National Register of Historic Places Registration Form

1 Name of Property		
historic name Johnson County Courthouse		
other names/site number n/a		
2. Location		
street & number Courthouse Square		[n/a] not for publication
city or town Warrensburg		[n/a] vicinity
state Missouri code MO county Joh	nnson code 101 zip	code <u>64093</u>
3 State/Federal Agency Certification		
As the designated authority under the National Historic Prese [X] nomination [] request for determination of eligibility meet National Register of Historic Places and meets the procedural my opinion, the property [X] meets [] does not meet the National register of significant [] nationally [] statewide [X] locally. (See continuation sheet for additional comments [].) Signature of certifying official/Title Claire F. Black Missouri Department of Natural Resources State or Federal agency and bureau In my opinion, the property [] meets [] does not meet the (See continuation sheet for additional comments [].) Signature of certifying official/Title	CKWeil/Deputy SHPO Date	ify that this istering properties in the th in 36 CFR Part 60. In nat this property be
4 National Park Service Certification		
I hereby certify that the property is:	Signature of the Keeper	Date
[] entered in the National Register		

5.Classification				
Ownership of Property	Category of Property	Number of F	Resources w	vithin Property
[] private[X] public-local[] public-State[] public-Federal	[X] building(s)[] district[] site[] structure[] object	1	0	buildings
		0	0	sites
		0	0	structures
		0	2	objects
		•1	22	Total
Name of related multiple property listing.		Number of co previously list Register.		
n/a	_	0 .		
6 Function or Use				
Historic Function GOVERNMENT/courthouse		Current Functions GOVERNMENT/co		
				····
				
7. Description				
Architectural Classification Romanesque		Materials foundation_sandsto wallssandston	one ie	
	···	roof asphalt other metal		

8.Statement of Significance			
•	Areas of Circlificance		
Applicable National Register Criteria	Areas of Significance POLITICS/GOVERNMENT		
	ARCHITECTURE		
[X] A Property is associated with events that have made a significant contribution to the broad patterns of our	ANUTITECTURE		
history			
•	·		
[] B Property is associated with the lives of persons			
significant in our past.			
	Periods of Significance		
[X] C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the	1000 1044		
work of a master, or possesses high artistic values, or	1898-1944		
represents a significant and distinguishable entity whose components lack individual distinction.			
Components lack individual distinction.			
[] D Property has yielded, or is likely to yield, information	Significant Dates		
important in prehistory or history.	n/a		
Criteria Considerations	100		
Chiena Considerations			
Property is:			
[] A owned by a religious institution or used for religious	Significant Person(s)		
purposes.	n/a		
[] B removed from its original location.	<u> </u>		
[] C a birthplace or grave.	Cultural Affiliation		
[] D a cemetery.	n/a·		
[] E a reconstructed building, object, or structure.			
[] F a commemorative property.			
	Architect/Builder		
[] G less than 50 years of age or achieved significance within the past 50 years.	McDonald, George E./Anderson, J.M.		
Within the past 50 years.			
	·		
Narrative Statement of Significance			
(Explain the significance of the property on one or more continuation sheets.)			
9 Major Bibliographic References			
Bibliography			
Bibliography (Cite the books, articles and other sources used in preparing this form on one or more	continuation sheets.)		
Duraniana de compensation en file (NDC):	Drivery leasting of additional data:		
Previous documentation on file (NPS):	Primary location of additional data:		
[] preliminary determination of individual listing (36 CFR 67) has been	[X] State Historic Preservation Office		
requested	[] Other State Agency		
[] previously listed in the National Register [] previously determined eligible by the National Register	[] Federal Agency		
[] designated a National Historic Landmark	[] Local Government		
[] recorded by Historic American Buildings Survey	[] University		
	[] Other:		
[] recorded by Historic American Engineering Record	Name of repository:		

10 Geograph	nical Data						
Acreage of Property less than one acre							
UTM References							
A. Zone	Easting	Northing	B. Zone	Easting	Northing		
15	435650	4290760					
C. Zone	Easting	Northing	D. Zone	Easting	Northing		
			[] See con	[] See continuation sheet			
Verbal Bour (Describe the bounds	ndary Descripation of the property of	Otion n a continuation sheet.)					
Boundary J (Explain why the bou	ustification Indaries were selected	on a continuation sheet.)					
11. Form Pr	epared By						
name/title_Re	oger Maseran	g/Historic Preservation	n Coordinator				
organization_	Show-Me Re	gional Planning Com	nission	_ date_September_20, 1993			
street & num	ber <u>P.O. Box</u>	348, 122 Hout Street		_ telephone_8	316/747-2294		
city or town_	Warrensburg		state_Missouri	_ zip code <u>_64</u>	1093		
Additional Documentation Submit the following items with the completed form:							
Continuation	n Sheets						
Maps			•				
A USGS n	nap (7.5 or 15 mi	inute series) indicating the p	property's location.	-			
A Sketch map for historic districts and properties having large acreage or numerous resources.							
Photograph	s						
Representa	tive black and	white photographs of the p	property.	•			
Additional I (Check wi		FOP for any additional items	;)				
Property Ov (Complete this item	NNET at the request of SHP6	O or FOP.)					
name							
street & nun	nber		,	_ telephone_			
city or town_	·		state zip code				

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Johnson County Courthouse Johnson County, MO

Summary: Located in downtown Warrensburg, the 1896 Johnson County Courthouse is a 2 1/2-story, plus basement, cross-gabled building with a square tower rising from a central base. The building is constructed primarily of roughfaced, brown-tinged gray sandstone in the massive, multiple-arched Richardsonian Romanesque style. The plan is rectangular with slightly projecting corners and central salients. A metal goddess statue atop the central tower's octagonal, ogee-shaped dome, plus four corner towers or pavilions with domes and finials are major contributors to a lively roofline. Deeply recessed primary entrances, reached by stone steps in the east, west and south elevations access the broad intersecting corridors of the first floor; the north entrance has been closed with a wood partition to provide additional office space. Much of the original interior is intact, including tall panel doors and ornate trim. Despite various alterations including sandblasting nearly 30 years ago, sufficient structural and historical integrity has been preserved. Sandblasting accelerated the effects of weathering but is otherwise not apparent today; the essential features of design and the other elements of integrity are sufficient that the Johnson County Courthouse retains its eligibility. The building is in the middle of the courthouse square in Warrensburg's historic trade center. Within the boundary are two noncontributing, nondisruptive objects: a bronze statue of Old Drum, the slain farmer's dog eulogized at a local trial in 1870, and a war memorial made of gray granite.

Blaboration: Primary access to the courthouse square is from Holden Street, a north-south thoroughfare along which many of Warrensburg's older commercial buildings as well as its historic railroad depot and new municipal building are located. A well-maintained lawn with oaks and evergreens slopes gently to the north, east and south of the courthouse; a blacktop parking area is directly west. A concrete apron (for better drainage) rings the courthouse at its base. Concrete sidewalks, some stepped, link the building with a wide sidewalk around the square's outer rim.

The Johnson County Courthouse measures 84' x 104' and 110' from the ground to the top of the three-story central tower (not counting the metal statue, which adds approximately 10 feet to the end of the outstretched arm). The actual base of the central tower begins approximately five feet below ground where the building's four deepest footings are buried. The bottom sections of the footings are two-feet thick, 10' x 11' blocks of poured concrete. Above them, stepped rows of foot-thick stone slabs complete the base for four columns of stone and the walls with which they interlock. These columns continue upward through all three floors of the courthouse, merge into four massive brick arches at the bottom of the tower proper, and terminate another level up where four more brick arches are stacked on top of the first group. Stepped footings for the exterior walls are sunk approximately three feet, which is two feet less than those for the tower.

The courthouse tapers slightly from level to level and the stone-walled lower story of the tower is battered. Thicknesses of exterior masonry are progressively reduced from 26" for the ground floor or basement level to 22" for the main or first floor to 20" for the second floor, attic and clock tower. Most interior walls are load-bearing stone masonry, with key divisions repeated from steel-supported floor to floor. Brick is used in the clock

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Johnson County Courthouse Johnson County, MO

tower arches as noted above, in the basement ceiling which is vaulted, and in the courthouse's six chimneys. The basement vaulting, which consists of parallel rows, is visible in the furnace room. The building's several fireproof vaults also have vaulted ceilings. The intricate structure of wooden joists, rafters, beams, braces, metal plates and steel ties supporting the courthouse roof is exposed in the unfinished north portion of the attic.

The exterior courthouse's many semicircular arches are incorporated directly into wall surfaces. Primary entrances and most main floor windows have round arches, as do second floor windows in the middle bays on all four sides. Many flat arches and all round arches consist of radiating blocks of rough stone; smooth stone lintels above basement windows are part of a beltcourse. The cavernous east and west entrances are part of a triple arch pattern in the projecting middle bay, and the tripartite pattern is repeated at the second floor level where the arched middle opening is substantially higher than on the flanking windows. Some round-arched openings are emphasized with eyebrow-like archivolts. The building has a uniformity about it but each facade is different.

The courthouse is not without columns, but the column-supported arches which are frequently a hallmark of the Richardsonian Romanesque style are largely absent. Only the tripartite east entrance is flanked by piers containing groups of short, smooth columns. A squat, decorative Corinthian column occupies the small space between two square window openings in the middle bay of the north elevation. These columns are rendered in the same brown-tinged gray sandstone as the rest of the exterior. More prominent despite their lofty perch are the polished red granite columns beneath pseudo-balconies in the middle level of the central tower. Two of the six-foot columns flank windows on each of the tower's four sides. Their minimal Corinthian capitals are rendered in sandstone. Slender, decorative columns that originally divided double windows above the east and west entrances have been removed.

The rough-textured wall surfaces are relieved by a water table of smooth-dressed, beveled stone blocks, by a beltcourse of smooth, beveled stone blocks between the basement and first floor levels, and by a smooth, projecting beltcourse between the first and second floors. Although less conspicuous, two courses of blocks with alternating smooth and rough textures between the first floor fenestration and the projecting beltcourse is another relief element. Rusticated, rough-faced lugsills are deeply beveled for runoff. Stone blocks flanking the main east entrance proclaim COUNTY COURT; 1896 (the year that construction began); and the names of the three county judges in office at the time: J. A. ANDERSON, J. C. WINGFIELD and R. H. TATLOW. The raised block letters are tall with conspicuous serifs, a popular turn-of-the-century typestyle. A polished, dark red granite cornerstone is in the building's northeast corner.

Ornamental stonework abounds. Decorative stone bartizans (turrets) emphasize the three right angles of each projecting corner at the base of its short octagonal tower. These columnar units have ball tops in cylindrical settings and floral bases that taper from pairs of torus moldings. Another form of decorative turret, resembling a double-dip ice cream cone, appears on all four sides of the clock tower while corner buttresses with ridged caps spring from

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Johnson County Courthouse Johnson County, MO

its pseudo-balconies. Volute-shaped pieces emphasize stepped gables in the north and south elevations, serve as massive sidewalls for steps leading into the building, and adorn horizontal members above the lintels of upper window openings in three gables. The building's six stone chimneys (four in the north end, two in the south) are combinations of rough and smooth blocks. At some time, the chimneys were shortened and their perforated tops removed.

