



North Carolina Department of Cultural Resources
State Historic Preservation Office

Peter B. Sandbeck, Administrator

Michael F. Easley, Governor
Lisbeth C. Evans, Secretary
Jeffrey J. Crow, Deputy Secretary

Office of Archives and History
Division of Historical Resources
David Brook, Director

March 9, 2006

Chris M. Lloyd
Parsons Brinckerhoff Quade & Douglas, Inc.
Interstate Tower
121 West Trade Street, Suite 1950
Charlotte, NC 28202

Re: Architectural Resources Survey Report, West Corridor, Rapid Transit and Highway Project, Charlotte Area Transit System, Mecklenburg County, ER 01-7527

Dear Mr. Lloyd:

Thank you for your letter of December 6, 2006, transmitting the survey report by Mattson, Alexander and Associates, Inc., for the above project.

For purposes of compliance with Section 106 of the National Historic Preservation Act, we concur that the following properties are listed in and remain eligible for the National Register of Historic Places:

- (former) U.S. Post Office
- Wesley Heights Historic District
- Fourth Ward Historic District, (NR-listed 1995)

For purposes of compliance with Section 106 of the National Historic Preservation Act, we concur that the following properties are State Study-listed and remain eligible for the National Register of Historic Places:

- MK2172 Wachovia Bank and Trust Company Building, 129 West Trade Street, Criterion C.
- MK2659 South Cedar Street Industrial Historic District, South Cedar Street, approximately from Hill Street north to West First Street, Criteria A and C.
- MK2153 American Commercial Bank, Southwest corner, West Morehead Street at Freedom Drive, Criterion C.
- MK2152 Dairy Queen, 2732 Wilkinson Boulevard, Criteria A and C.
- MK1709 McCoy Service Station, 5315 Wilkinson Boulevard, Criteria A and C., (Study-listed in 1990).

We concur with the proposed National Register boundaries as delineated in the survey report.

	Location	Mailing Address	Telephone/Fax
ADMINISTRATION	507 N. Blount Street, Raleigh NC	4617 Mail Service Center, Raleigh NC 27699-4617	(919)733-4763/733-8653
RESTORATION	515 N. Blount Street, Raleigh NC	4617 Mail Service Center, Raleigh NC 27699-4617	(919)733-6547/715-4801
SURVEY & PLANNING	515 N. Blount Street, Raleigh, NC	4617 Mail Service Center, Raleigh NC 27699-4617	(919)733-6545/715-4801

For purposes of compliance with Section 106 of the National Historic Preservation Act, we concur that the following properties are eligible for the National Register of Historic Places under the criteria cited:

- MK2203 • West Avenue Presbyterian Church, 747 West Trade Street, Criterion C and Criteria Exception G.
- MK2913 • Coffee Cup Soda Grill, 914 South Clarkson Street, Criteria A and C.
- MK3209 • West Morehead Street Industrial Historic District, roughly north and south sides West Morehead Street, Freedom Drive (west), and McNinch Street (east).
- MK2920 • Bryant Park, South side, West Morehead Street, W. of Freedom Drive, Criteria A and C.
- MK3213 • Biltmore Farms Dairy, 2000-2004 West Morehead Street, Criterion A and C.
- MK3215 • Toll House Motel, 2116 West Morehead Street, Criterion A.
- MK---- • C. W. Kirkland Company, 2401 West Morehead Street, Criteria A and C.
- MK1778 • Town and Country Drive-In, 2441 Wilkinson Boulevard, Criteria A and C.
- MK3074 • General Dye Stuffs Corporation, 2400 block of Wilkinson Boulevard, Criteria A and C.
- MK2179 • Camp Green Memorial, Wilkinson Boulevard at Monument Street, Criterion A.
- MK1777 • Bar-B-Q King Drive-In, north side Wilkinson Boulevard at Weyland Avenue, Criteria A and C.
- MK3071 • Ford Motor Company, 4301 Wilkinson Boulevard, Criteria A and C.
- MK3106 • Split Rail Lodge, 4800 block of Wilkinson Boulevard, Criterion A and C.
- MK2150 • Oak Den Motel, 5104 Wilkinson Boulevard, Criteria A and C.
- MK3197 • Gas Station, 5400 Wilkinson Boulevard, Criteria A and C.
- MK3199 • Copal Grill, 5700 block of Wilkinson Boulevard.

Ineligible 2011
~~ER~~ MK 10129
#182

We concur with the proposed National Register Boundaries as delineated in the survey report.

We acknowledge that the following resources have recently been demolished:

- MK2865 • Virginia Paper Company Warehouse, South Graham Street at Third Street.
- MK3202 • E.I. Dupont Office and Laboratory Building, 427 West Fourth Street.

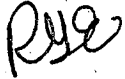
For purposes of compliance with Section 106 of the National Historic Preservation Act, we concur that the following properties are not eligible for the National Register of Historic Places:

Nos. 9, 11 - 14, 17, 19 - 20, 22, 24, 26 - 27, 34 - 41, 43 - 44, 46 - 47, 49 - 54, 56 - 57, 59, and 61 - 62.

The above comments are made pursuant to Section 106 of the National Historic Preservation Act and the Advisory Council on Historic Preservation's Regulations for Compliance with Section 106 codified at 36 CFR Part 800.

Thank you for your cooperation and consideration. If you have questions concerning the above comment, please contact Renee Gledhill-Earley, environmental review coordinator, at 919/733-4763. In all future communication concerning this project, please cite the above-referenced tracking number.

Sincerely,



Peter Sandbeck

cc: Mary Pope Furr, NC DOT
David Foster, Rail Division, NC DOT
Frances P. Alexander, Mattson, Alexander, and Associates, Inc.

bc: Southern/McBride
County

**PHASE II
ARCHITECTURAL RESOURCES SURVEY REPORT**

**WEST CORRIDOR RAPID TRANSIT PROJECT
CHARLOTTE AREA TRANSIT SYSTEM
MECKLENBURG COUNTY**

Prepared for:

**Gannett Fleming, Inc.
301 South McDowell Street
Suite 914
Charlotte, North Carolina 28204-2622**

Prepared by:

**Mattson, Alexander and Associates, Inc.
2228 Winter Street
Charlotte, North Carolina 28205
(704) 358-9841
(704) 376-0985**

29 November 2005

MATTSON, ALEXANDER AND ASSOCIATES, INC.

Frances P. Alexander, M.A.

Date

Richard L. Mattson, Ph.D.

Date

Charlotte Area Transit Authority

Date

PROJECT DESCRIPTION

This Phase II (intensive level) architectural resources survey was prepared in conjunction with the planning for the proposed Charlotte Area Transit System, West Corridor Rapid Transit Project. The West Corridor consists of a light rail, streetcar line, and bus rapid transit route that would extend approximately ten miles from the center city of Charlotte, west along Morehead Street and Wilkinson Boulevard (U.S. 29/74), to its proposed terminus just east of Interstate 485 near the Charlotte-Douglas International Airport. The location of the project is shown on **Figure 1**.

The architectural survey was conducted to identify properties that are either listed in or potentially eligible for listing in the National Register of Historic Places. The survey also identified locally designated historic landmarks. The Phase II survey was undertaken within the area of potential effects (A.P.E.) which was determined in consultation with the State Historic Preservation Office to include all areas of direct and indirect effects along the route and around the proposed transit stations. The A.P.E. extends approximately 150 feet on either side of the center line of the transit corridor except in the areas around station sites where the A.P.E. extends 250 feet from the edges of the station sites to encompass bordering blocks. The A.P.E., and all surveyed resources, are depicted on **Figures 2-7** found in **Appendix A**.

The West Corridor Transit project includes eleven (11) station sites and three (3) alternative station locations. The principal roadways serving the corridor include Interstate 85, U.S.-29/74 (Wilkinson Boulevard), Billy Graham Parkway (U.S. 521), West Boulevard (N.C. 160), and Freedom Drive (N.C. 27). An active Norfolk Southern rail line parallels U.S. 29/74 (Wilkinson Boulevard) along its entire length.

PURPOSE OF SURVEY AND REPORT

The survey of historic architectural resources was conducted and the results compiled in accordance with the National Environmental Policy Act (N.E.P.A.), the North Carolina Environmental Policy Act, and the National Historic Preservation Act (N.H.P.A.) of 1966, as amended (36 C.F.R. 800). Section 106 of the N.H.P.A. requires that if a federally funded, licensed, or permitted project has an effect on a property listed in, or potentially eligible for listing in, the National Register of Historic Places, the Advisory Council on Historic Preservation and the State Historic Preservation Office be given a reasonable opportunity to comment on such undertakings.

METHODOLOGY

The methodology for the Phase II architectural survey consisted of historical research and intensive level field work within the A.P.E. to identify all properties that are either listed in, or are potentially eligible for listing in, the National Register of Historic Places. In addition, properties designated as landmarks by the Charlotte-Mecklenburg Historic District Commission or the Charlotte-Mecklenburg Historic Landmarks commissions were also considered during this survey.

During the research phase, the architectural survey files at the Charlotte-Mecklenburg Historic Landmarks Commission and the Historic Preservation Office in Raleigh were searched. Especially useful were the series of countywide and thematic architectural studies of

Charlotte and vicinity. Among these are Sarah A. Woodard and Sherry Joines Wyatt's 2000 survey of Charlotte's post-World War II architecture; Woodard and Wyatt's 2001 survey of Charlotte's industrial, institutional, and educational architecture; and Stewart Gray and Dan Morrill's 2005 inventory of downtown Charlotte. Woodard and Wyatt completed National Register Multiple Property Documentation Forms based upon the 2000 and 2001 surveys. Their inventory of post-World War II architecture along Wilkinson Boulevard and other streets within the A.P.E. identified the Dairy Queen (2732 Wilkinson Boulevard), the American Commercial Bank (West Morehead Street at Freedom Drive), and the Wachovia Bank and Trust (129 West Trade Street) as eligible for the National Register. All three buildings are currently on the National Register Study List.

Thomas W. Hanchett's 1998 work, *Sorting Out the New South City: Race, Class, and Urban Development in Charlotte, 1875-1975*, provided background on the historical and architectural development of Charlotte. Local historians, property owners, planners, and historic preservation specialists were also contacted to gain an understanding of specific resources.

The field work consisted of an architectural survey of every property within the A.P.E. that was considered to be at least fifty years of age. All surveyed resources were keyed to the A.P.E. maps found in **Appendix A**. Residential, commercial, and industrial historic districts as well as individual buildings were examined, and a sufficient number of photographs were taken to support evaluations of eligibility. Resource photographs are found in **Appendix B**. The field work was conducted between February and June 2005, and 100 percent of the A.P.E. was examined.

Subsequent to the field work, the principal investigators developed an inventory list that included brief descriptions and evaluations of eligibility for each surveyed resource. This inventory list is keyed to the A.P.E. maps in **Appendix A**. The boundaries for all National Register, Determined Eligible, Study List, and Locally Designated Landmark properties as well as the proposed boundaries for properties recommended as eligible are depicted on individual tax maps within the report. A summary table of all resources and their recommendations is found at the beginning of the inventory list.

