Groves' name. Supervised by James Knox Taylor, Architect to the Secretary to the Treasury, the U.S. Post Office introduced the Colonial Revival style to Kirksville.

⁸⁸ See Image X.

⁸⁹ Subsequent large commercial structures built in Kirksville's downtown before World War I eschewed intricate pressed metal cornices in favor of brick and stone parapets or wide eaves supported by wooden brackets.

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years, this building has been a place of economic vitality, as evidenced by its uninterrupted occupation and the variety of goods and services provided in it. The basement and first story of the Journal Printing Company Building are currently used as venues for local events and the second story for apartments. This property retains integrity and easily conveys its purpose as a large, working commercial building.

The Journal Printing Company Building is locally significant because of its role in the commercial and architectural history of Kirksville. One of the largest two-part commercial buildings erected in the downtown business zone, the nominated property has housed vital, local businesses—the telephone company, the town's chief daily newspaper and the Journal Printing Company itself—and has contributed to the development of the downtown area as a regional commercial center. For over one hundred years, the subject property has been connected to important advancements in the communication industry, to the developing printing technologies and to the delivery of those services to rural residents. Furthermore, the building's designer adapted a familiar architectural form and an in-vogue revival style to meet its patron's needs. The resultant aesthetic features and scale of this building help it visually control a key downtown intersection. The Journal Printing Company Building has local significance both as a prominent structure erected during a period of economic expansion and as one employing an important revival style.

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VERBAL BOUNDARY DESCRIPTION

The southern half of Lot 1, Block 10 of Original Town, the initial parcel of Kirksville, Adair County, Missouri platted in 1841.

BOUNDARY JUSTIFICATION

This nomination includes the lot historically associated with the Journal Printing Company Building, 119 South Elson Street.

PHOTOGRAPHIC INFORMATION

Photographer: Cole Woodcox, Kirksville, Missouri
Date of Photographs: September 2010
Location of Original Images: Cole Woodcox
616 East Harrison Street
Kirksville, Missouri 63501

Number	Description	Camera direction
1.	West Elevation, Elson Street façade	East
2.	West and South Elevation, Elson and McPherson Street façades	Northeast
3.	South Elevation, McPherson Street facade	West
4.	Basement (Press Room)	West
5.	First Floor	West
6.	First Floor (Composing Room)	East



W. McPherson Street

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- Image A: Sanborn insurance map of Kirksville, Missouri (1906)
- Image B: Basement floor plan of Journal Printing Company Building (2010)
- Image C: First floor plan (2010)
- Image D: Second floor plan (2010)
- Image E: South elevation (c. 1910)
- Image F: West and south elevations (1935)
- Image G: Detail of pedestal on west façade (2010)
- Image H: Detail of metal cornice on west façade (2010)
- Image I: East (rear) façade (2010)
- Image J: Partial view of north and west facades (2010)
- Image K: Journal Building pressroom looking east (c. 1906, left, and 2010, right)
- Image L: One of three original fire doors (2010)
- Image M: Detail of original window surround in composing room (2010)
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- Image O: Composing room looking west (c. 1906)
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- Image S: Kirksville Telephone Exchange switchboard, second floor (c. 1906)
- Image T: Dockery Hotel (c. 1945) and Journal Building (2010)
- Image U: Grim Building (1905)
- Image V: U.S. Post Office (1905)
- Image W: Kirksville Savings Bank (c. 1900)
- Image X: 214 and 216 North Franklin Street (2010)
- Image Y: View from top of Adair County Courthouse (c. 1910)