Much decorative metalwork, recently restored and painted copper and white, is found from the cornice upward. Elaborate, torchlike metal finials with twisted shafts pierce the sky above ogee-shaped corner domes. Four other metal finials with flamelike tops protrude from the tower's balcony. of rectangles with semicircular tops march around its metal-sheathed lower tiers. Windows in the squat corner towers are capped with metal pieces stamped with a curvilinear floral design. Frosted glass clock faces in the north, south, east and west sides of the dome are enclosed with stamped metal bezels in the form of pilasters supporting multitiered semicircular tops. Secondary pediments in the east and west gable ends are metal. The tall goddess silently presiding over the entire affair, with a staff in her right hand and a sword in her left, is hollow, white-painted metal. In 1964, two pot metal goddesses (holding scales to symbolize justice) and their platforms were removed from the east and west gables.3 Metal cresting also has been removed. Except for the goddess, most or all of the original metal is copper or "tin." Galvanized sheet metal was used for the replacement of some historic material in the lower tiers of the clock tower and for the finials at the corners of its balcony, all fabricated from the originals in 1992-3.4

Today's roof, the gabled north-south axis of which includes two gablets, consists of light gray asphalt shingles. The original roof was slate, with cresting.

Original openings for entrances and windows are mostly intact but, on the three lower levels, streamlined aluminum and glass units have replaced the old panel doors and double-hung wood sash. While nonoriginal doors and windows are regrettable, they cannot diminish the massive Richardsonian Romanesque style which emphasizes deep door and window openings rather than the doors and windows themselves. Original 1/1 windows and sash remain in the third or attic floor and in the clock tower. Original single-sash units, consisting of six individual panes, are below the four clock faces. Original exterior doors were heavy and multi-paneled, much like the numerous original doors remaining inside the building. Six "blind" windows, where the openings have the usual segmental stone archwork and beveled lugsills but are walled across with recessed courses of masonry, are found on all three levels of the west elevation where vaults were constructed. Original steel bars are intact across vault windows on the north and south facades.

The basement is accessed from four ground level entrances as well as from the building's stairway system. With the exception of the north entrance to the first floor which has been closed, the few door/window changes are not obvious unless the present building is compared with the architect's blueprints. On the south facade, one of two central entrances to the first floor is now a window. On the east elevation of the basement floor, two original window openings are now entrances while on the west side, an original entrance has

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been converted into a window. In closing the north entrance, a wooden partition was recessed within the original opening and, to increase office space, the floor was extended across the interior stairwell. On the outside, the stone steps and their side pieces are intact. Virtually all of these changes were made in 1965-66.

The interior consists substantially of historic materials. The unfinished upper level and the clock tower are relatively unaltered. In the 1960s, a large bell that once chimed the hour was removed from the tower and mounted on a base at the main entrance. The main floor has been altered and some decorative woodwork is hidden by the lowered ceiling, but sufficient integrity is retained. The second floor has been altered and is considerably less impressive than the main floor, but many original details are present. The basement has lost the most integrity and in general, with the exception of the northwest corner where the boiler and coal bin were located, lacks ambiance.

Two straight-run stairways and an elevator connect the basement and main floor; a two-flight staircase and an elevator provide access between the main and second floors; and a long, boxed stairway leads from the second floor to the partially finished upper story. From the upper story, a series of narrow stairways with trapdoors at each floor ascends the clock tower, culminating in a wooden ladder leading into the framework at the hollow statue's base.

Notable main floor features include a two-flight cast iron staircase with an elaborate iron newel post at its base and a brass hand rail; ornate wooden newel posts on the south and west stairways; tall panel doors with transoms; wooden fireplace mantels; patterned tile floors along the intersecting main corridors; vaults with metal doors; and generally ornate varnished oak trim. The iron newel post probably once supported a light fixture; lesser iron posts are at the stepped middle landing and on the second floor. On their three exposed sides, wooden newel posts display circular insets with a carved floral pattern. The corridor walls are tan-painted cement plaster with occasional raised, vermiculated panels with concave corners. Enframements include egg-and-dart moldings, dentil bands, bullseye corner blocks and fluted casings. Reveals are wide and paneled. The baseboards are molded and fluted, as are chest-high rub rails. The tile flooring features a diamond motif with dark maroon and brown highlights against a tan background.

Interior alterations include the lowering of ceilings to the tops of door enframements; installation of a public elevator in the south stairwell which was partially rebuilt (at the basement and main floor levels); installation of two small restrooms on the main floor and the relocation of restrooms on other floors; creation of a new doorway and floored area in connection with closing of the north entrance; wall additions and other changes in the circuit court area of the second floor and in several areas, of the basement; the addition of handicapped facilities such as a wheelchair ramp in the basement; replacement of the original coal-fueled furnace with a modern heating plant; and the installation of air conditioning. On the second floor, the elevator occupies space in what had once been the sheriff's office at the south end. The elevator serves the basement, first and second floors and is a federally-

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mandated addition to a public building. Most of this work dates from the 1960s, when the courthouse was renovated. The elevator, however, was installed in 1985.

Sandblasting, a relatively serious alteration, is not readily apparent in this case but of course it has aged the exterior and may hasten a day when the building is considered expendable. In 1966, the county court paid a contractor \$7,370 to sandblast, tuckpoint and apply silicone waterproofing to the building. Had sandblasting not occurred, it might have taken decades for the surface to reach its present appearance through ordinary weathering. However, the rock-faced stone is still angular and striations (from sawing) remain distinctive on smooth surfaces. Despite the sandblasting, the essential features of design and the other elements of integrity are sufficient that the Johnson County Courthouse retains its eligibility. In 1966, the negative effects of sandblasting were not as widely known as today. Although the procedure was ill-advised, the court's intentions were good and the building generally has been well maintained.

In the notice requesting construction bids, the proposed building was described as "a two-story court house, with basement, to be of fireproof construction, embracing stone walls, steel beams, hollow tile and brick arches, encaustic cement tile, cement plaster, hardwood finish, copper trimmings and cornices, slate roof, metal work, plate glass and materials of various kinds, the whole to be erected and constructed in accordance with the plans, details and specifications as adopted by the County Court." These plans, 20 pages of the architect's original blueprints, are extant in the county clerk's office. If there were any major deviations, they are not apparent in today's building. Several interior doors apparently were not hung from the indicated jamb. On the accompanying "original" basement and first floor plans, the doors are shown as indicated on the blueprints regardless of whether they appear, today, to have always hung on the opposing jamb.

Neither the Old Drum statue nor the war memorial can be counted as contributing objects (they are not old enough), but statues and memorials are appropriate artifacts on an American courthouse square. The statue, a bronze casting by Reno Gastaldi on an imitation stone base, was erected on the southeast corner of the square in 1958. A bronze plaque containing the reconstructed text of George Graham Vest's closing arguments about the unselfish faithfulness of a man's dog, delivered at the historic Old Drum trial in 1870, is at the base. To pay for the statue, many children as well as adults contributed to a fund drive sponsored by the Warrensburg Chamber of Commerce. Dedicated in 1967, the war memorial is a smooth-dressed gray granite marker bearing the names of Johnson County citizens who lost their lives while serving their country in World War One through the Vietnam War. A flagpole and provisions for an eternal flame are part of the memorial which is located on the northeast corner.

Architectural interest lies primarily in the massive quality of the Johnson County Courthouse with its deeply recessed entrances, numerous semicircular arches and ornamental details. Overall, the Johnson County Courthouse is a good and sufficiently original example of Richardsonian Romanesque courthouse architecture as it was interpreted in Missouri in the late 19th century.

NPS Form 10-900-a (8-86)

OMB Approval No. 1024-0018

United States Department of the Interior National Park Service

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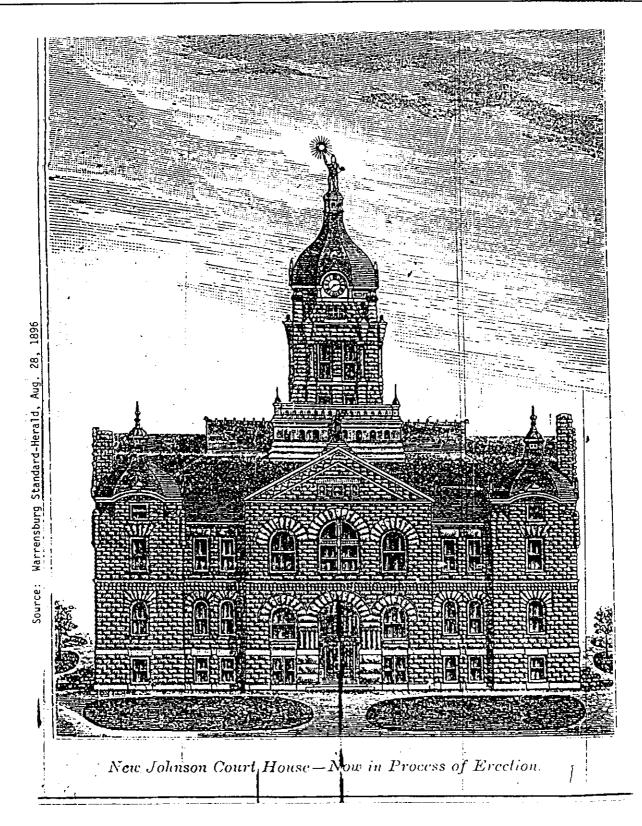
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Original or original-type exterior materials are generally present with the exception of the roof, doors and windows but fenestration is largely intact and, where changed, has not affected the style or diminished the building's evocative power. Although sandblasting has occurred, its effects are not readily apparent. Despite some interior changes—the lowering of most ceilings to conserve energy and the installation of an elevator are the most obvious—historic materials predominate. The main floor hallways resonate with ambiance, as does the largely unaltered attic level and clock tower.

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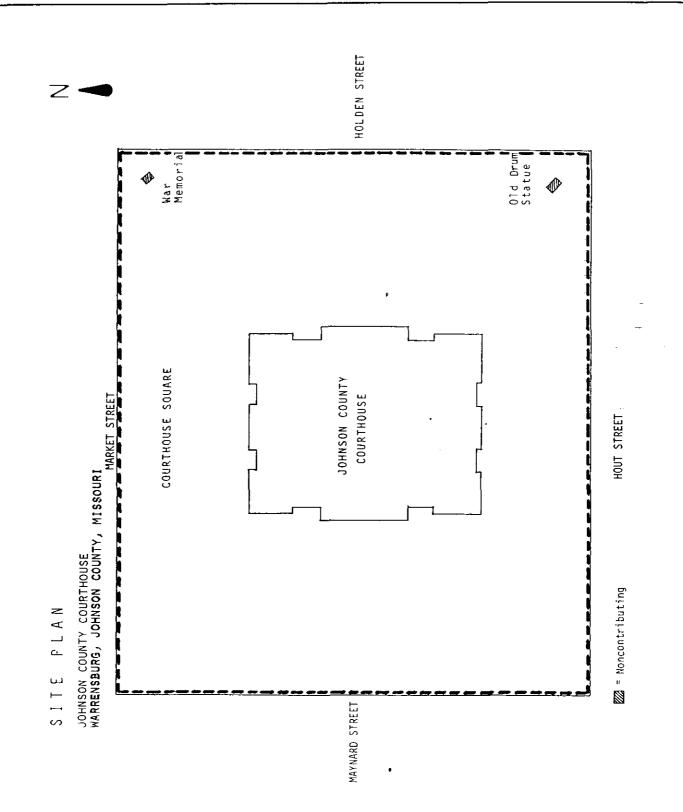