PHYSICAL ENVIRONMENT

The proposed West Transit Corridor is designed to connect center city Charlotte with Charlotte-Douglas International Airport. Its route follows existing city streets (principally four lane West Morehead Street) and U.S. 74 (Wilkinson Boulevard). Running some twenty miles from downtown Charlotte west to Gastonia (Gaston County), Wilkinson Boulevard was completed in 1927 as the first four lane highway in the state. The twenty-mile roadway was originally forty-foot wide and landscaped with shrubs. Today, the highway has undergone a series of major widenings that have eliminated the original landscaping. Moreover, the road no longer runs directly into downtown Charlotte, but terminates at the junction of Interstate Highways 77 and 277 (John Belk Freeway) just west of the center city. To the west, Wilkinson Boulevard is lined with commercial strip activities and trucking facilities including gas stations, drive-ins, and motels built between the late 1920s and 1950s. Later shopping centers and low density businesses surrounded by paved parking areas now characterize much of the highway through the project area.

West Morehead Street was initially a minor city street that was extended across Irwin Creek in the late 1920s to link downtown Charlotte with Wilkinson Boulevard. With its new connections, West Morehead became a desirable location for factories relocating away from downtown. Between the 1920s and 1950s, numerous such warehouses, factories, and commercial operations were built along West Morehead, many of which have survived to form a West Morehead Industrial Historic District.

SUMMARY RESULTS OF FINDINGS

Sixty-two (62) resources (individual properties and historic districts) located within the A.P.E. were identified as being fifty years of age or older and were evaluated for National Register eligibility. Of these, twenty-six (26) are listed in the National Register, are locally designated historic landmarks, or are recommended as eligible for the National Register (see **Table 1**). The other surveyed properties are not recommended for National Register eligibility under any criterion. The A.P.E. contains two National Register resources, the Wesley Heights Historic District and the (Former) United States Post Office, which are also locally designated landmarks. There are two other local landmarks within the A.P.E., the Fourth Ward Historic District and Bryant Park. Other properties recommended for the National Register include two proposed historic districts, the West Morehead Street and the South Cedar Street Industrial Historic Districts. The other recommended properties are individual resources that include a variety of early twentieth century industrial architecture, 1950s office buildings, and roadside motels, gas stations, and drive-in restaurants.

TABLE 1

SUMMARY TABLE
HISTORIC PROPERTIES
(Keyed to A.P.E. Maps)

National Register—NR
National Register Study List—SL
Locally Designated Landmark—LD

<u>Survey Number/Property Name</u>	<u>Status</u>	<u>Recommendation</u>
1. Wachovia Bank and Trust Company Building	SL	NR Eligible MK 2172
2. (Former) U.S. Post Office*	NR/LD	NR/LD MK 0012
3. Virginia Paper Company Warehouse	None	NR Eligible MK 2865
4. E.I. Dupont Office & Laboratory	None	Demolished MK3202
5. Coddington Building	None	Not Eligible MK 0070
6. Fourth Ward Historic District	LD	NR Eligible MK 0065
7. West Avenue Presbyterian Church	None	NR Eligible MK3208
8. Wesley Heights Historic District	NR	NR/LD MK 1713
9. House	None	Not Eligible MK 3204
10. South Cedar Street Industrial Historic District	SL	NR Eligible MK 2659
11. (Former) Gas Station	None	Not Eligible MK 3205
12. Auto Repair Building	None	Not Eligible MK 3206
13. Cashstone Building*	None	Not Eligible MK 3207
14. Auto Repair Building	None	Not Eligible MK 3209
15. Coffee Cup Soda Grill	None	NR Eligible MK 2913
16. West Morehead Street Industrial Historic District	None	NR Eligible MK 3209
17. Gas Station	None	Not Eligible MK 3210
18. American Commercial Bank	SL	NR Eligible MK 2153
19. Commercial/Industrial Block	None	Not Eligible MK 2107
20. Stewart Creek Bridge	None	Not Eligible MK 3211
21. Bryant Park	LD	NR Eligible MK 2920
22. WBT Radio Station	None	Not Eligible MK 3212
23. Biltmore Farms Dairy	None	NR Eligible MK 3213
24. Food Distributorship	None	Not Eligible MK 3214
25. Toll House Motel	None	NR Eligible MK 3215
26. House	None	Not Eligible MK 3216
27. Cold Storage Building	None	Not Eligible MK 3217
28. C.W. Kirkland Company	None	NR Eligible MK 3217
29. Town and Country Drive-In	None	NR Eligible MK 1778
30. General Dye Stuffs Corporation	None	NR Eligible MK 3074
31. Camp Greene Memorial	None	NR Eligible MK 3179 MK 3179
32. Dairy Queen	SL	NR Eligible MK 3217 242
33. Bar-B-Q King Drive-In	None	NR Eligible MK 1777
-34. Southern Engineering Company	None	Not Eligible MK 3073
-35. Breezeway Inn	None	Not Eligible MK 3190

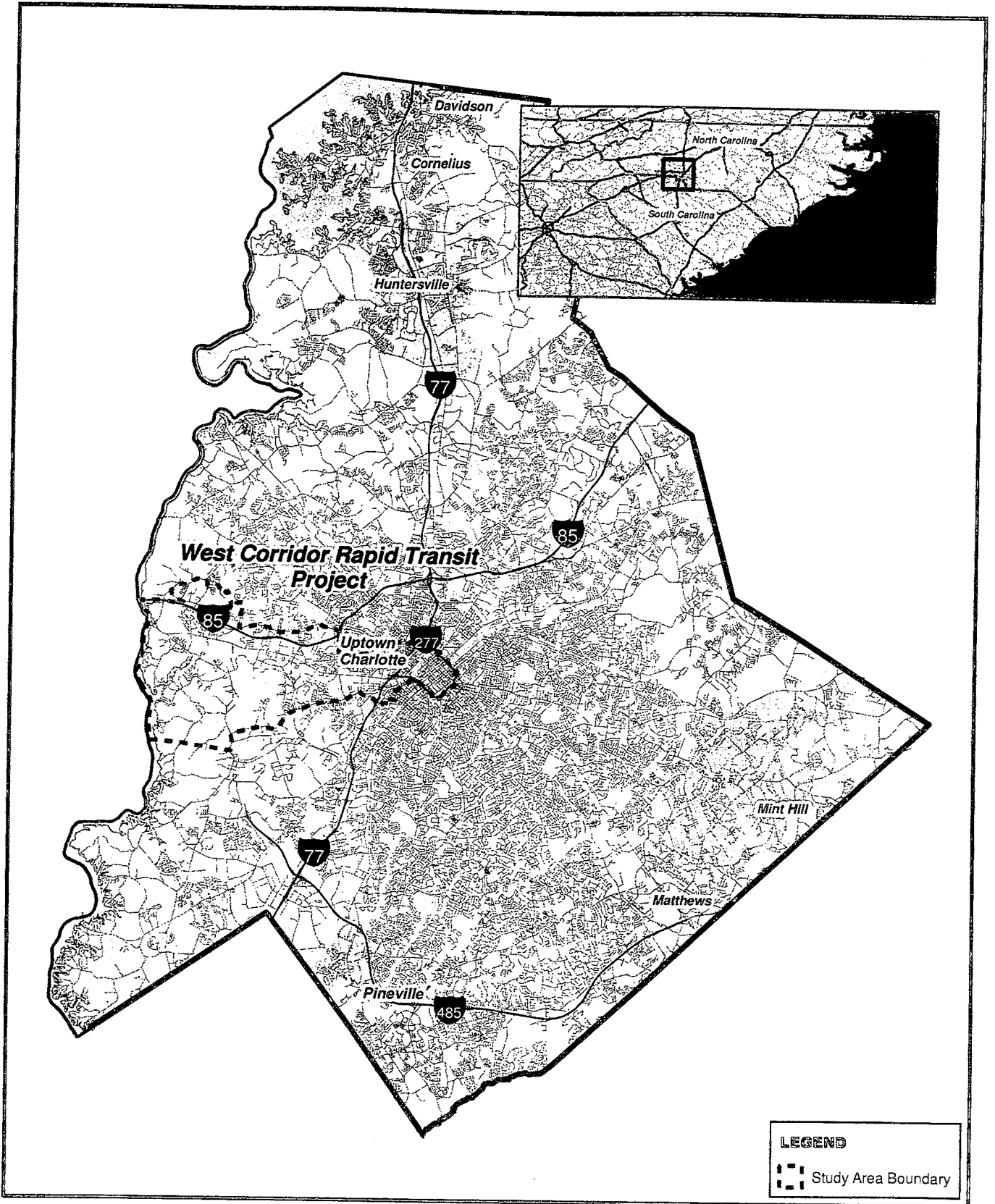
* Charles R. Jones Federal Building
* Chas. H. Stone Building

TABLE 1 (continued)

SUMMARY TABLE
HISTORIC PROPERTIES
(Keyed to A.P.E. Maps)

National Register—NR
National Register Study List—SL
Locally Designated Historic Landmark—LD

<u>Property Name/Survey Number</u>	<u>Status</u>	<u>Recommendation</u>
36. House	None	Not Eligible MK3191
37. House	None	Not Eligible MK3182
38. House	None	Not Eligible MK3193
39. House	None	Not Eligible MK3184
40. Superior Products Company	None	Not Eligible
41. Dixie Motor Court	None	Not Eligible MK3176
42. Ford Motor Company	None	NR Eligible MK 3071
43. Mor-Mac Motor Court	None	Not Eligible MK3179
44. Commercial Building	None	Not Eligible MK3185
45. Split Rail Lodge	None	NR Eligible MK3186
46. House	None	Not Eligible MK3187
47. House	None	Not Eligible MK3188
48. Oak Den Motel	None	NR Eligible MK 2150
49. House	None	Not Eligible MK3189
50. House	None	Not Eligible MK3190
51. House	None	Not Eligible MK3191
52. House	None	Not Eligible MK3192
53. House	None	Not Eligible MK3193
54. House	None	Not Eligible MK3194
55. McCoy Service Station	SL	NR Eligible MK 1709
56. House	None	Not Eligible MK3195
57. House	None	Not Eligible MK3196
58. Gas Station	None	NR Eligible MK3197
59. House	None	Not Eligible MK3198
60. Copal Grill	None	NR Eligible MK3199
61. House	None	Not Eligible MK3200
62. Houses-Millerton and Greenland Avenues, Morton Street	None	Not Eligible MK3201



West Corridor Rapid Transit Project



Project Location Map

City of Charlotte, North Carolina

Figure
1

PROPERTY EVALUATIONS

1. **Wachovia Bank and Trust Company (Study List; Recommended as Eligible)**
129 West Trade Street MK 2172
Charlotte, Mecklenburg County

Charlotte's finest example of modernism expressed in a high-rise office building, Wachovia Bank and Trust was built in 1958. The eighteen-story downtown office building consists of a four story base that carries fourteen floors of offices. The first story is recessed and mostly glazed with marble storefronts while the upper floors have concrete panels shaped to create angled projections between slender fixed windows. Wachovia Bank and Trust was designed by A.G. Odell, Jr., Charlotte's leading modernist architect. Born in Concord, North Carolina, and trained at Cornell University, Odell designed many of the city's finest examples of modernism including churches (Calvary Lutheran Church), schools (Double Oaks School), residences (Cloister House), civic buildings (Charlotte Convention Center-now gone) and offices. In its well-preserved modernist design and association with Odell, Wachovia Bank and Trust is recommended as eligible for the National Register under Criterion C. The building meets the registration requirements set forth for high-rise office buildings in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). The proposed National Register boundaries are depicted on **Figure 8**.