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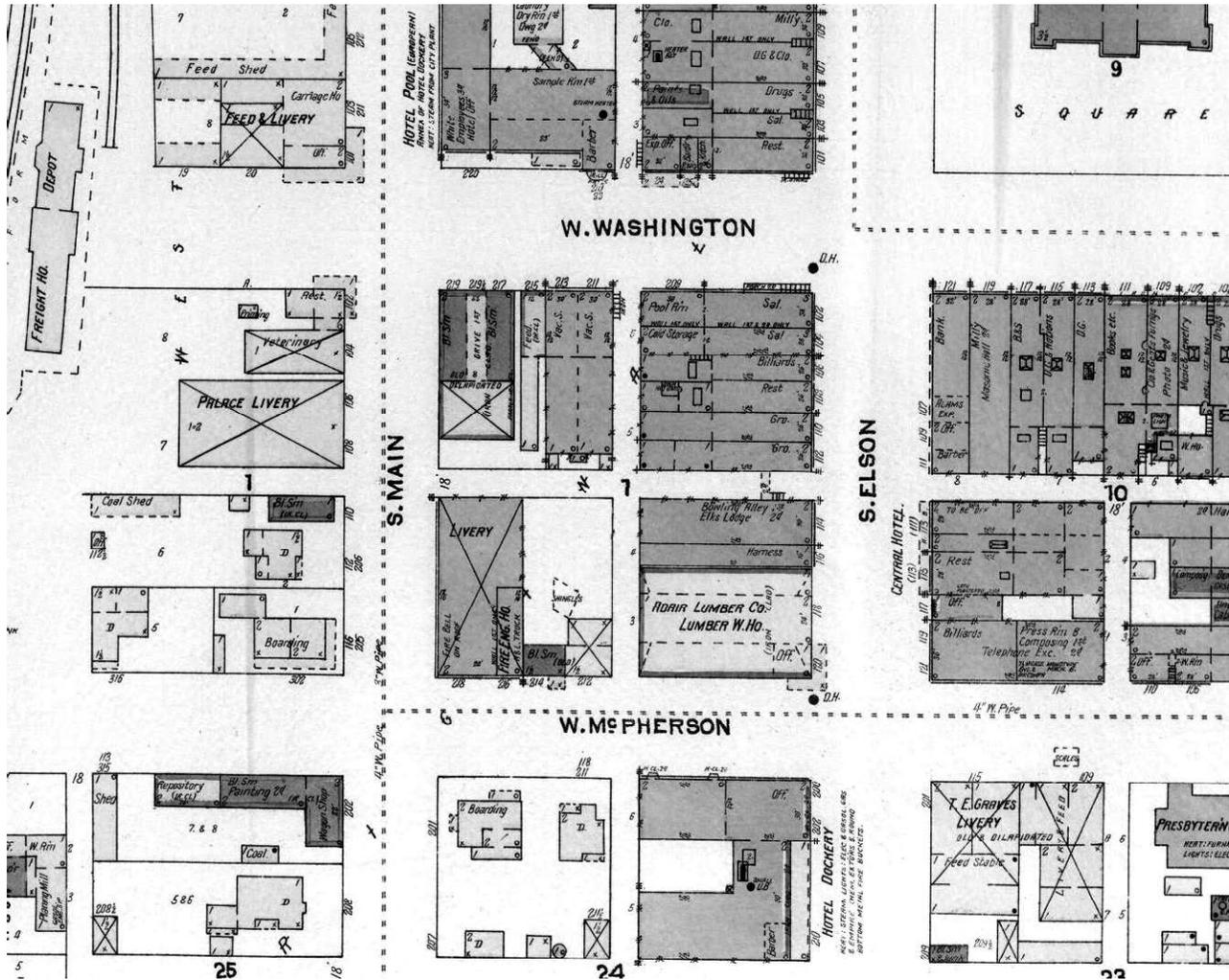


Image A: Insurance Map of Kirksville, Missouri, New York City: Sanborn Map Company, 1906, 6. The Journal Printing Company is located in the northeast corner of S. Elson and W. McPherson Streets (lower right). The Dockery Hotel, also owned by T.J. Dockery is located on the southwest corner of the same intersection. The Journal's old office was at 111 W. Washington Street, directly through the alley next to their new building. The Wabash Train Depot can be seen on the far left. Many items leaving the Journal Printing Company were shipped from there.