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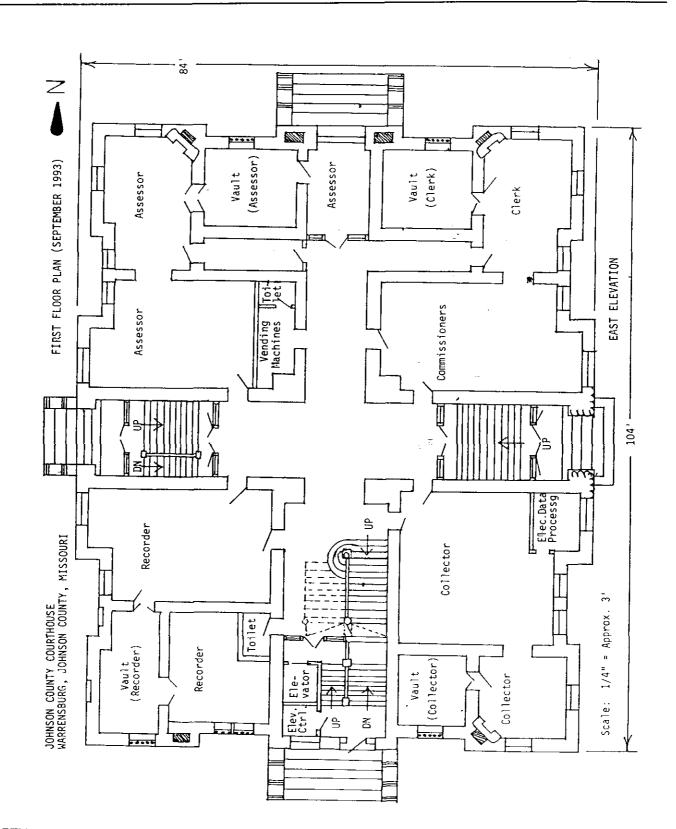
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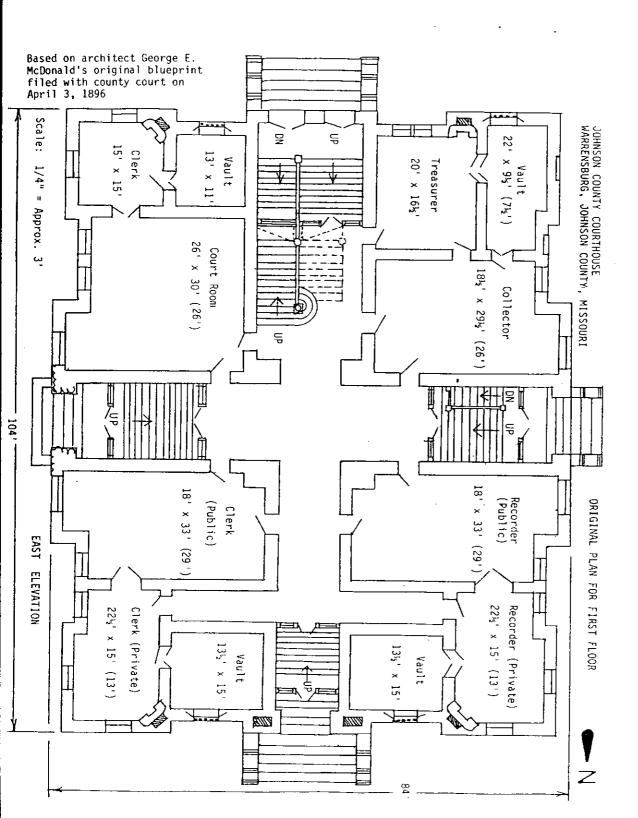
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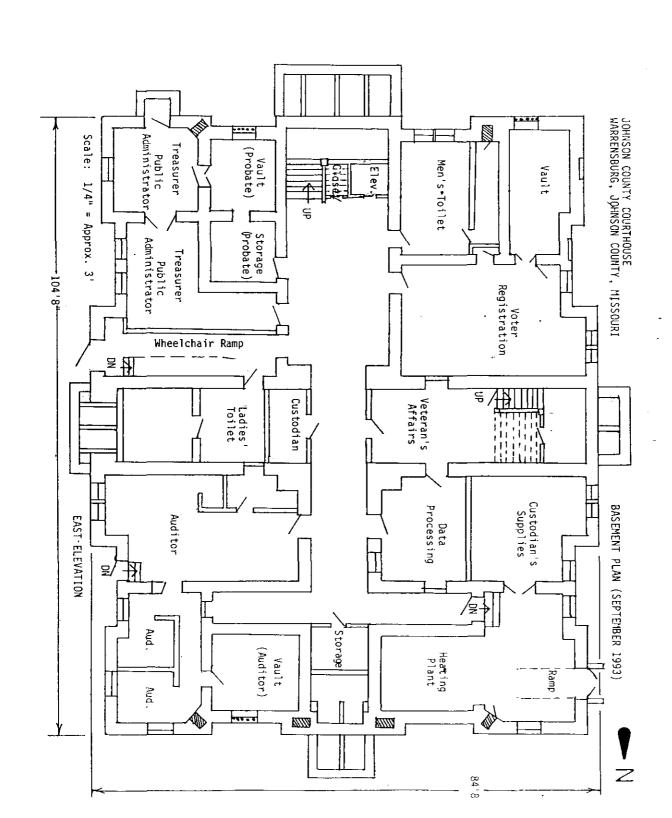
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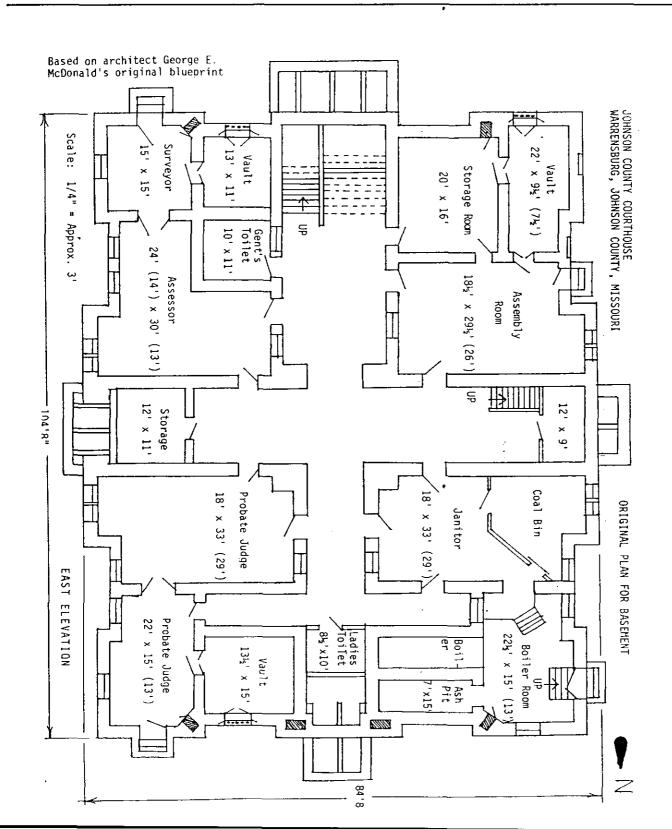
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Johnson County Courthouse Johnson County, MO

Summary: Significant as a seat of county government since its completion in 1898, the Johnson County Courthouse is an impressive local rendering of the Richardsonian Romanesque style which dominated courthouse architecture in Missouri in the late 19th and early 20th centuries. The oldest of four Missouri courthouses designed by architect George E. McDonald, the Johnson County Courthouse is significant under Criteria A and C in the areas of ARCHITECTURE and POLITICS/GOVERNMENT. For 96 years, the richly-detailed building has served as the political and geographic focus of Johnson County, housing various governmental and other public functions at the county level within its massive sandstone walls. Erected on high ground and with virtually no competition above the trees, the building's goddess-topped clock tower and elaborate roofline are visible for several miles. Although exterior and interior alterations have occurred, a high proportion of historic material is extant. The well-tended lawn has traditionally been a place for formal ceremonies, activities by small groups, and quiet conversation among friends. The period of significance for the Johnson County Courthouse begins with completion of the building in 1898 and continues through 1944, the arbitrary National Register cutoff date for historic significance.

Courthouse Development

Johnson County, Missouri, named for U.S. Senator Richard Johnson (later a U.S. vice president) was organized with its present boundaries on Dec. 13, 1834, when the area that had been Lafayette County was subdivided. The 1896 Johnson County Courthouse is the county's third, with all located in Warrensburg. In 1836, the site for the first Johnson County Courthouse was selected by the three commissioners, one of whom was Daniel Morgan Boone, a son of frontiersman Daniel Boone. Completed in 1841, the first courthouse is extant and is listed in the National Register of Historic Places (Old Johnson County Courthouse, 6-15-70). In addition to its significance as an early Federal style courthouse in Missouri, this building is important as the site of the Burden vs. Hornsby trial in which George Graham Vest delivered his eloquent and much-quoted speech about the faithfulness of a man's dog.

When the Missouri Pacific Railroad reached Warrensburg after the Civil War, a depot was constructed half a mile southeast of the courthouse and the town moved toward it. In 1875, the court also moved to New Town where a barracks-like frame building on the present courthouse square had been donated by the citizens for use until more permanent facilities could be built. Twenty years later, in 1895, this "temporary" building was so reviled that few people minded when youths filled an old cannon with bits of metal and fired it through the door, igniting a blaze which caused extensive damage. By the next summer, work was under way on a third Johnson County courthouse which would be made of stone and of which, hopefully, the citizens could be proud. Meanwhile, county offices were temporarily housed in various buildings around the square.

Three architects submitted plans for the new courthouse in the early months of 1896: Jerome B. Legg, of St. Louis; Gunn & Curtiss, of Kansas City; and George E. McDonald, of Omaha. Although Gunn & Curtiss "kept the court interested several hours," the court consisting of judges J. A. Anderson

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(presiding), J. C. Wingfield and R. H. Tatlow leaned toward McDonald and his design. In March 1896, the judges traveled to Lincoln, Fremont and Geneva in eastern Nebraska to see courthouses and other public buildings that McDonald had designed in his home state, and to determine if he was considered reliable. Upon their return, the judges found "good and poor points" but were sufficiently satisfied that McDonald was commissioned for the project. There were public rumblings, however, when the court also appointed McDonald to supervise construction, without requiring that he post bond. The Warrensburg Journal-Democrat, which was particularly critical of McDonald throughout construction, called it "a great power to place in the hands of one man, even though the court has the power of summary dismissal." But McDonald moved his wife and two children to Warrensburg in an effort to be accepted by the community, and the situation improved temporarily. 10

Work on the courthouse square was already under way when construction bids were opened on May 15, 1896. Four contractors wanted the job but William Lowe of Warrensburg was the only local bidder. However, the construction contract was awarded to low bidder John M. Anderson of Emporia, Ks., who proposed to build a sandstone courthouse for \$49,885--\$16,115 less than Lowe, whose bid was \$66,000. The "probable cost" had been advertised as \$48,000 but the judges were authorized to spend \$50,000. The other two bidders were L. W. Divelbiss, Olathe, Ks., \$68,432; and G. W. Goodlander, Ft. Scott, Ks., \$66,512.11 Now that the builder as well as the architect and supervisor of construction were all outsiders, apprehension grew as construction got under way in the summer of 1896. Anderson had agreed to a completion deadline of June 8, 1897.

The footings were set and the walls began to grow, and a cornerstone laying ceremony was held at noon on August 25, 1896: The weather was "ideal," and "the people began to arrive early from all parts of the county, and in vehicles of all descriptions. They came...on the trains, in buggies, surreys, lumber wagons, carts and on horseback." The crowd estimated at 5,000 was swelled by participants from a Blue and Gray Civil War reunion being held at nearby Pertle Springs, and there were numerous speakers. McDonald spoke last and "made an interesting talk of a few minutes' duration" but unfortunately, his remarks apparently were not reported by the local press. 12

Perhaps McDonald was too much of a perfectionist (it was his first courthouse in Missouri and undoubtedly he wanted it to be a good example of his work) or Anderson was too eager to cut corners (possibly he had significantly underbid the job), but in any case the architect became highly critical of the contractor and his men and the work fell behind schedule. At about the time of the cornerstone ceremony, McDonald claimed that better work was being done on Warrensburg's new high school than on the courthouse—which was anything but a compliment, since he alleged that the high school was a "death trap." By September 1896, the controversy had grown and a grand jury was asked to investigate the courthouse work. "The report . . . will be awaited with interest by the public who have had occasion to feel that the work is not being performed according to the terms of the contract, said the Warrensburg Standard-Herald. The grand jury found no violations, but animosity between McDonald and Anderson continued and, if anything, intensified.