2. **(Former) United States Post Office (National Register; Local Landmark)**
401 West Trade Street MK 0012 aka Charles R. Jones
Charlotte, Mecklenburg County Federal Bldg.

The (Former) United States Post Office was built in 1917, but underwent a major expansion in 1934 that tripled the size of the original building to create to the grand Neo-Classical Revival design that exists today. The architect for the 1934 expansion was James A. Wetmore, Acting and Supervising Architect for United State government buildings. The building epitomizes the Neo-Classical Revival style in the imposing, symmetrical façade, executed in limestone, that is distinguished by tall, Corinthian columns and pilasters, pedimented portico, and ornate entablature. The handsome interior features a main lobby finished in marble, an oak-paneled courtroom, and oak doors and terrazzo flooring in the principal rooms. The building was renamed the Charles R. Jones Federal Building in 1982 when the post office was relocated McDowell Street, and the building was converted to a federal courthouse and government office building. The (Former) United States Post Office remains well-preserved and eligible for the National Register under Criterion A for government and under Criterion C for architecture. The National Register boundaries are found on **Figure 9**.

3. **Virginia Paper Company Warehouse (Recommended as Eligible)**
South Graham Street at West Third Street MK 2865
Charlotte, Mecklenburg County

Constructed ca. 1938, the Virginia Paper Company Warehouse is one of the few remaining industrial buildings in Charlotte's Third Ward which developed in the early twentieth century as a center for factories, warehousing, workers cottages oriented to the Southern Railway and the Piedmont and Northern Railroad. The Virginia Paper Company Warehouse and the adjacent E.I. Dupont Building (No. 214) survived the urban renewal projects of the 1960s and 1970s to illustrate the industrial activity that once dominated this area. The well-preserved, boxy, two

story, red brick warehouse clearly represents the warehouses constructed near the city's rail corridors between the two world wars. The building is constructed of reinforced concrete with brick curtain walls and steel sash factory windows. The intact interior consists of concrete slab flooring, metal stairs and doors, and concrete girders and mushroom columns. The concrete columns and girders allowed for large open storage spaces, eliminating the numerous beams required for earlier brick and timber construction. In addition, the concrete and steel materials made the building virtually fireproof.

The property satisfies the registration requirements set forth for the eligibility of pre-World War II warehouses in *Industrial, Transportation, and Education: New South Development in Mecklenburg County: National Register of Historic Places Multiple Property Documentation Form, 2001* (Woodward and Wyatt 2001). The warehouse is recommended as eligible under Criterion A for industry and under Criterion C for architecture. The proposed boundaries for the Virginia Paper Company Warehouse are depicted on **Figure 10**.

4. **E.I. Dupont Office and Laboratory Building (Demolished)**
427 West Fourth Street
Charlotte, Mecklenburg County

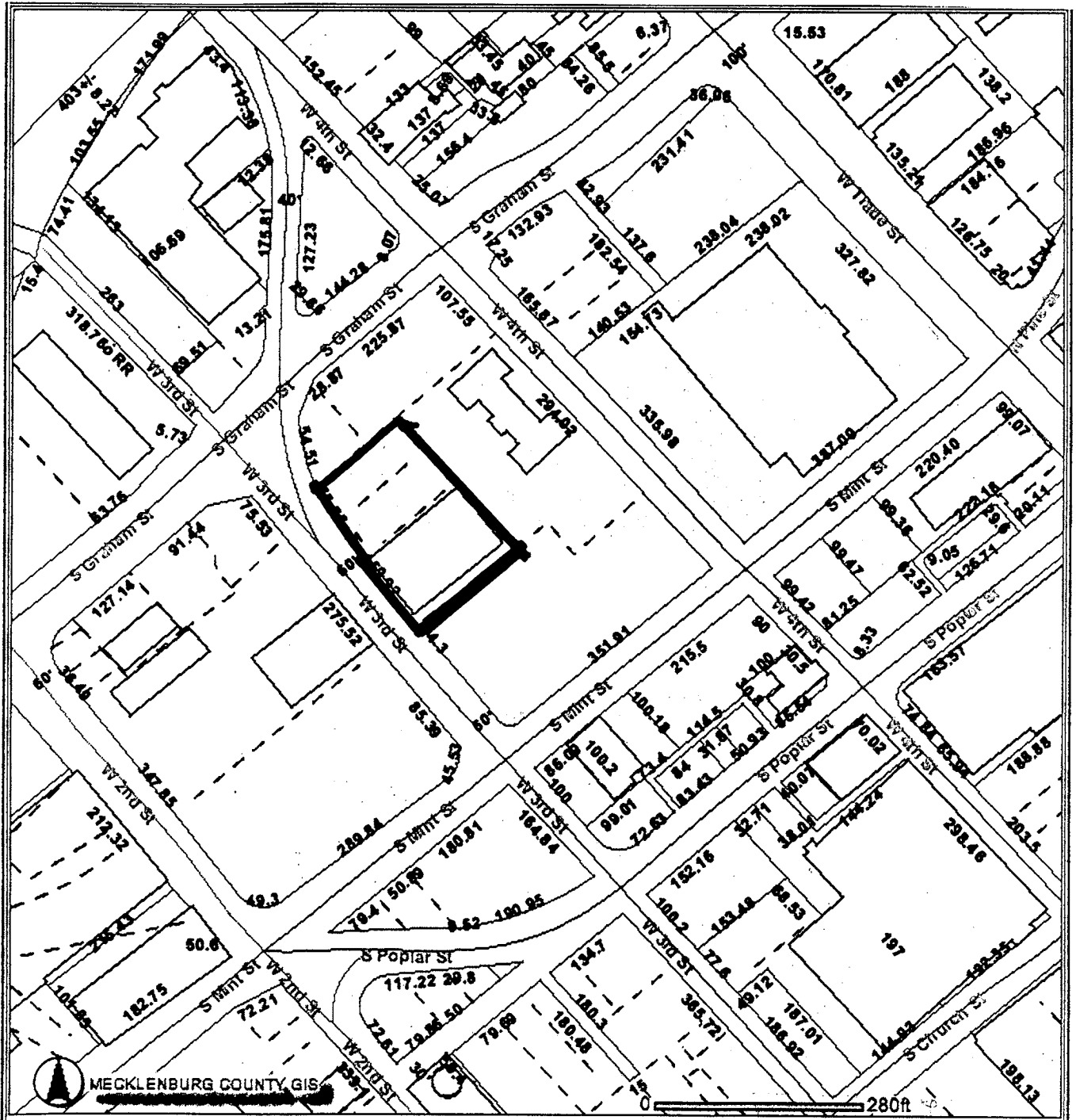
ML 3202

Constructed ca. 1950, the E.I. Dupont Office and Laboratory Building was one of the few remaining industrial buildings in Charlotte's Third Ward which developed in the early twentieth century as a center for factories, warehousing, workers cottages oriented to the Southern Railway and the Piedmont and Northern Railroad. The Dupont building and the adjacent Virginia Paper Company (No. 3) survived the urban renewal projects of the 1960s and 1970s to illustrate the industries that once dominated this area. Resting on a high concrete base, the red brick, flat roofed Dupont Building expressed mid-twentieth-century modernism in its consciously stripped classicism. The building followed a strict symmetry with a balanced, tripartite design, evenly spaced bays, and center entrance. The building had a three story, nine bay main block flanked by projecting two story, four bay wings. The main section featured a three bay frontispiece constructed of cast-concrete blocks. Granite steps led to double leaf, metal frame doors. The bays on the main block and wings were slightly recessed and contained single, steel sash, double-hung windows with concrete sills. These bays were capped by concrete belt courses that delineate the tops of the building. The interior retained its original plan with a center lobby, metal stairway to the upper floors, and laboratories and offices opening onto hallways. The lobby featured marble wainscot and terrazzo flooring.

The Dupont Building was constructed by the giant, Delaware-based, chemical and gunpowder manufacturer, E.I. Dupont Company, Inc. By 1935, Dupont had begun testing synthetic textile fibers, and the company constructed the laboratory in downtown Charlotte for experiments with nylon and rayon as well as dye stuffs. The property satisfied the registration requirements set forth for the eligibility of pre-World War II industrial buildings in *Industrial, Transportation, and Education: New South Development in Mecklenburg County: National Register of Historic Places Multiple Property Documentation Form, 2001* (Woodward and Wyatt 2001). The E.I. Dupont Building was recommended as eligible for the National Register under Criterion A for industry, but the building was demolished in recent weeks. The proposed National Register boundaries are shown on **Figure 11**.

Figure 10

Virginia Paper Company Warehouse
Proposed National Register Boundaries



5. Coddington Building (Polk Building)
Northwest corner, West Trade Street at North Graham Street
Charlotte, Mecklenburg County MK 0070

The Coddington Building was constructed in 1925 for C.C. Coddington, a leading Charlotte businessman. Coddington had accumulated wealth as the state's first distributor of Buick automobiles, as an organizer of the Charlotte Motor Speedway, and as owner of the radio station, WBT. In 1928, Coddington was named president of the National Association of Automobile Dealers. The C.C. Coddington House (local landmark) still stands at 1122 East Morehead Street in the Dilworth neighborhood. Coddington commissioned the nationally renowned industrial architect, Albert Kahn, to design his new office building and Buick showroom on West Trade Street. In 1924, Kahn's firm, which was based in Detroit, had designed the Ford Assembly Plant on Statesville Avenue.

The five story, classically-inspired, brick building underwent extensive alterations during its conversion to government offices in the mid-1980s. The west and north (rear) elevations were heavily altered with new window openings, additions, and wall surfaces. The entire ground floor was also remodeled with new windows, doors, and soffits. The interior of the building was extensively modernized at this time. At present, sections are in disrepair as bricks on the front and east elevations have deteriorated and fallen off the building. The Coddington Building is not considered to have sufficient integrity for National Register eligibility under any criterion.

6. **Fourth Ward Historic District (Local Historic District; Recommended as Eligible)**
West Trade Street (south), West Eleventh Street (north), North Church Street (east),
North Smith Street, and railroad tracks (west) MK 0065
Charlotte, Mecklenburg County

The northwest quadrant of Charlotte's four original political wards, Fourth Ward developed during the middle and late nineteenth century as a prosperous residential area convenient to downtown businesses. Fourth Ward took shape before the advent of streetcar suburbs around the center city and was characterized by a variety of closely spaced residential, commercial, and industrial land uses. The area began to decline as a premier residential area with the Great Depression and the subsequent suburbanization. By the middle decades of the twentieth century, Fourth Ward had suffered a great deal of residential neglect and demolition. However, beginning in the 1970s, Fourth Ward underwent a dramatic revitalization which has included an abundance of new construction as well as the restoration of the surviving picturesque and Colonial Revival housing stock.