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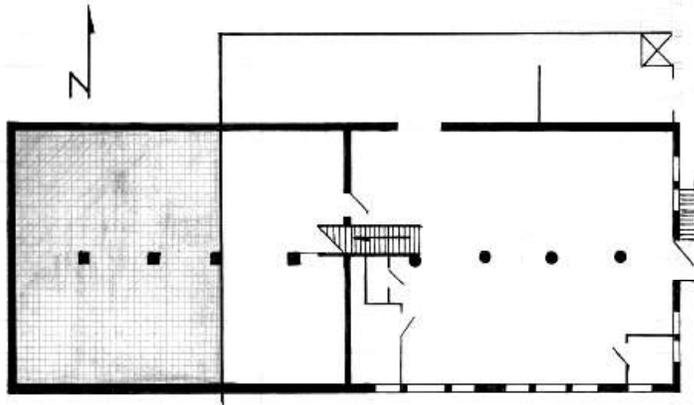


Image B: Basement Plan for the Journal Printing Company Building (2010). Not to scale.

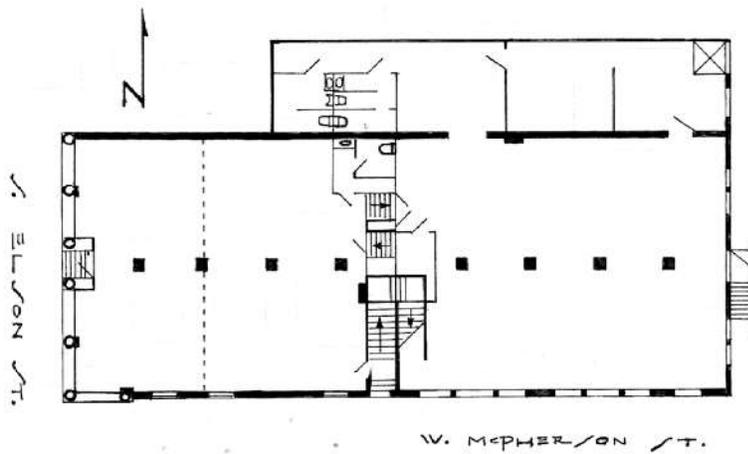


Image C: First Floor Plan for the Journal Printing Company Building (2010). Not to scale.

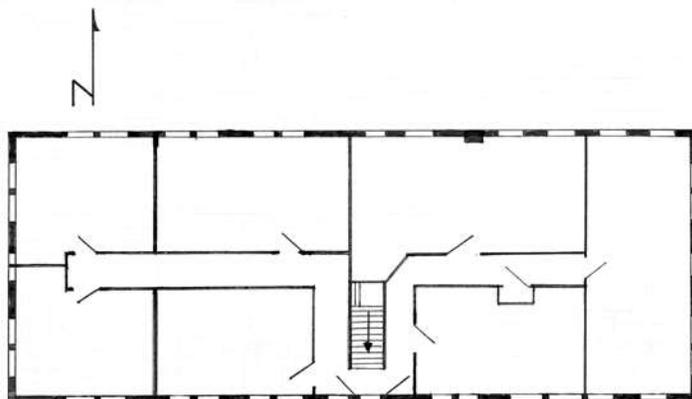


Image D: Second Floor Plan for the Journal Printing Company Building (2010). Not to scale.

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Image E: Journal Printing Company Building, South Elevation, c. 1910. (Private Collection)



Image F: Journal Printing Company Building, West and South elevations, 1935. (Private Collection).

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Image G: Detail of pedestal on west façade (S. Elson Street).



Image H: Detail of metal cornice on west façade (S. Elson Street).



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Image I: East or rear façade (alley elevation).



Image J: Partial view of north and west façades.