NPS Form 10-900-a (8-86)

OMB Approval No. 1024-0018

United States Department of the Interior National Park Service

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Newspapers reported dismissals, at least one labor dispute and falling bricks. McDonald occasionally fired Anderson's foremen, alleging such things as improper workmanship, use of poor material and drunkenness. McDonald also accused Anderson of skimping by having too few skilled workers and of being away from the worksite too much. Claiming they had not been paid in six weeks, the workmen stopped work on the morning of Nov. 20, 1896, but Anderson had the checks ready by noon and construction resumed. Two stonecutters reportedly were fired by Anderson as a result of the stoppage, however. On May 14, 1897 as the construction deadline loomed, part of the central tower brickwork collapsed when temporary wooden support gave way. Although businessmen were "aroused . . . by the terrific noise," the only reported injury, said not to be serious, was to a workman whose leg was trapped under the bricks.¹⁵

For months it had been obvious that the courthouse would not be completed on schedule, and McDonald repeatedly asked the court for an extension. By the June 8 deadline, the basic building had been erected but much additional work remained. Shortly after the deadline, McDonald presented the court with a detailed report on the state of the work which he said "requires two or three first-class slaters, and we have none. It requires the boiler and all soil pipes and sewer connections, and there is neither boiler or pipes delivered, and in my judgment are not ordered. It requires additional stone-cutters, the number at work being 2. It requires additional masons, the number at work is 3. It requires additional carpenters, the number at work being 7. It requires additional laborers, the present number employed is 5. Thus it will be observed that 17 men, including common laborers is entirely inadequate. . . There is at this writing one white man from Johnson County employed on the premises." McDonald stressed that if the court saw fit to grant an extension, the immediate task would be "to complete the roof construction without leaks." In a report of his own, Anderson blamed the delay on two months of bad weather and interference by the architect. 16 An extension was granted, but the antagonism continued.

Three months later, controversy of another sort flared. It had to do with a glittering golden globe which the main goddess, recently placed atop the central tower, thrust skyward. The globe became an embarrassment to the judges when some of their constituents decided that it inadvertently indicated support for continuing the gold standard at a time when "free silver" was still a popular issue among Missouri Democrats. Although the issue had been essentially settled the previous year when free silver advocate William Jennings Bryan was defeated by McKinley, Bryan had spoken at Warrensburg's Pertle Springs and local sentiments remained high. So on the morning of Sept. 4, 1897, at the instruction of the county judges, all free silver Democrats, a courthouse worker climbed the tower and changed the globe "from gilt to tinfoil." Later the globe itself was removed and the goddess holds a globeless staff to this day.

As the third Johnson County Courthouse ultimately neared completion in January 1898, even its critics seemed to recognize that it was turning out to be a pretty decent building although the final cost was still a matter of concern. Meanwhile, the Standard-Herald reported that "the interior is completed with the exception of putting in the iron doors of the vaults and Mr. Anderson

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Johnson County Courthouse Johnson County, MO

hopes to have them in place this week. The polished oak doors, casings and trimmings are handsomely set off by the beautiful plastico decorations on the walls. The massive iron stairway in the main hall with its heavy oak panels is greatly admired by all callers. $^{\rm mis}$

When it was time to settle up, Anderson submitted a final bill seeking more than \$6,000 for additional material and delays which he attributed to McDonald for "letting labor and material go into (the) building and afterwards ordering it out and tearing down walls, delaying progress of the labor, harassing my employees during working hours and in general usurping his power as superintendent of construction." McDonald stated that he would not approve Anderson's bill for extra material "under any circumstances," and submitted a lengthy list of construction details that he said had been "slighted" by the contractor. The court spent days trying to reach a compromise, and finally reached an agreement in which the contractor was paid much less than he requested, but \$585 more than the \$50,000 which had been approved for the courthouse. The additional \$585 was paid by a group of Warrensburg citizens who contributed amounts ranging from \$1 to \$20.20

Now the building was seen as not only beautiful but, perhaps, a bargain: "The new court house is . . . a very satisfactory building and the pride of the city and county," said the <u>Journal-Democrat</u>. "It is claimed by competent judges that the building is worth ten or fifteen thousand dollars more than it has cost the people (\$50,585). The \$585 for extras is regarded as a very small expenditure in a building of the magnitude of the new temple of justice. All concede that in preparing plans that it is difficult if not impossible to get every detail in the plans." Happily for the most part, county officials began moving into their new electric-lighted, steam-heated courthouse in late January 1898. Soon the <u>Journal-Democrat</u> observed that the county officials "settled down in their new and handsome quarters...as naturally and gracefully as though they had always been accustomed to commodious offices."

But not all officials were happy with their assigned rooms. Probate Judge W. P. Gibson was extremely displeased with his suite in the northeast corner of the basement. Citing 11 reasons, he urged the county judges to give him space on either the main or second floor instead. Problems included poor lighting; porosity of the sandstone walls which he said would be damp for several feet above the ground, endangering the public records in his care; and a concern that if the ground level entrance to his suite were open to one and all, his office would become "the public pathway to the public water-closet for all the north part of town." But if this entrance were closed to the public, then his office would be the most inaccessible in the building "and more women, widows and children come to this office than any other. "23 Initially, the court took no action on Gibson's request. But when the complaints were spelled out in the local press, a petition was soon circulated in the judge's behalf. By Feb. 7 when it was filed with the court, the petition contained 1,302 signatures. Three days later, Judge Gibson's request was granted. The probate office was moved to the first floor room originally assigned to the collector (today used by the recorder).24

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McDonald, his supervisory responsibilities ended, immediately took a long vacation. He and several other Warrensburg residents became "Klondikers," joining the thousands heading for the gold fields of Alaska in the early months of 1898. Meanwhile, Mrs. McDonald remained in Warrensburg and was elected president of the local chapter of the Woman's Christian Temperance Union. By May, McDonald had returned from the Klondike and was in Warrensburg visiting his wife before heading for Adair County, which was in the market for a new courthouse. Although another architect got that job, McDonald's design would be accepted by three other Missouri counties (and rejected by four). Before commissioning McDonald, officials from Andrew, Bates and Lawrence Counties undoubtedly visited the new Johnson County Courthouse to personally check his work and verify references, much as the local judges had done on their trip to Nebraska.

Architectural Significance

Significant in the area of ARCHITECTURE, the Johnson County Courthouse is a massive, rough-textured building with numerous round arches, cavernous east and west entrances, four corner pavilions and a central clock tower. Constructed of brown-tinged gray sandstone from a local quarry, the building exemplifies the Richardsonian Romanesque style which was selected by 17 Missouri counties for courthouses constructed from 1889 through 1906. The Johnson County Courthouse was the first of four courthouses built in western Missouri from plans prepared by architect George E. McDonald, and it is a good and representative example of McDonald's courthouse work in the state. Construction began in the summer of 1896 and was completed in early 1898.²⁶

The Richardsonian Romanesque style was an important 19th century influence on the design of courthouses and many other public buildings across America. Architect McDonald, of Lincoln, Neb., presumably could be considered one of the many admirers of H. H. Richardson's architectural accomplishments who "hesitated to imitate him (in his lifetime) but after his death they did little else. There are hundreds of courthouses, most of them built in the 1890s, that honor Richardson with broad arches, squat column clusters, roughfaced stone masonry and massed hip roofs." But this seems a bit harsh for McDonald. While McDonald's designs were unarguably derivative, they were only what the people wanted at that time—and he also employed other styles, including Gothic Revival.

Richardson's eclectic interpretation of Romanesque Revival architecture stressed unusual, sculpted shapes with rough textures and an emphasis on the horizontal, while continuing to feature round arches and (preferably short) towers. The unusual shapes of Richardson's buildings made them unique, and publicity after his relatively early death in 1886 influenced other architects who followed or, like McDonald, adapted his highly personal style. In McDonald's interpretation, Richardsonian qualities such as massive, heavy facades with deep openings for entrances and windows plus a profusion of arches are retained but the use of columns, among other things, is greatly limited. In effect, McDonald applied Richardsonian details to what had become a generic courthouse form with a central tower and corner pavilions. Missouri's derivative Richardsonian Romanesque courthouses usually dominate

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the local landscape, but none is considered to have the power of Richardson's original work.²⁹

In 1899, one year after completion of the Johnson County Courthouse, Andrew County selected McDonald's design for its new courthouse. Lawrence County followed suit in 1900, followed by Bates County in 1901. Apparently the architect had a more or less basic plan which was modified according to each county's wishes, a not uncommon practice. All four McDonald courthouses have the same basic form, a rectangular building with a central tower and corner pavilions, and the resemblance is close enough that many people consider three of them to be identical. The Andrew County and Lawrence County Courthouses are listed in the National Register of Historic Places. Four other Missouri counties (Adair, Greene, Grundy and Vernon) rejected McDonald's designs but three of them ended up with Romanesque Revival courthouses nonetheless. 30

Ultimately McDonald, who also designed four courthouses in Nebraska and one in Kansas, must be considered one of Missouri's more successful courthouse architects. Only one other architect, Robert G. Kirsch, had as many Richardsonian Romanesque designs (four) accepted in Missouri. McDonald designed various other public buildings and churches, at least three of which are extant in Johnson County. In 1903, McDonald's design was selected for two Warrensburg buildings: Dockery Gymnasium (today Dockery Hall), a sandstone Richardsonian Romanesque building on the campus of what is now Central Missouri State University, and the First Baptist Church. In 1897 he prepared plans for a new Baptist Church in Holden. Whether McDonald's design was accepted in this case is undetermined but Holden's First Baptist Church erected a Gothic Revival building with brick facing in ca. 1900. The Warrensburg church is a brick, Gothic Revival building with sandstone trim. 32

Of Missouri's four McDonald-designed courthouses, the Johnson County Courthouse is the only one made of sandstone. (The Andrew County Courthouse is made of brick and the others are made of limestone.) Since sandstone was quarried locally, from pits just north of Warrensburg, it would have been unusual if any building material other than possibly brick had been used for the Johnson County Courthouse. In localities where good building stone was available for walls, it was usually expedient to use it while simultaneously helping the local economy. Sandstone was not universally popular because of occasional porosity problems, but it was widely used and despite a perception to the contrary, its crushing strength was virtually unaffected by alternate freezing and thawing.³³

Buildings erected in the Richardsonian Romanesque style invariably were rugged and durable. Of Missouri's 17 courthouses with at least some of the style's characteristics, most are still in use. 34 If these buildings ultimately are considered expendable, it could be for various reasons but unsolvable structural problems are the least likely.

Politics/Government Significance

Appropriately stately and imposing, the Johnson County Courthouse has served as the home of county government in Johnson County for 96 years, and is

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significant in the area of POLITICS/GOVERNMENT. Like other courthouses, it has been and continues to be an important political, administrative, judicial and to a lesser extent, social center for the citizenry. Key county officials are themselves elected, the Democrat and Republican parties meet in this building to select local candidates and party caucuses for the selection of delegates to Missouri's electoral college were here until recently. The lawn around the Johnson County Courthouse has been the scene of countless formal and informal ceremonies and other activities, often with political implications ranging from partisan speeches during its period of significance to peace gatherings in more recent times.