The Fourth Ward Historic District has been designated a local historic district by the Charlotte-Mecklenburg Historic District Commission, and the district is also recommended for National Register eligibility under Criterion A for community planning and development and under Criterion C for architecture. The historic district includes well-preserved residential streets, commercial buildings, small-scale industrial buildings, and churches. Of special note are the 1890s Queen Anne style Liddell-McNinch House (511 North Church Street), the 1884 Italianate-inspired Berryhill House (Ninth at Pine streets), and the elegant 1929 Poplar Apartments (North Church at Poplar streets). The area also holds a great deal of new construction including modern apartment buildings and condominiums located throughout Fourth Ward. However, the district still contains the greatest concentration of historic picturesque architecture in the city, clearly illustrating the growth of center Charlotte in the late nineteenth and early twentieth centuries.

The proposed National Register boundaries conform to those of the local historic district and are shown on **Figure 12**.

7. **West Avenue Presbyterian Church (Recommended as Eligible)**
747 West Trade Street
Charlotte, Mecklenburg County MK 3203

Erected in 1930, West Avenue Presbyterian Church originally served the downtown neighborhoods of McNinchville, Irwin Park, and Woodlawn. In 1962, the Greater Mount Moriah Primitive Baptist Church acquired the building which remains the home of this congregation. A concrete date plate beside the main entrance denotes the establishment of present church in this house of worship. The church property now contains a modern, free-standing sanctuary building located directly east of the 1930 edifice, and the tract is enveloped by modern construction. However, the original church remains a well-preserved example of the downtown churches that were once landmarks of residential neighborhoods. The late Tudor Revival design comprises a two story, red brick sanctuary with flanking, projecting entrance bays capped by gabled parapets. The front and west elevations feature arched windows and doorways with cast concrete surrounds and panels, and ornate stained glass. On the front (north) elevation, the west end bay was added ca. 1952, and includes a handsome cast stone, Tudor Revival frontispiece and a crenellated parapet that is consistent with the overall design of the church. The east elevation includes a later addition for offices and classrooms. The principal investigators did not gain access to the interior.

West Avenue Presbyterian Church is recommended as eligible for the National Register under Criterion C for architecture and Criteria Exception G for religious properties. The substantially intact, late Tudor Revival building is a handsome expression of the neighborhood churches that once characterized downtown Charlotte, but which have been lost to modern commercial development and suburban residential growth in the late twentieth century. The proposed National Register boundaries are shown on **Figure 13**.

8. **Wesley Heights Historic District (National Register; Local Historic District)**
Roughly bounded by West Morehead Street (south), Interstate-77 South (east), Beatties Ford Road (north), and Woodruff Place (west)
Charlotte, Mecklenburg County MK 1793

Wesley Heights took shape as a predominantly middle class, white suburb between 1900 and World War II. The community subsequently became an African American neighborhood, merging with historically black areas around Johnson C. Smith University to the north. The area contains tree-lined blocks of well-preserved bungalows, period revival dwellings, and small apartment buildings. Among the neighborhood's churches is Greater Bethel A.M.E. Zion Church (1928). Designed by Charlotte architect, Louis Asbury, the handsome, red brick edifice has a Florentine façade. Wesley Heights remains eligible for the National Register under the nominated Criteria A and C, for African American heritage, community planning and development, and architecture. The National Register boundaries are depicted in **Figure 14**.

Figure 12

Fourth Ward Historic District
Proposed National Register and Local Landmark Boundaries