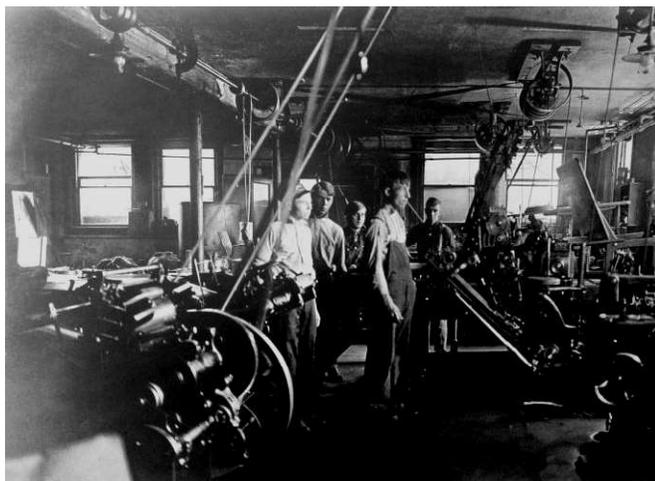


Image K: View of pressroom looking east (c. 1906) and view of pressroom looking east (2010).

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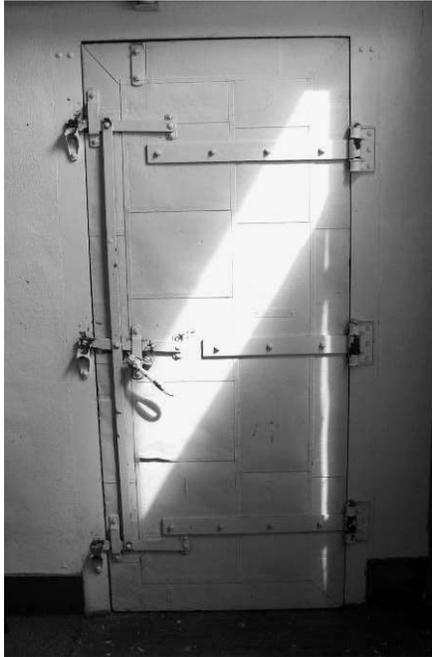


Image L: One of three original fire doors.



Image M: Detail of original window surround in composing room.



Image N: Interior of Journal Printing Company Office, First Floor, c. 1906. (Private Collection).

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Image O: First floor, composing area looking west (c. 1906, Private Collection).



Image P: First floor, composing area looking west (2010, Private Collection).

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Image Q: Delivery of a new printing press to the Journal Printing Company, 1943. (Private Collection).



Image R: View of Elson Street looking east, 1943. The Journal Printing Company Building can be seen in the middle ground. The exterior staircase had been removed by this time. (*Adair County Revisited*, 72).

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Image S: Switchboard of Kirksville Telephone Exchange, Southeast corner of the second floor of the Journal Printing Company Building, c. 1906. (*Pages of our Past*, 40).



Image T: The Dockery Hotel. Situated catty-corner from the Journal Printing Company, it too was owned by T.J. Dockery. The hotel's façade was remodeled in 1904 and the extension on the left built. The pressed metal cornices on the Dockery Hotel (left) and the Journal Printing Company Building (right) are identical. (Special Collections, Pickler Memorial Library).

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Image U: Grim Building (1905. Weber & Groves)



Image V: U.S. Post Office (1905. James Knox Taylor)



Image W: The Kirkville Savings Bank (built c. 1885) at 121W. Washington Street. The Kirkville Telephone Exchange was located on the second floor of the rear of this building before moving into the Journal Printing Company Building down the street in 1906. (Violette, 334)

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Image X: 214 and 216 North Franklin Street. Façades of both buildings date to c.1905.