Originally a judicial body, the presiding commissioner and two district commissioners today devote much time to administrative and supervisory functions and are primarily responsible for the construction and maintenance of roads and bridges. Other elected officials in various sections of the courthouse are responsible for, among other things, the assessment of property, the collection of taxes, the recording of deeds, and the storage of public records within the building's several yaults and in other rooms. On the second floor, circuit and probate divisions continue to fulfill the courthouse's important judicial function, administering law at the district level.

During a typical two-month period in 1903, the three county judges who then normally met for a week each month levied taxes and granted tax abatements, issued a "saloon" license, awarded contracts for bridges, sent indigents to the county farm after judging them as paupers, granted school loans, approved foreclosures, appointed constables and justices of the peace, offered a reward for the capture of a fugitive, and approved warrants for a variety of things ranging from courthouse supplies and salaries to transporting sightless citizens to a school for the blind.

Currently, space in the Johnson County Courthouse is assigned to the county clerk, circuit clerk, assessor, auditor, collector, public administrator, recorder, treasurer, and circuit and probate judges. The old courtroom on the main floor is today occupied by the collector, and the commissioners hold forth in a room originally assigned to the county clerk. When the building was completed in 1898, the county surveyor, county attorney and county sheriff also had offices in the courthouse, the latter adjacent to a small cell on the second floor. Most of the offices have been reassigned over the years, especially those in the basement and on the first floor.

Over time, various other offices with governmental and/or political ramifications have been housed under the courthouse's roof. During the New Deal administration of President Roosevelt, the local Resettlement Administration office was here, along with a Works Progress Administration sewing room and an abstract office. More recently, the University of Missouri Extension Center and Show-Me Regional Planning Commission were temporary tenants. Today offices for veterans affairs and for voter registration, probably neither imagined at the time of construction, have been added as the county government continues to meet the needs of its citizenry.

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Marriage can be considered a political act and couples have been wed inside the courthouse, including under its lofty dome as early as February 1898; licenses are issued by the recorder's office. 36

Times have changed but farmers still mingle with people from Warrensburg and the county's other small towns when they come to the courthouse to transact business. The elected officials are personally known by many of their constituents. Various community groups have used the courthouse as a meeting place. Friends still converse on the courthouse lawn and band concerts and ice cream socials are occasionally held. Dog lovers and other tourists visit and photograph the statue of Old Drum. Although many more outlets for social interaction exist today than when the Johnson County Courthouse was built, social activities continue in and around the old building.

Physically and symbolically, the Johnson County Courthouse with its familiar clock tower remains an important political, governmental, judicial and social center of the community nearly a hundred years after its construction. For the most part, the various alterations have increased accessibility to the building and enabled the courthouse staff to more efficiently serve the people, without substantially changing its physical appearance or diminishing its distinctive Richardsonian Romanesque architecture.

ENDNOTES

- 1. Sandstone, the principal building material in the Johnson County Courthouse, was obtained from quarries north of Warrensburg. In 1904, Missouri state geologist E. R. Buckley described this particular sandstone as "a fine grained, calcareous sandstone in which the quartz grains are cemented mainly with calcium carbonate. The stone has a light bluish gray color in the upper part of the quarry, gradually taking on a deeper blue tint, as the depth increases, to within eight feet of the bottom, where the color changes to white. . . . A thin section of this stone, examined under the microscope, shows that it consists chiefly of small roundish to subangular grains of quartz with subordinate amounts of calcite, mica, chlorite, iron oxite, bitumen, feldspar and clay. The chief cementing constituents are calcite and iron oxide."
- ² According to contractor J. M. Anderson's report, 19,300 cubic feet of sandstone (costing \$8,799) was used in the exterior walls alone. Interior loadbearing walls also are made of sandstone.
- ³ In the architect's drawing, a crowned matron above the clock tower holds a shield with the word "LIBERTY" in her left hand rather than the sword actually wielded. In her outstretched right hand is a staff supporting a glittering ball or globe which was removed many years ago. Although the local press originally referred to the statue as the Goddess of Liberty and as "justice," a modern theory has been offered that the goddess (because of the sword and other details) is actually Minerva, protector of cities, etc. In 1896-98, the three pieces of "statuary" cost \$340.

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- ⁴ A major renovation project from the roofline to the statue on the clock tower has been partially completed by contractors Junior and Mary Sisk, of Holden. Sheet metal specialist Elmer Bradley was engaged for replicating the old metalwork. The project is being done in stages and is expected to cost from \$170,000 to \$200,000.
 - ⁵ Warrensburg Standard-Herald, Apr. 10, 1896.
- ⁶ Johnson, Icie F., "The Old Drum Story," booklet published in 1957 by the Warrensburg Chamber of Commerce, pp. 18-19; and <u>The Golden Years: 50th Anniversary Johnson County Historical Society, 1920-1970</u>, compiled by Mary Miller Smiser, edited by F. C. Eickelberg (Clinton, Mo.: The Printery, 1970), pp. 126-129.
- ⁷ The History of Johnson County, Missouri, (Kansas City: Kansas City Historical Company, 1881), pp. 188-189; p.668; and Stubbs, Roy M., "Historical Sketch of Johnson County's Old Courthouse." (Warrensburg, Mo.: Johnson County Historical Society, 1967. Mimeographed.)
- The Golden Years: 50th Anniversary Johnson County Historical Society, 1920-1970, compiled by Mary Miller Smiser, edited by F. C. Eickelberg (Clinton, Mo.: The Printery, 1970), p. 40; pp. 94-95.
 - 9 Warrensburg Standard-Herald, March 10, 1896.
- 10 <u>Ibid</u>., March 10, 13, 20, 1896; Warrensburg <u>Journal-Democrat</u>, March 20, 24, 27, 1896.
- ¹¹ Warrensburg <u>Journal-Democrat</u>, April 3, May 15, 1896; Warrensburg Standard-Herald, April 7, 10, 1896.
 - 12 Warrensburg Standard-Herald, Aug. 28, 1896.
 - 13 Warrensburg <u>Journal-Democrat</u>, Aug. 28, 1896.
 - 14 Warrensburg Standard-Herald, Sept. 11, 18, 1896.
- ¹⁵ Warrensburg <u>Journal-Democrat</u>, Nov. 20, 1896; May 14, 1897; Warrensburg <u>Star-Journal</u>, Jan. 3, 1979.
 - 16 Warrensburg <u>Journal-Democrat</u>, June 18, 1897.
- 17 Warrensburg Standard-Herald, Sept. 11, 1897. On July 15, 1904, when the gold-versus-silver issue was generally considered dead, the conservative Standard-Herald recalled the controversy and rather bitterly called for removal of the silver globe: "Back in the early months of 1898, when the silver craze was rampant in Johnson county, and the sight of anything colored yellow made the silverphobiaites (sic) froth at the mouth, Anderson the court

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house contractor, as he placed on the cap of the dome of that edifice the statue, placed in its hand a wand, capped with a golden ball. The affect (sic) was beautiful, and anderson received compliments on his artistic taste until some rabid free silver men discovered that here in Johnson county which gave the great silver apostle (Bryan) 1100 majority was the capitol whose magnificent summit was tipped with the yellow of the plutocrat.... The county court, free silverites, all of them....were told that they must not hope to draw \$5 per diem from the county treasury after their present terms expired. The court agreed with the outraged citizens, and went down in the people's pockets for \$25 to pay the steeple-jack who climbed to the top of the dome one morning at dawn and painted the ball the glittering color of a brand new silver dollar....But, of late a change has come over the spirit of their dream. No more does the Johnson county Democracy gaze at the glittering ball and sing peans of praise to the orator of the Platte. He is discredited, and his erstwhile ardent followers have gone off after strange gods.....The insignia of the lost cause still glitters in the morning sun, but there are none so humble as to gaze upon it..... Worshipped with a faith thought to be undying, it is now deserted. It should be hauled down and tenderly laid away among the blasted causes of Democracy. Bring back the steeple-jack and have him pull it down, and when it is down, bury it along with the rebel yell, fiat money, free trade and imperialism, relics of blasted hopes...."

¹⁶ Warrensburg Standard-Herald, Jan. 8, 1898.

¹⁹ Ibid., Jan. 15, 1898.

²⁰ Warrensburg <u>Journal-Democrat</u>, Jan. 21, 1898.

²¹ Ibid.

²² Warrensburg <u>Journal-Democrat</u>, Feb. 4, 1898.

²³ Ibid., Dec. 17, 1897; Warrensburg Standard-Herald, Jan. 22, 1898.

²⁴ Warrensburg Standard-Herald, Feb. 12, 1898.

²⁵ <u>Ibid.</u>, Feb. 12, April 16, May 27, June 24, 1898; Ohman, Marian M., <u>A History of Missouri's Counties, County Seats, and Courthouse Squares</u>, (Columbia: University of Missouri, Extension Division, 1983), p. 125.

²⁶ Ohman, Marian M., <u>A History of Missouri's Counties, County Seats, and Courthouse Squares</u>. (Columbia: University of Missouri, Extension Division, 1983), pp. 72-77.

²⁷ National Trust for Historic Preservation, <u>A Courthouse Conservation</u> <u>Handbook</u>, (Washington, D.C.:, The Preservation Press, 1976), p. 10.

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- McAlester, Virginia and Lee, <u>A Field Guide to American Houses</u>, (New York: Alfred A. Knopf, 1985), pp. 301-302.
 - ²⁹ Ohman, op cit, pp. 72-77.
 - 30 Ibid., p. 125.
 - 31 Ibid., p. 77.
- 32 An unidentified newspaper clipping (probably either the Warrensburg Standard-Herald or the Journal-Democrat, dated Dec. 19, 1897) reported that McDonald "went to Holden last night where he is preparing plans and specifications for the erection of a new Baptist Church in that city." Other references include the Knob Noster Gem, Sept. 4, 1903; and the Warrensburg Journal-Democrat, Sept. 18, 1903. For a description of the First Baptist Church, 601 S. Market St., Holden, see Missouri Historic Inventory Survey Form No. 83, Western Johnson County Survey, 1985. For a description of Dockery Hall, see Missouri Historic Inventory Survey Form No. 82, Eastern Johnson County Survey, 1987. For a description of the First Baptist Church at 102 W. Gay St., Warrensburg, see Missouri Historic Inventory Survey Form No. 62, Eastern Johnson County Survey, 1987.
- ³³ Buckley, E. R. and H. A. Buehler, <u>The Quarrying Industry of Missouri</u>, Missouri Bureau of Geology and Mines, Vol. II, 2nd Series, (Jefferson City: Tribune Printing Company, 1904), p. 277.
- ³⁴ This assessment is based on Marian Ohman's 1981 study, when "almost all" were still in use. (Encyclopedia of Missouri Courthouses. Columbia: University of Missouri, Extension Division, 1981), Introduction, unpaged.
 - 35 Warrensburg Star-Journal, Nov. 23, 1937.
- 36 The first ceremony occurred on Sunday, Feb. 20, 1898, when Marion F. Vanlandingham married Letitia A. Davis under the dome which he had helped construct.

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Warrensburg Journal-Democrat.

Warrensburg Standard-Herald.

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Johnson County Courthouse Johnson County, MO

Verbal Boundary Description: The Johnson County Courthouse, including the courthouse square, is located in the SW 1/4 of Section 24 of Township 46 North, Range 26 West, and consists of the south 70 feet of Lots 116-120 in Holden's First Addition, and the north 80 feet of Lots 140-144 in Holden's Second Addition, and vacated streets. The boundary follows the inside curb line of the square formed where Holden, Hout, Maynard and Market Streets intersect.