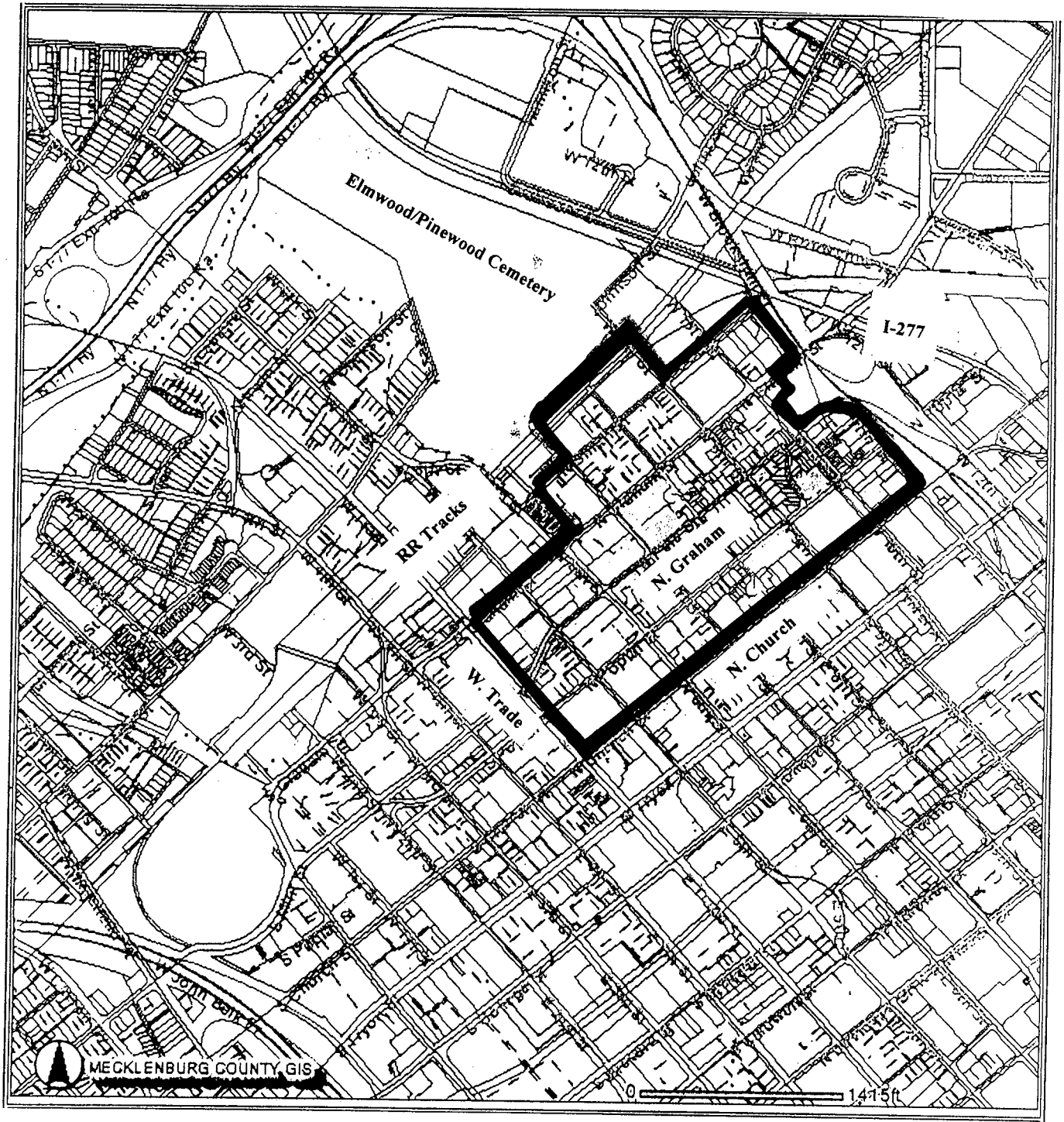


Figure 13

West Avenue Presbyterian Church
Proposed National Register Boundaries

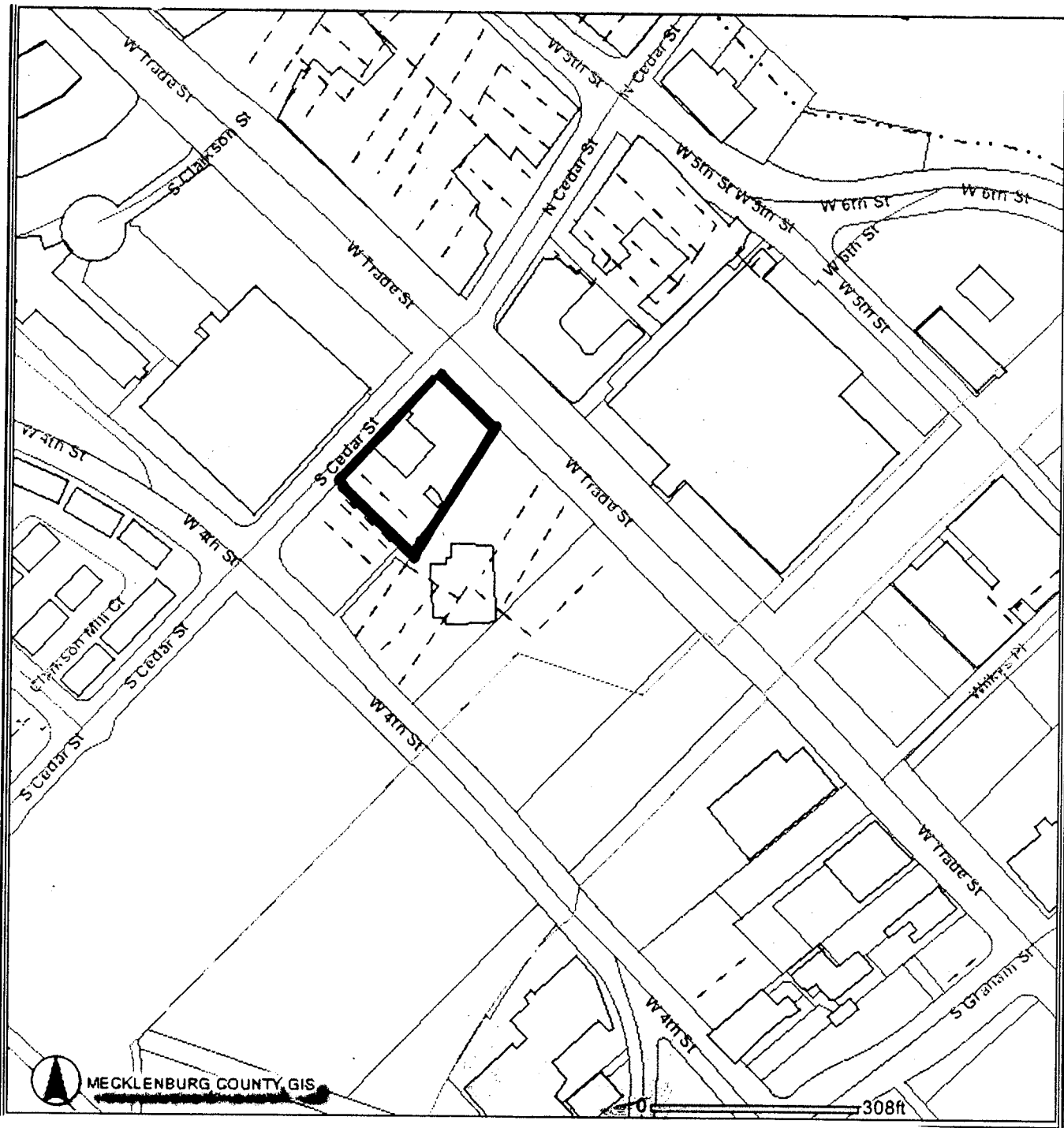
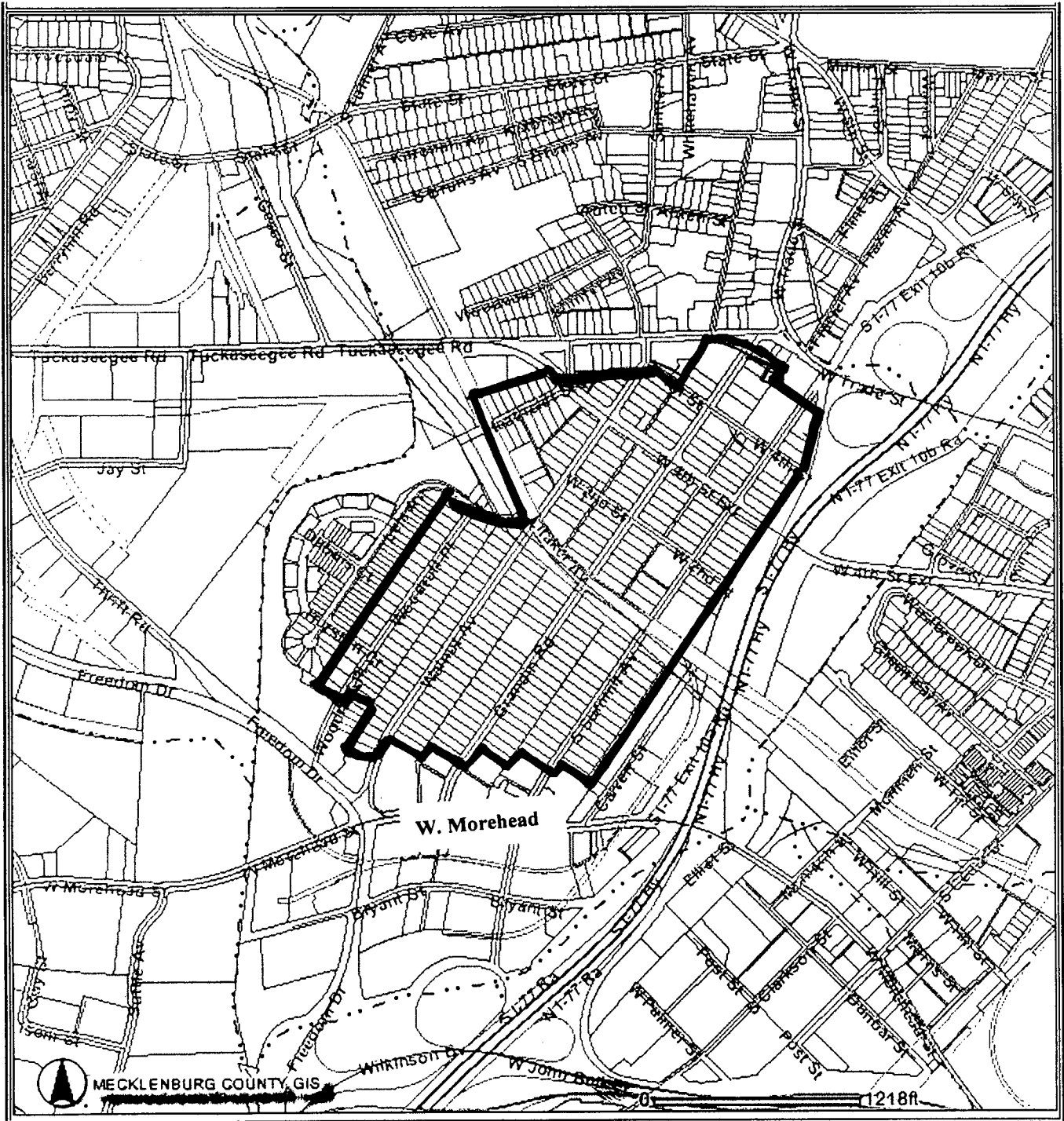


Figure 14

Wesley Heights Historic District
National Register Boundaries



9. House
328 South Cedar Street
Charlotte, Mecklenburg County MK3704

Now surrounded by modern development, this 1920s house was originally part of a residential street. Covered with vinyl siding, the frame dwelling reflects the Colonial Revival style in its boxy, symmetrical form, hip roof, and fluted porch supports. Numerous finer expressions of the 1920s Colonial Revival survive throughout Charlotte, especially in the Dilworth, Myers Park, Wesley Heights, and Elizabeth historic districts. This house does not possess the architectural or historical significance for National Register eligibility under any criterion.

10. **South Cedar Street Industrial Historic District (Study List; Recommended as Eligible)**
South Cedar Street, approximately from Hill Street north to West First Street
Charlotte, Mecklenburg County MK2659

The South Cedar Street Industrial Historic District took shape as a bustling warehouse and manufacturing zone southwest of Charlotte's center city during the early twentieth century. The area included the Piedmont and Northern (P. & N.) Railway that provided interurban rail service to the booming textile mill towns west of the city. The district was also located near West Morehead Street which linked the center city to the state's first four lane highway, Wilkinson Boulevard. When completed in 1927, Wilkinson Boulevard stretched westward into the heart of region's textile belt attracting numerous warehouses and factories to West Morehead Street and adjoining streets.

By the 1920s, South Cedar Street and adjacent streets held a host of red brick or metal-clad storage facilities and factories geared primarily to the textile industry. Many of these buildings remain. The American Brokerage and Warehouse (505 South Cedar Street), B.F. Avery and Sons Plow Company (619 South Cedar Street) Queen City Foundry (619 South Cedar Street), Great Atlantic and Pacific Tea Company (A. & P.) Warehouse (634 South Cedar Street), Southern Spindles and Flyer (821 West First Street), Standard Oil of New Jersey (901 West First Street), and Armature Winding Company (1001 West First Street) constitute one of the finest groupings of early twentieth century industrial building in Charlotte. The 1924 Armature Winding Company epitomizes the 1920s factory building with its long, one story, red brick façade and banks of large, steel sash windows. The property is a local landmark. The nearby 1926 Great Atlantic and Pacific Tea Company Warehouse (Study List) clearly illustrates the innovations in structural engineering and factory and warehouse design that transformed industrial construction during the first decades of the twentieth century. The four story, red brick building employed two of the principal refinements or innovations in reinforced concrete framing, flat slab construction and the mushroom column. These two features permitted concrete flooring that could absorb heavy loads without the need for space-consuming girders or additional columns and also allowed exterior curtain walls that could be punctuated with large windows for light and ventilation.

The South Cedar Street Industrial Historic District is recommended as eligible for the National Register under Criterion A for industry and under Criterion C for architecture. The district meets the registration requirements set forth for factories and warehouses in the *Industrial, Transportation, and Education: New South Development in Mecklenburg County: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). The proposed National Register boundaries are shown on **Figure 15**.

11. (Former) Gas Station
Northeast corner, West Morehead Street at South Cedar Street MK3205
Charlotte, Mecklenburg County

This brick building was erected in the 1950s as a filling station and auto repair establishment. The building has been extensively modified with replacement siding, doors, and windows, and does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

12. Auto Repair Building
Northwest corner, West Morehead Street at South Cedar Street
Charlotte, Mecklenburg County MK3200

This utilitarian, concrete block building was erected in the 1950s as an auto repair shop. The property does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

13. ~~Cashstone Building~~ Chas H. Stone Building
North side, West Morehead Street at South Clarkson Street
Charlotte, Mecklenburg County MK3207

This altered, 1920s, two story, brick warehouse has a modern metal loading door on the front elevation. The main entry and windows have been modified. Charlotte contains numerous finer examples of 1920s warehouses and industrial buildings including those found in the West Morehead Street Industrial Historical District located to the west of this structure. The Cashstone Building does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

14. Auto Repair Building
Southwest corner, Clarkson Street at West Morehead Street Gone c. 2009
Charlotte, Mecklenburg County MK3208

This utilitarian, concrete block building was erected in the 1950s as an auto repair shop. The building does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

15. **Coffee Cup Soda Grill (Recommended as Eligible)**
914 South Clarkson Street MK2913
Charlotte, Mecklenburg County

The Coffee Cup Soda Grill was opened ca. 1950 amidst the warehouses and factories south of downtown Charlotte. In the early and middle twentieth century a host of small, fast-lunch restaurants appeared in and around the city's industrial districts to serve busy workers. The Coffee Cup is one of the few to survive. The building's stylish octagonal windows and white stucco façade presented an image of modernity and cleanliness. Its novel, programmatic neon sign in the shape of a coffee cup further distinguishes the grill from other informal eateries. Inside, tables, booths, and a counter with stools await customers. The Coffee Cup Soda Grill remains substantially intact although the rear section has been slightly expanded and covered with vinyl siding. The Coffee Cup continues to operate as a restaurant, and is recommended eligible

for the National Register under Criterion A for commerce and under Criterion C for architecture. The proposed National Register boundaries are depicted on **Figure 16**.

16. **West Morehead Street Industrial Historic District (Recommended as Eligible)**
Roughly north and south sides West Morehead Street, Freedom Drive (west), and
McNinch Street (east)
Charlotte, Mecklenburg County ML 3269

Between the 1920s and 1950s, West Morehead Street emerged as an important warehousing and industrial corridor at the western edge of downtown Charlotte. Warehouses and factories from this period still line West Morehead and side streets, creating one of the most significant industrial historic districts in Charlotte. In 1927, West Morehead Street, formerly a minor roadway at the outskirts of the center city, was extended westward across Irwin Creek to connect downtown with Wilkinson Boulevard. Completed in 1927, Wilkinson was the state's first four lane highway, built to link Charlotte to the booming textile center of Gastonia and surrounding mill towns west of the city. West Morehead Street also ran parallel to the Piedmont and Northern Railway which Wilkinson Boulevard followed westward into Gaston County. Benefiting from both rail and highway connections and proximity to the Piedmont and Northern's Mint Street rail yards and freight station, the West Morehead Street corridor became prime industrial real estate. By the end of the 1920s, a number of warehouses, light industries, and small commercial enterprises had been built along the new route.