Image Y: View looking south from the top of the Adair County Courthouse, c. 1910. Taller than the surrounding buildings, the Journal Printing Company Building can be seen in the right, middle ground. The Journal's old 1890 office was in the building in the middle foreground, directly up the alley from the 1905 building. (Special Collections, Pickler Memorial Library)

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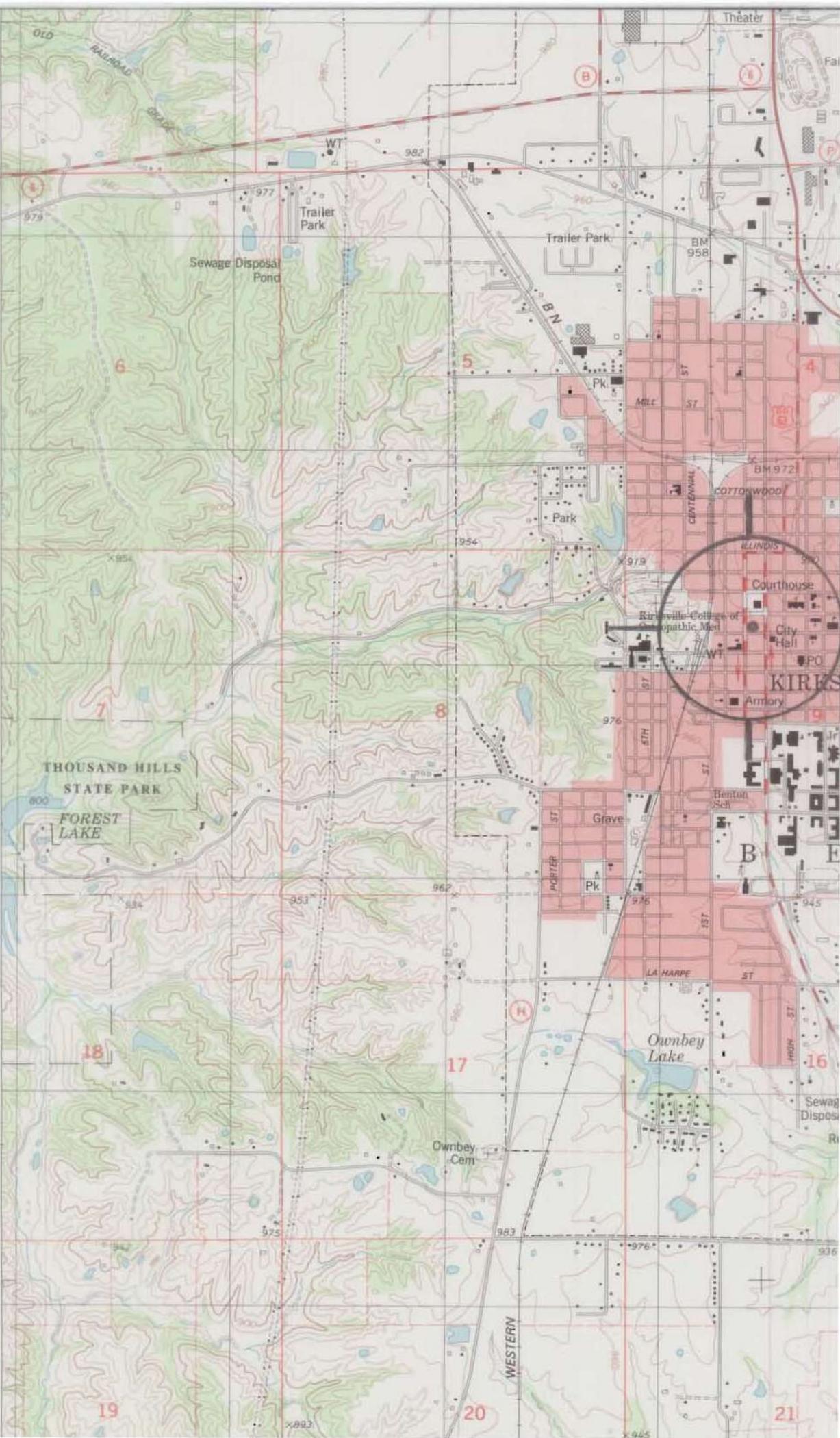
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