Boundary Justification: The boundary includes the portions of ten city lots which have been historically associated with the property.

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Johnson County Courthouse Johnson County, MO

PHOTOGRAPHS

The following information is the same for all photographs, unless otherwise noted:

Johnson County Courthouse Warrensburg, Johnson County, Missouri

Photographer: Roger Maserang

Negatives: Show-Me Regional Planning Commission

P.O. Box 348 (122 Hout Street) Warrensburg, Missouri 64093

East (main) elevation April 1993 Facing west 1 of 26

West elevation May 1993 Facing east 2 of 26

North elevation April 1993 Facing south 3 of 26

South elevation April 1993 Facing north 4 of 26

West and south elevations
ca. 1950s
Facing northeast
Photographer unknown (Postcard courtesy Johnson County Historical Society)
5 of 26

Window-to-entrance conversion in east (main) elevation September 1993 Facing west 6 of 26

Volute-shaped copings at south entrance September 1993 Facing west 7 of 26

Corner pavilion with ornamental bartizan and finial September 1993

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Facing northwest 8 of 26

Ogee dome with clock and goddess September 1993 Facing west 9 of 26

Roof detail, view from central tower September 1993 Facing north 10 of 26

Bronze Old Drum statue August 1993 Facing northwest 11 of 26

East entrance with "MPTA" group Ca. 1901 Facing west Stone & DeGroff (Photo courtesy Johnson County Historical Society) 12 of 26

Southwest corner with Warrensburg Fire Department Ca. 1902 Facing east Stone & DeGroff (Photo courtesy Johnson County Historical Society) 13 of 26

West vestibule September 1993 Facing east 14 of 26

Main floor corridor (N/S) September 1993 Facing north 15 of 26

Base of cast iron staircase, main floor September 1993 Facing southeast 16 of 26

County commissioner's hearing room September 1993 Facing east 17 of 26

Mantel in assessor's office September 1993

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Facing northeast 18 of 26

Old boiler room September 1993 Facing east 19 of 26

Basement corridor September 1993 Facing south 20 of 26

Second floor corridor (boxed stairway to attic at right) September 1993 Facing northeast 21 of 26

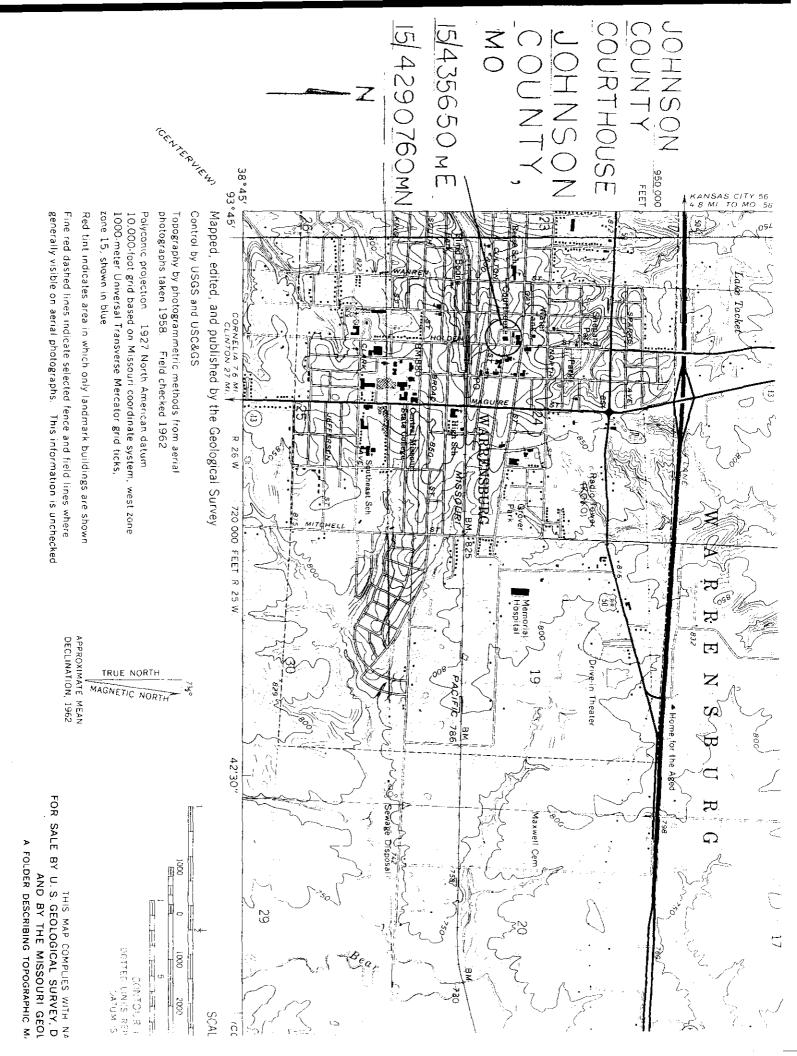
Attic storage room September 1993 Facing east 22 of 26

Lower base of central tower September 1993 Facing east 23 of 26

Unfinished north end of attic September 1993 Facing north 24 of 26

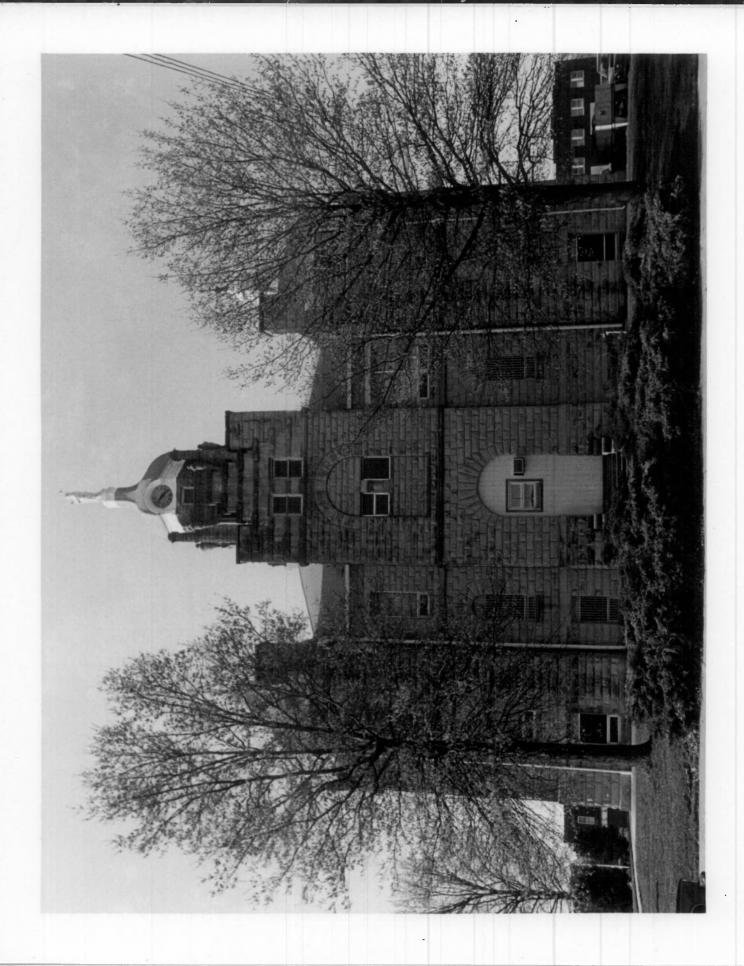
Main room of central tower September 1993 Facing southeast 25 of 26