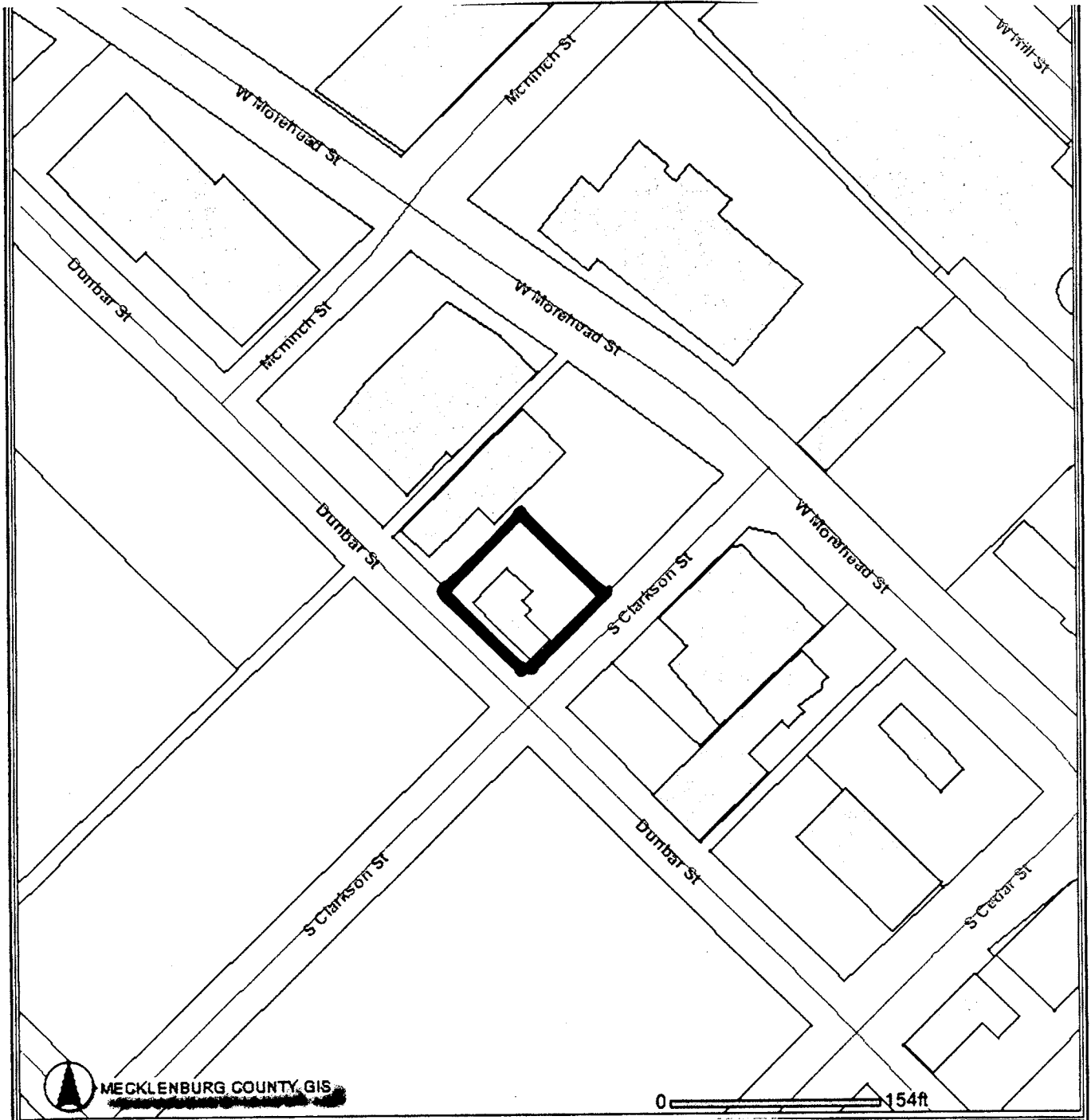
A number of these buildings survive intact and are individually listed on the National Register. In 1927, both the Union Warehouse and Storage Building (N.R. 2001) and the Carolina Transfer and Storage Company Building (N.R. 1999) were constructed on West Morehead. The following year, the Carolina School Supply Building (N.R. 2001) opened across street from the Union Warehouse, and the Crane Corporation, national distributors of plumbing supplies, commissioned the Crane Company Building (N.R. 2001) to the west. By the end of the decade, West Morehead Street also included the Charlotte Coca-Cola Bottling Plant (N.R. 1997) and the Grinnell Fire Extinguisher Company (N.R. 2003).

In addition to the National Register resources, the corridor also holds a host of other notable industrial and commercial properties. For example, the expansive, brick 1920s Duke Power Warehouse stands just to the south of the Carolina School Supply. The west end of the district near Freedom Drive includes a ca. 1950 trucking terminal and a ca. 1950 restaurant supply business.

West Morehead continued to attract industrial and warehousing facilities during the 1950s, but the construction of Interstate Highway 85 to the north and east reoriented much of the industrial geography of the city after the early 1960s. Some of the original occupants along the corridor, such as the Carolina Transfer and Storage and the Coca-Cola Bottling Plant, continued to operate in their West Morehead locations until the 1980s and early 1990s, but other properties became vacant or underused. However, at present the West Morehead area is undergoing a dramatic rejuvenation. This rehabilitation reflects a renewed interest in this area because of the easy access provided by Interstate Highway 77 (with an interchange several blocks west of the Union Storage and Warehouse) and because of increased commercial and residential development in downtown Charlotte. In particular, the 1996 construction of Ericsson Stadium along West Morehead Street for the city's professional football teams has sparked the renovation and conversion of a host of industrial buildings along the street.

Figure 16

Coffee Cup Soda Grill
Proposed National Register Boundaries



The West Morehead Street Industrial Historic District is recommended as eligible for the National Register under Criterion A for industry and under Criterion C for architecture. The district meets the registration requirements set forth for factories and warehouses in the *Industrial, Transportation, and Education: New South Development in Mecklenburg County: National Register of Historic Places Multiple Property Documentation Form, 2001* (Woodward and Wyatt 2001). The proposed National Register boundaries are depicted on **Figure 17**.

17. Gas Station
Northwest corner, West Morehead Street at Freedom Drive
Charlotte, Mecklenburg County

MK 3210

This altered, 1940s gas station has a simple exterior of structural enamel and concrete block with a later metal service bay on the east side. The gas station does not possess the special architectural or historical significance needed for National Register eligibility under any criterion.

18. **American Commercial Bank (Study List; Recommended as Eligible)** ✓
Southwest corner, West Morehead Street at Freedom Drive
Charlotte, Mecklenburg County

MK 2153

One of Charlotte's finest examples of modernism expressed in a mid-rise office building, American Commercial Bank was built ca. 1954. Constructed of brick, glass, and concrete panels, the building has a horizontal orientation with ribbon windows and an off-center entrance. The expanses of steel sash windows open up the interior to natural light. Significant in the area of architecture, American Commercial Bank is eligible for the National Register under Criterion C, and meets the registration requirements set forth for mid-rise office buildings in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form, 2001* (Woodward and Wyatt 2001). The proposed National Register boundaries are depicted on **Figure 18**.

19. Commercial/Industrial Block
1616-1622 West Morehead Street
Charlotte, Mecklenburg County

MK 2108

Consisting of three contiguous, 1920s storefronts, this one story commercial /industrial block has a brick exterior and concrete coping. The middle facade is distinguished by a shaped parapet. This block has some original steel sash windows, but some windows and entries on the main elevations have been bricked and altered. The rear elevations included arched loading doors reflecting the building's original manufacturing and warehousing functions. The block does not possess the special architectural or historical significance needed for National Register eligibility under any criterion. Charlotte contains numerous, well-preserved industrial buildings from the early twentieth century including those found nearby in the proposed West Morehead Street Industrial Historic District.

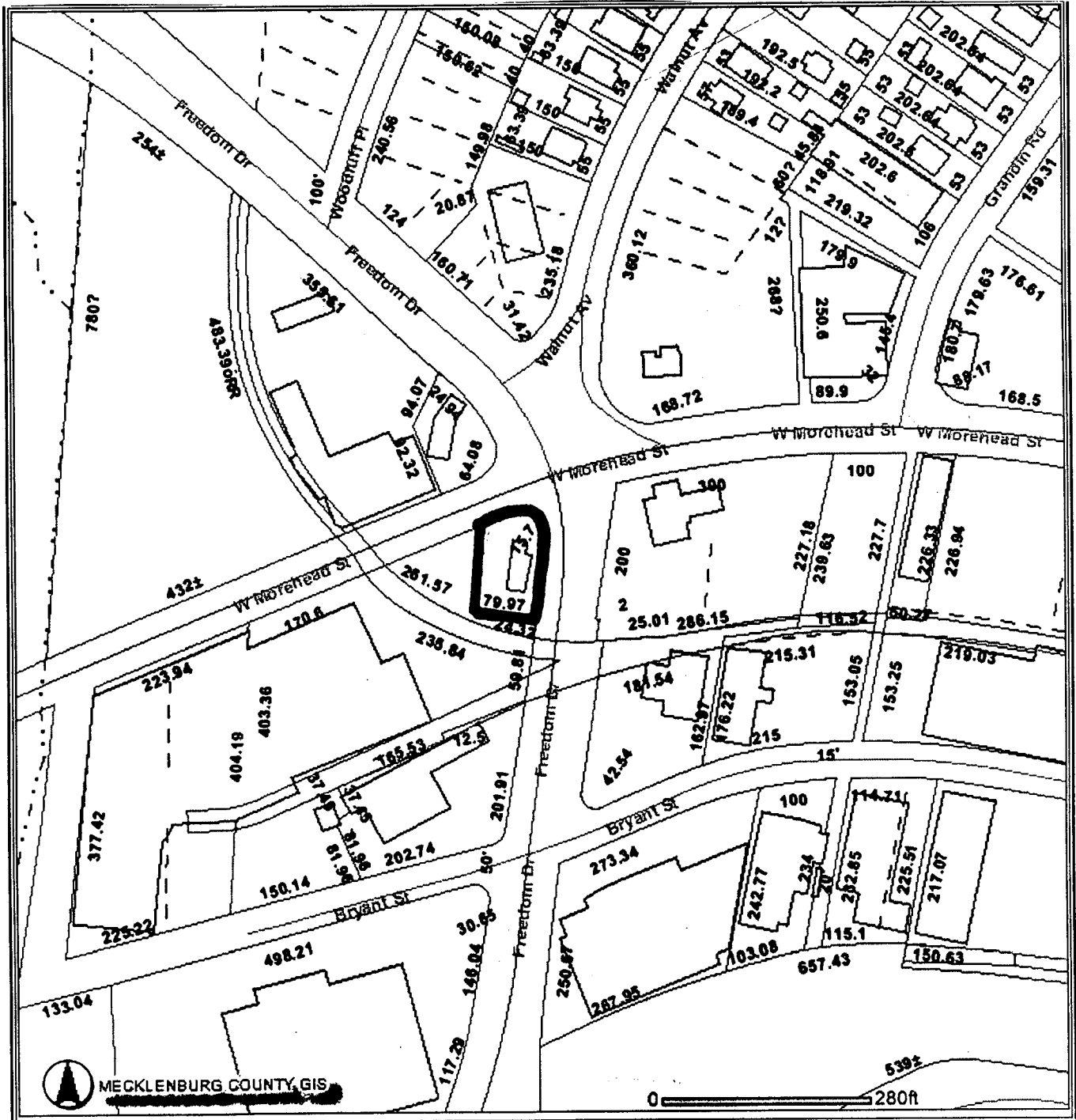
20. Stewart Creek Bridge
West Morehead Street at Stewart Creek
Charlotte, Mecklenburg County

MK 3211

Constructed by Mecklenburg County in 1953, this reinforced concrete, deck girder bridge has simple, classical elements revealed in the concrete railings with arched openings. A common

Figure 18

American Commercial Bank
Proposed National Register Boundaries



bridge design, the structure does not possess the architectural or historical significance necessary for National Register eligibility under any criterion.