Inside clock dome September 1993 Facing northeast 26 of 26

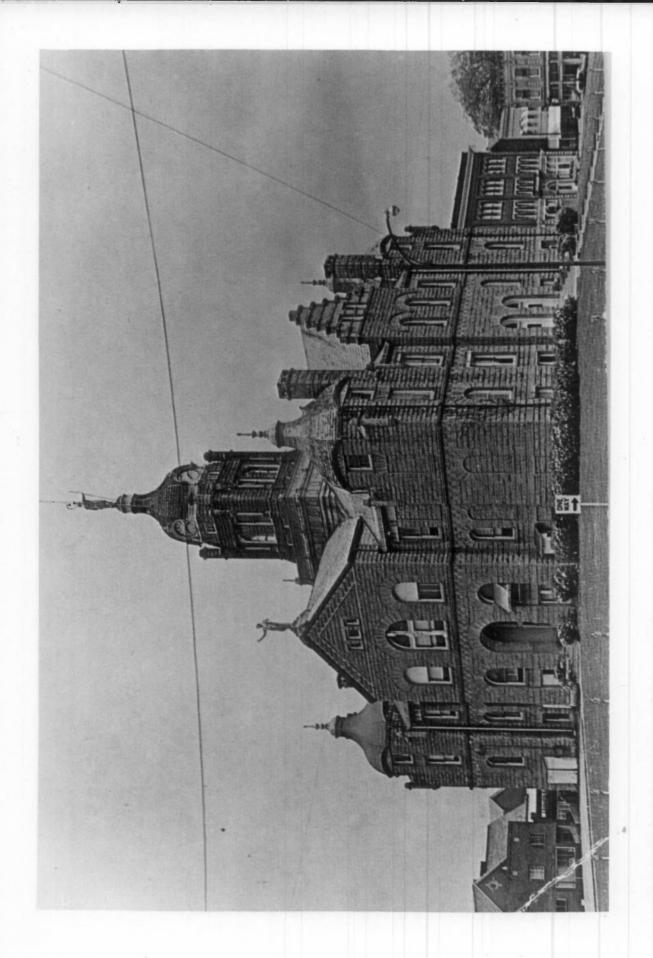


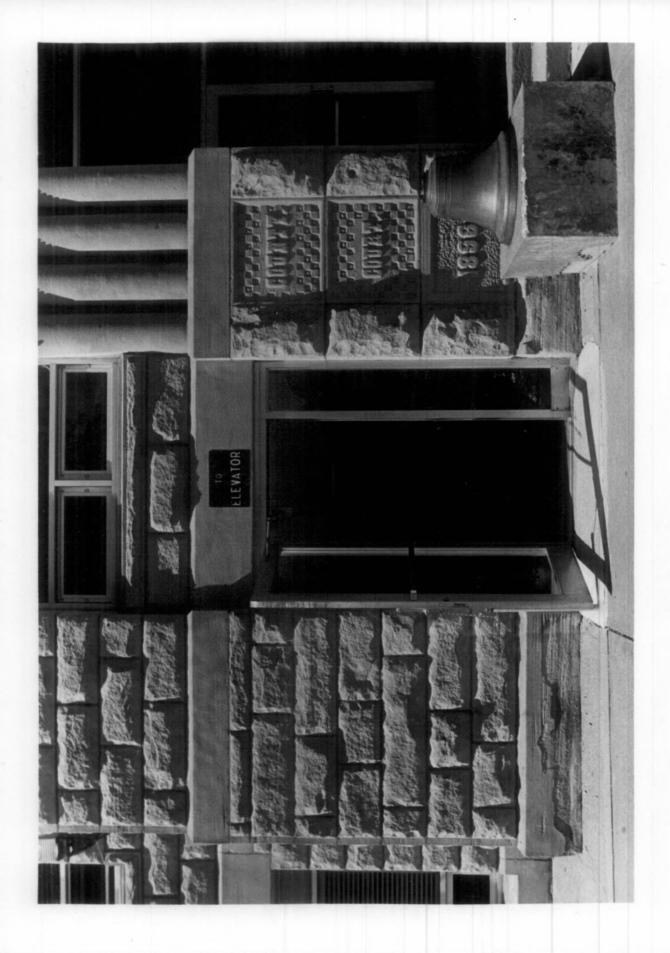


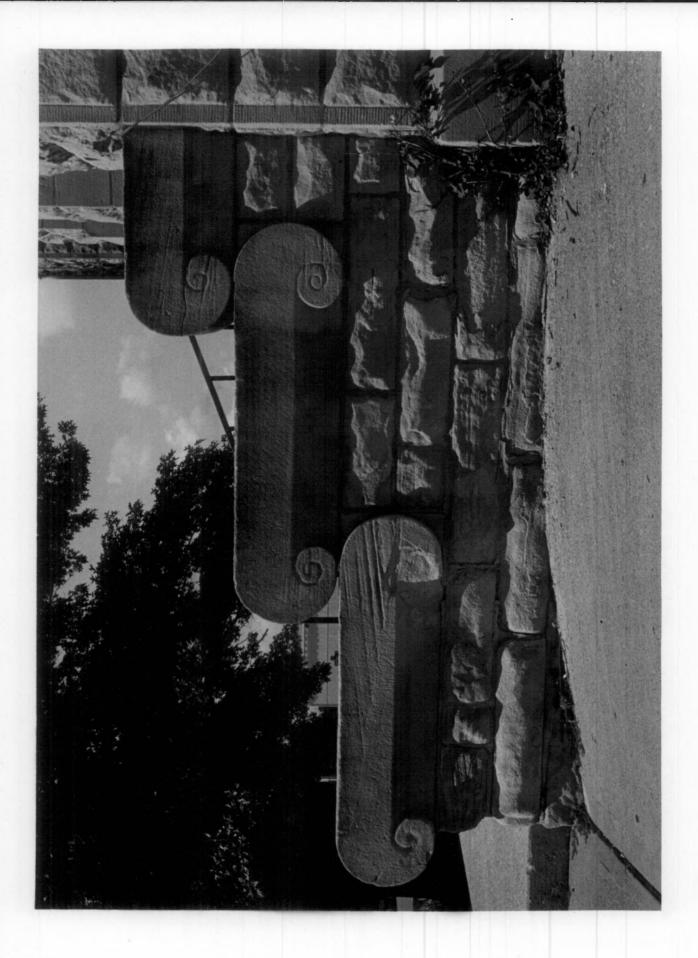


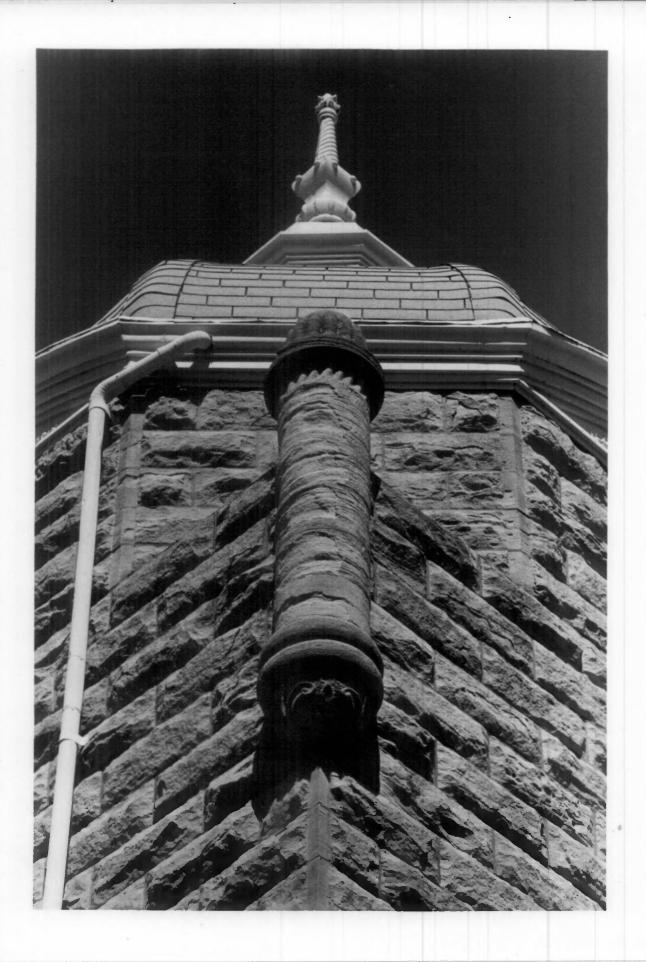


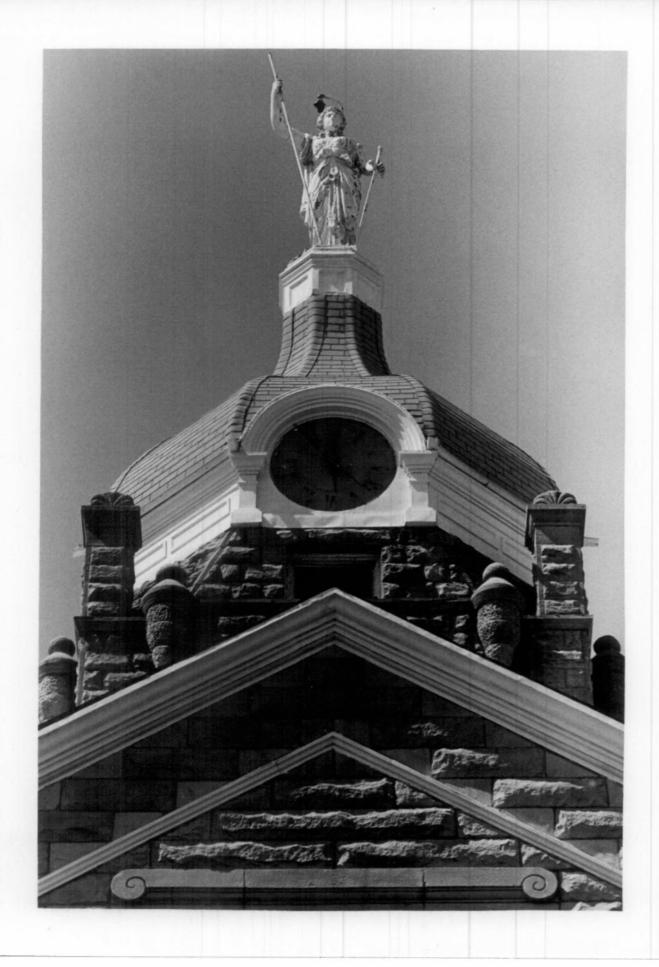




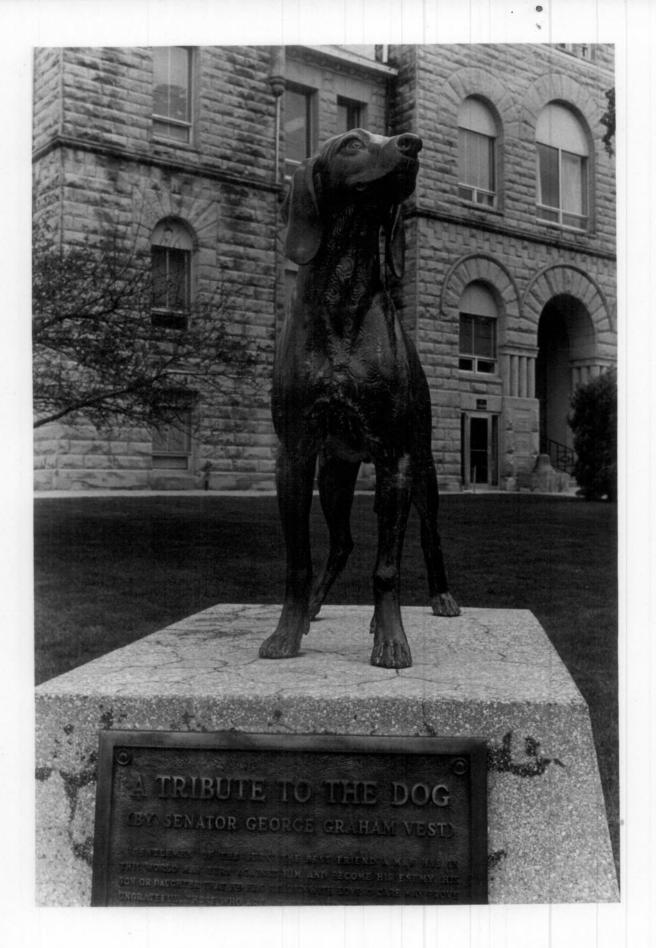