21. Bryant Park (Local Landmark; Recommended as Eligible)

South side, West Morehead Street, west of Freedom Drive MK 2920
Charlotte, Mecklenburg County

Begun in 1930s and completed at the end of the decade, Bryant Park remains among Charlotte's finest urban parks from the early twentieth century. The 6.6-acre tract was one of the city's early public parks that reflected the push for planned, urban green space in American cities as a counterpoint to the industrial growth of the late nineteenth and early twentieth centuries. The small-scale park served the residents of Wesley Heights and Wilmore which were growing industrial neighborhoods on the Charlotte's west side. Bryant Park features a network of granite walls and seating along terraced hills oriented to ball fields. The stonework was probably constructed by the Works Progress Administration (W.P.A.), a federal New Deal program that constructed parks and other public facilities in Charlotte and throughout the nation during the Depression. Similar granite stonework constructed by the W.P.A. is evident in other parks in the city.

Bryant Park has been designated a local landmark by the Charlotte-Mecklenburg Historic Landmarks Commission and is also recommended for National Register eligibility under Criterion A for social welfare and under Criterion C for architecture. The park survives substantially intact, reflecting the movement for public open space in Charlotte and other American cities during the early twentieth century. With its rustic stonework and recreational fields, the park is also an important example of the W.P.A. projects built in Charlotte during the Great Depression. Shown on **Figure 19**, the proposed National Register boundaries of Bryant Park conform to those of the local landmark designation.

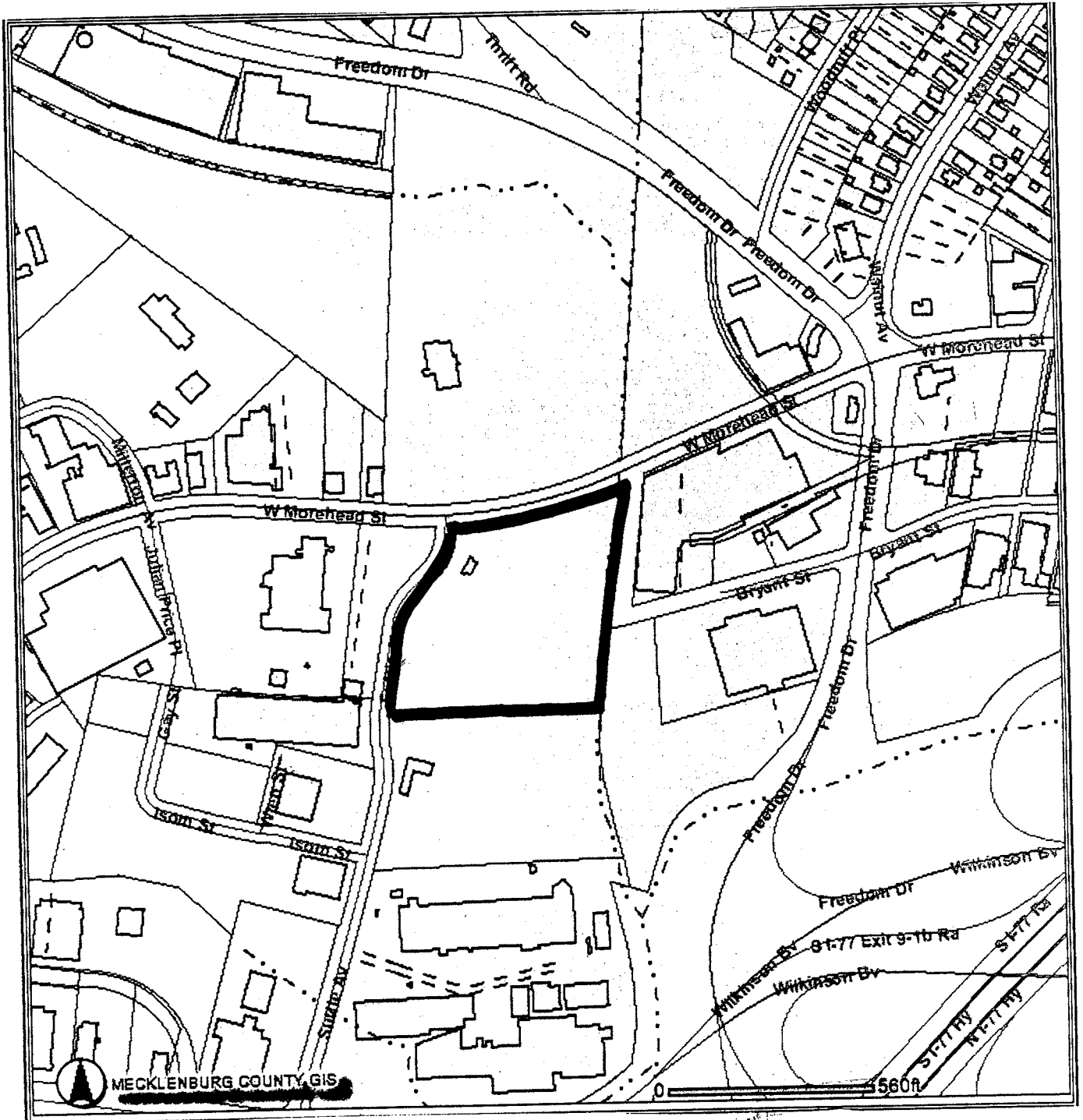
22. WBT Radio Station

South side, West Morehead Street, west of Freedom Drive MK3212
Charlotte, Mecklenburg County

Built in 1956, the WBT Radio Station is a multiple story, brick, glass, and steel office building with modernistic elements. The modernistic treatment remains most evident on the front and east elevations which include expanses of glass and enameled steel panels, executed in pastel colors. However, the building has been altered by modern additions to the side elevations. Moreover, the interior has been extensively remodeled in recent years. Because of such modern alterations, the WBT Radio Station is not recommended for National Register eligibility under any criterion. Charlotte includes numerous more intact expressions of modernistic office buildings. The 2001 post-war architectural survey of Charlotte identified numerous well-preserved, mid-rise office building in the modernist including the American Commercial Bank on West Morehead Street within the A.P.E., the J.N. Peace Building on Independence Boulevard, the Pure Oil Building on East Morehead Street, and the Walter Hook Building on West Fourth Street (Woodward and Wyatt 2001).

Figure 19

Bryant Park
Proposed National Register and Local Landmark Boundaries



23.

Biltmore Farms Dairy (Recommended as Eligible)

2000-2004 West Morehead Street
Charlotte, Mecklenburg County

MK3213

Now a rare survivor, this early twentieth century, commercial creamery was erected ca. 1937 for the Biltmore Farms Dairy. In 1897, George W. Vanderbilt established Biltmore Farms on his great Biltmore Estate in Asheville. The farm's commercial dairy grew to become one of the leading dairies in the region, serving markets in Tennessee, Georgia, Virginia, and the Carolinas. The operation finally closed in 1985.

Replacing a smaller building located on East Morehead Street, the red brick complex includes areas for sales, storage, and processing. The property has been slightly altered in recent years with its conversion to offices. Some of the original arched window bays have been infilled and modified for entries and overhead loading doors. However, the dairy complex retains its original form, layout, and key elements of design, notably the arched window and entrance days, brick quoins, a tall, glazed tile chimney stack, and a central gable-roofed office surrounded by dairy processing and storage rooms.

Biltmore Farms Dairy is recommended as eligible under Criterion A for commerce and under Criterion C for architecture. The 1940 city directory recorded five dairies operating in Charlotte that provided milk, cream, butter, and other dairy products to the growing urban market, but the Biltmore Farms Dairy remains the only tangible reminder of those businesses. Little is known about the history of the Biltmore Farms Dairy, but it was evidently one of the largest dairies and most successful commercial creameries in the region. The complex on West Morehead, with its red brick, Colonial Revival treatment, was probably a standard design for the Biltmore Farm dairies. Though partially remodeled in recent years, the resource retains significant original components and stylistic motifs. The proposed boundaries for the dairy are depicted on **Figure 20**.

24.

Food Distributorship Company
2016 West Morehead Street
Charlotte, Mecklenburg County

MK3214

This altered, 1950s commercial complex includes a one story, brick building with a stepped parapet and new windows and entries on the front and side elevations. The original truck bay on the front is now boarded. The long, one story, brick storage wing on the property's west side retains original steel sash windows. The building is not considered to have the historical or architectural significance needed for National Register eligibility under any criterion.

25.

Toll House Motel (Recommended as Eligible)

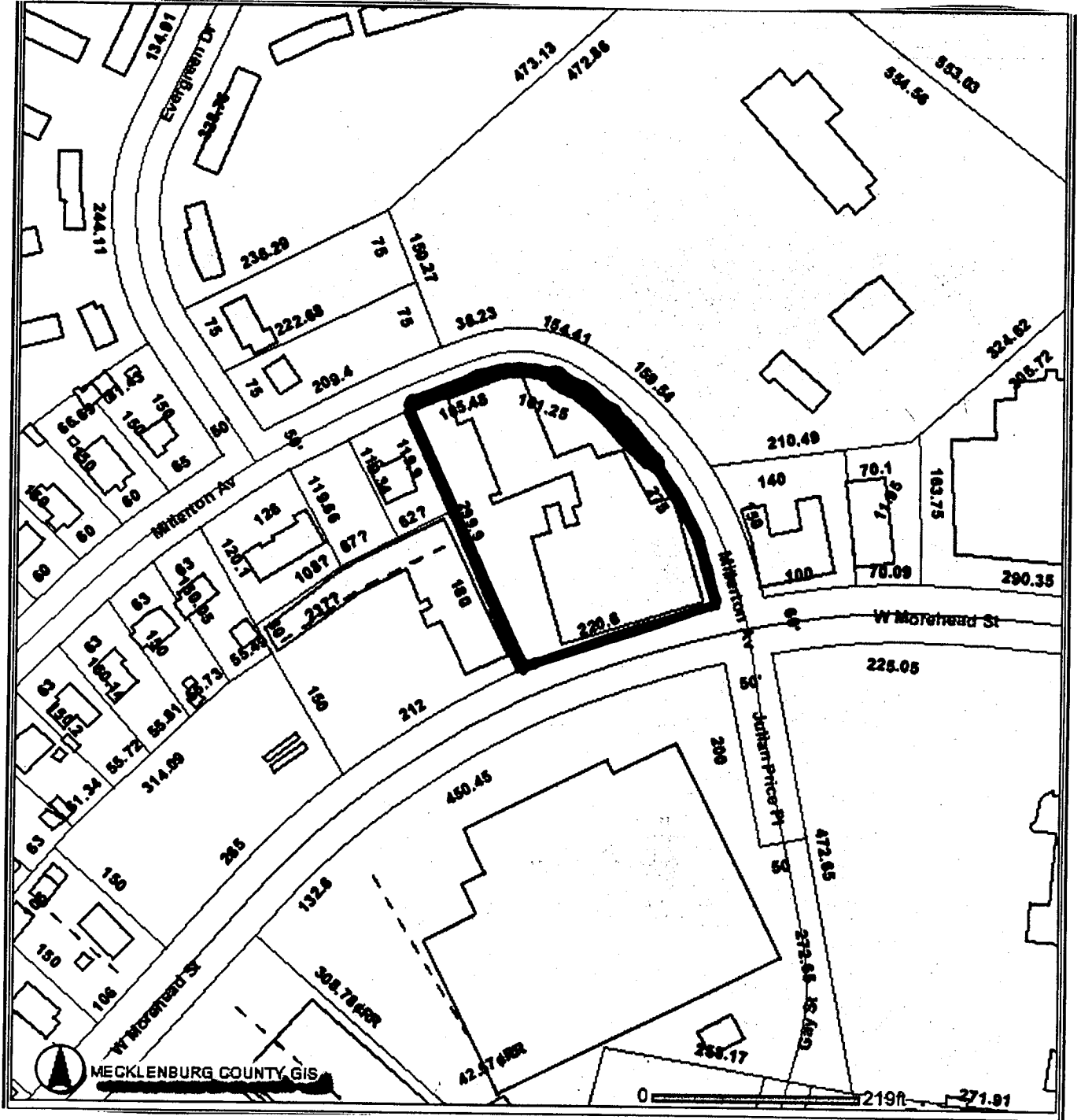
2116 West Morehead Street
Charlotte, Mecklenburg County