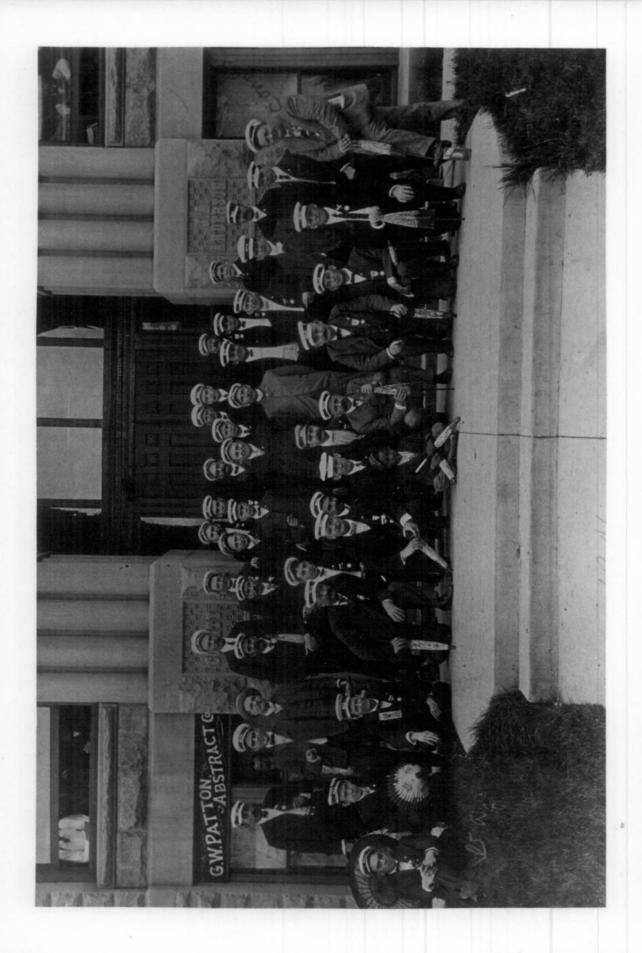


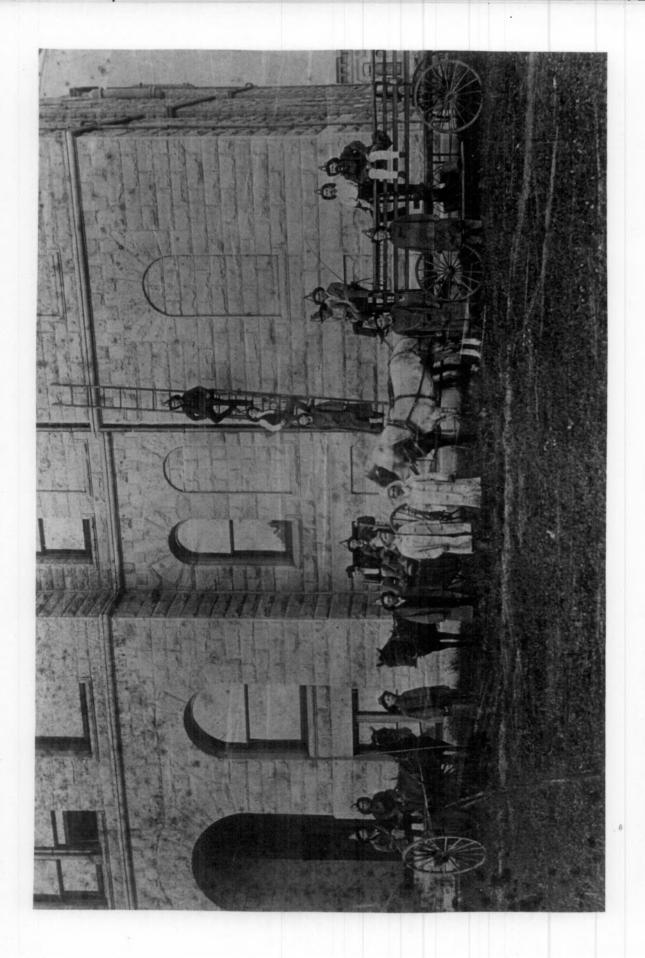






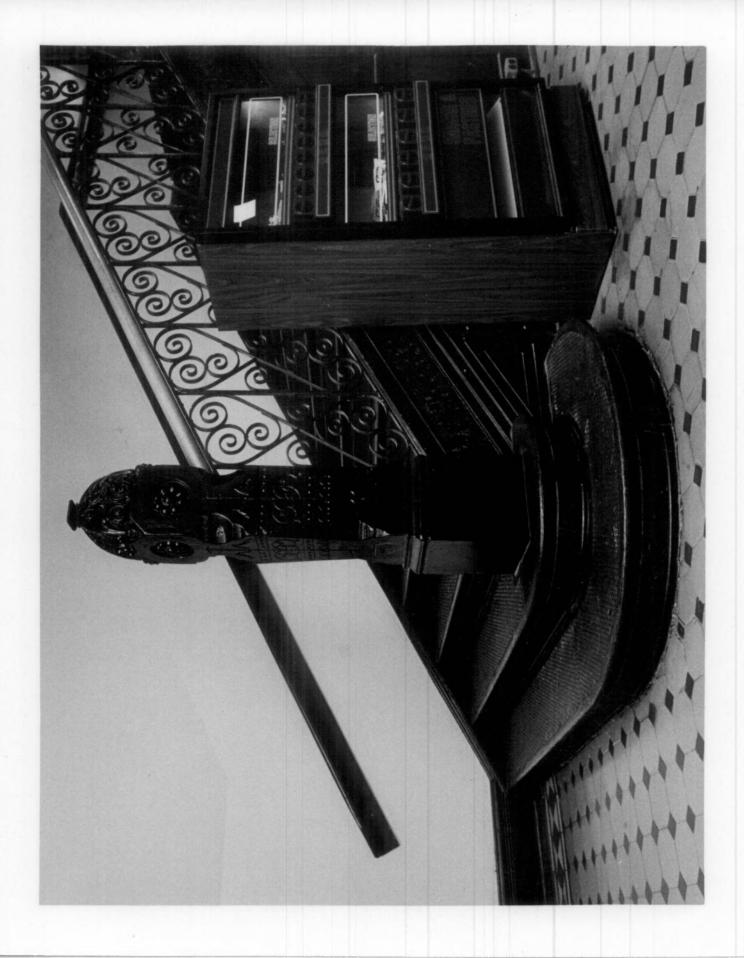




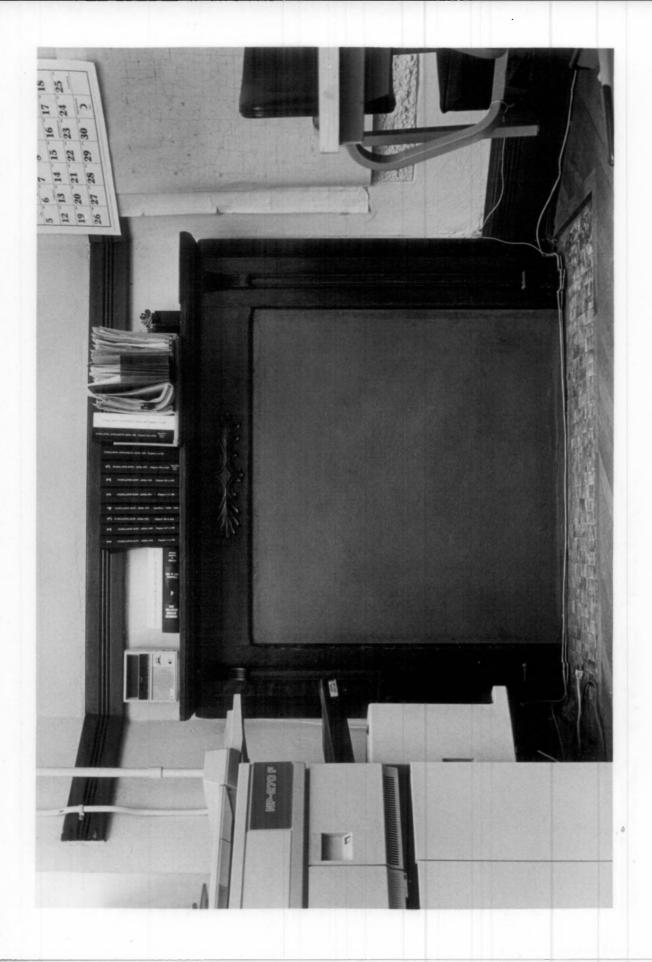




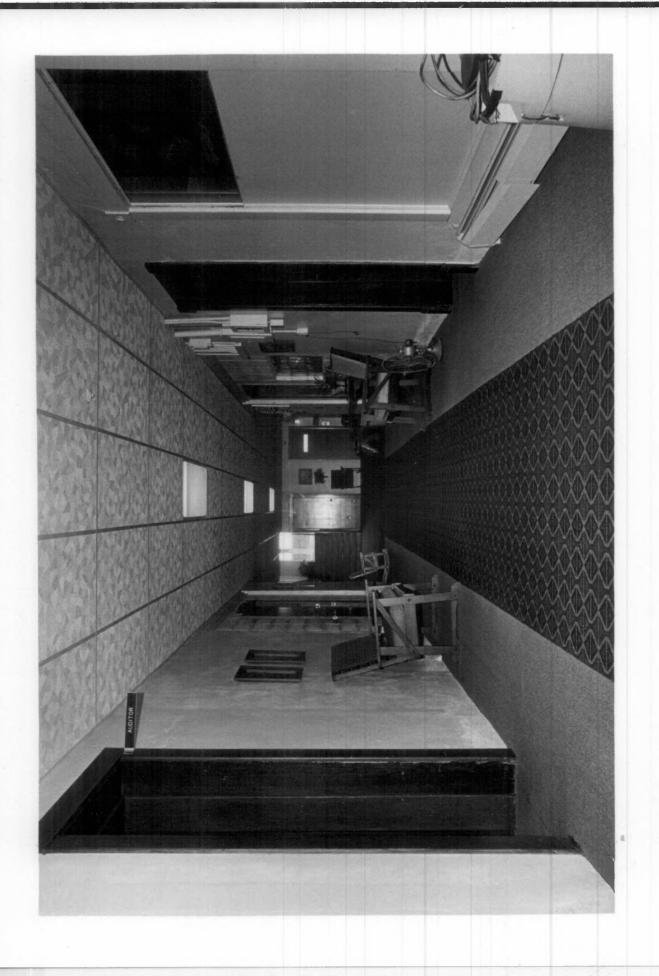


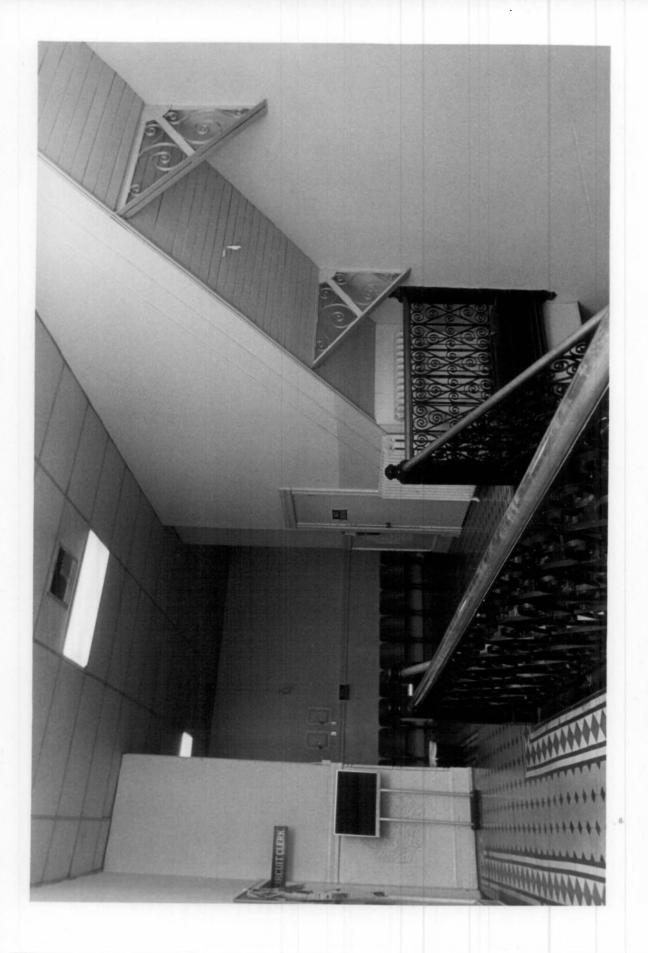










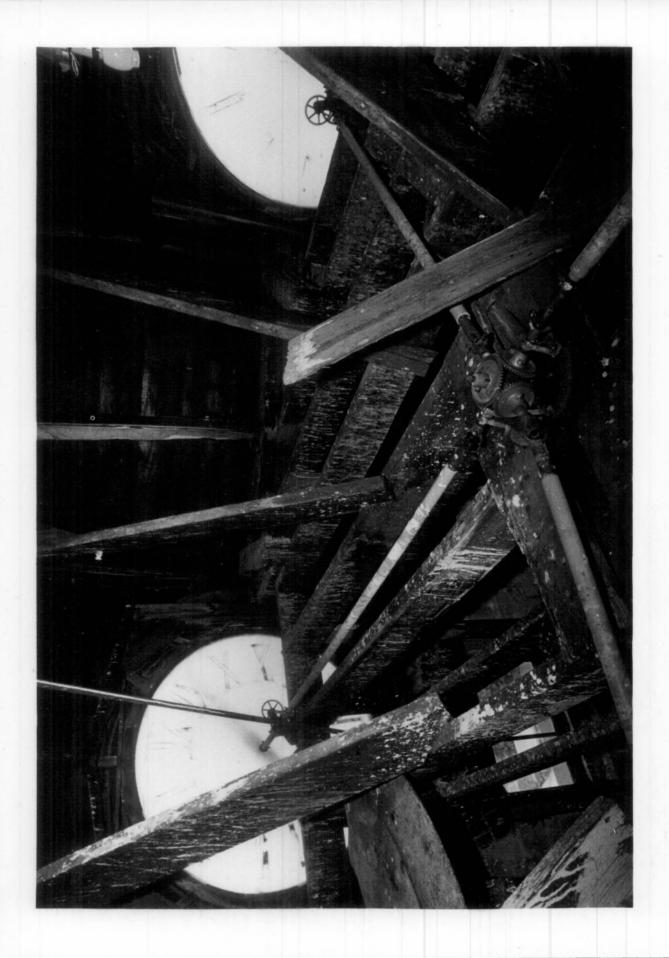












EXTRA