MK3215

This small cottage court includes a 1920s, brick, L-plan, Tudor Revival dwelling and a trio of 1950s tourist cottages to the rear. In the 1940s, the owner converted the house to a tourist home and added the cottages in the early 1950s. The tourist home is a simple, one story dwelling with a bay window and entry porch. The tourist cottages are modest one story and two story buildings covered with asbestos shingles and permastone. The center, gable-front cottage appears to have been the original garage. Two of the three cottages have later vinyl siding on sections of the exterior. The Toll House Motel remains in business although now accommodating weekly

Figure 20

Biltmore Farms Dairy
Proposed National Register Boundaries



renters rather than passing motorists. This mix of wayside tourist home with cottages to the rear was a common roadside hostelry into the postwar years that gradually gave way to motor courts. The Toll House Motel is a rare surviving example in Charlotte and is recommended eligible for National Register eligibility, satisfying Criterion A for commerce as set forth in the registration requirements for motels in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). The proposed boundaries are shown on **Figure 21**.

26. House
2124 West Morehead Street ~~MK3219~~ MK3210
Charlotte, Mecklenburg County

Dating to the 1920s, this modest, Tudor Revival cottage has vinyl siding and replacement windows. The house does not have the historical or architectural significance needed for National Register eligibility under any criterion.

27. Cold Storage Company Building
2200-2212 West Morehead Street ~~MK3217~~ MK3217
Charlotte, Mecklenburg County

Now an automobile detailing business, this structure was erected for a cold storage business in the early 1950s. Facing the street, the office is located in a brick, side gable building with steel sash windows and a replacement front door. The cold storage operations took place in the rear brick ell which has truck loading docks on the east side. Parts of this section have been modified with replacement vinyl siding and replacement brick walls. A later brick wing is located on the building's west side and was probably added to accommodate the auto detailing enterprise. The building not considered to have the historical or architectural significance needed for National Register eligibility under any criterion.

28. **C.W. Kirkland Company (Recommended as Eligible)**
2401 West Morehead Street ~~MK3218~~
Charlotte, Mecklenburg County

Expansive, steel sash windows fill the elevations of this two story, brick industrial building built in the 1920s for the C. W. Kirkland Company, steel fabricators and plaster contractors. The flat roofed building has brick walls, concrete flooring, exposed steel trusses, and is capped by a flat parapet with concrete coping. Original Craftsman-style light fixtures flank the main entry at the northeast corner. Sizable truck bays are located on the north and south elevations. An automobile repair business now occupies the building.

The well-preserved Kirkland Company is recommended for National Register eligibility under Criterion A for industry and under Criterion C for architecture. It is one of a host of warehouses that emerged along West Morehead Street after the completion of Wilkinson Boulevard in 1927 (see the entry for the West Morehead Industrial Historic District). This building fabricated steel and supplied steel and plaster construction materials to the booming textile mills and other new industries in the area. The factory is also an early local example of steel-truss construction that allowed for brick curtain walls and expanses of windows. The intact warehouse meets the registration requirements set forth for warehouses in *Industrial, Transportation, and Education: New South Development in Mecklenburg County: National Register of Historic Places Multiple*

Property Documentation Form, 2001 (Woodward and Wyatt 2001). The proposed National Register boundaries are depicted on **Figure 22**.

29. Town and Country Drive-In (Recommended as Eligible)

2441 Wilkinson Boulevard MK 1778 aka Family Drive -In
Charlotte, Mecklenburg County • Gone circa 2009

The ca. 1955 Town and Country Drive-In is one of only four remaining drive-in restaurants in Charlotte. The drive-in's heyday was the 1950s and 1960s, but by the 1970s only a small handful of chains still offered curbside service. Rising labor costs and the growing reputation of drive-ins as teenager hangouts contributed to their demise. The Town and Country Drive-In neatly illustrates the drive-in eatery of the postwar decades, consisting of a simple, one story building for the kitchen and a projecting service canopy with menus, speakers, and trays. The well-preserved drive-in includes a simple, flat roofed, brick and glass building and one long, metal canopy, which extends to the highway. The tall original sign also survives. Designed to capture the attention of passing motorists, the sign stands at the end of the canopy and consists of a red neon arrow below the words, "Town and Country Drive-In". The marquee underneath the arrow lists the day's specials.

In its architectural and commercial significance, the Town and Country Drive-In satisfies Criterion A for commerce and Criterion C for architecture. The property fulfills the registration requirements for roadside restaurants as set forth in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). The proposed National Register boundaries are depicted on **Figure 23**.

30. General Dye Stuffs Corporation (Recommended as Eligible)

2400 block of Wilkinson Boulevard MK 3074
Charlotte, Mecklenburg County

General Dye Stuffs Corporation constructed this laboratory and warehouse ca. 1950 for the manufacture and storage of dyes for the surrounding textile factories. Wilkinson Boulevard ran parallel to the Pediment and Northern Railway, extending from Charlotte westward to Gastonia and a series of smaller cotton-mill towns. As the textile industry burgeoned in the mid-twentieth century, a variety of supplies, including dye stuffs, were essential to production. Thus the General Dye Stuffs Corporation was sited strategically near the hub of mill activity in the Piedmont. Wilkinson Boulevard afforded convenient access by truck to scores of textile plants between Charlotte and Gastonia.

With its red brick veneer, concrete posts and beams, and steel sash windows, the General Dye Stuffs building typifies the fireproof construction of warehouses and other large industrial buildings erected during this period. The building's modernistic style is expressed in its stripped-down classicism including the strict symmetry of the façade and the simple, cast concrete surrounds that ornaments the main entrance. The long, one story rear ell, which includes a series of truck loading docks, was constructed several years after the completion of the main block.

This building is recommended as eligible for the National Register under Criterion A for industry and under Criterion C for architecture. In its architectural integrity and historical significance the General Dye Stuffs Corporation building satisfies the registration requirements set forth for the eligibility of industrial buildings in *Post-War Architectural Survey: National Register of Historic*

Figure 22

C. W. Kirkland Company
Proposed National Register Boundaries

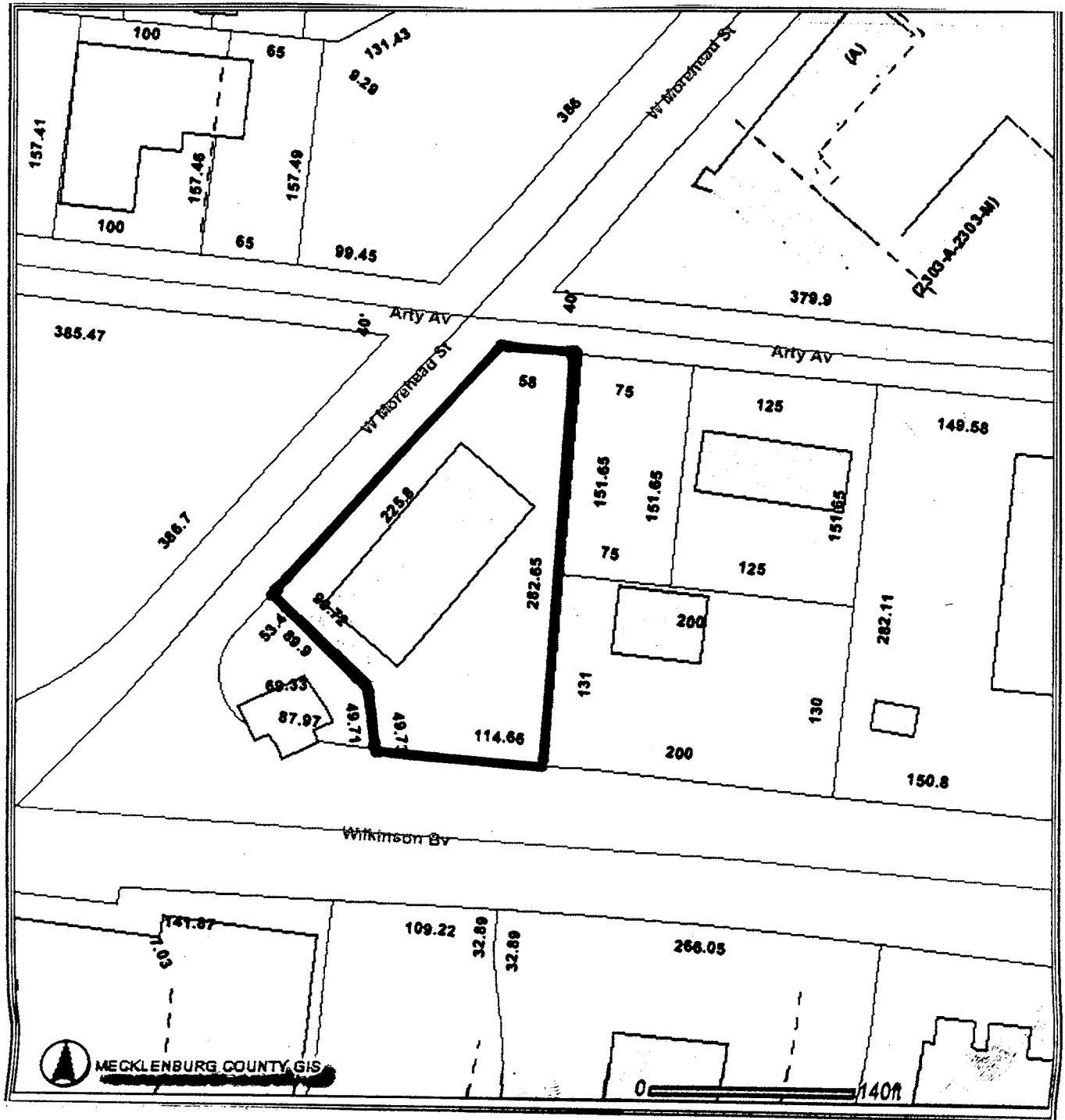
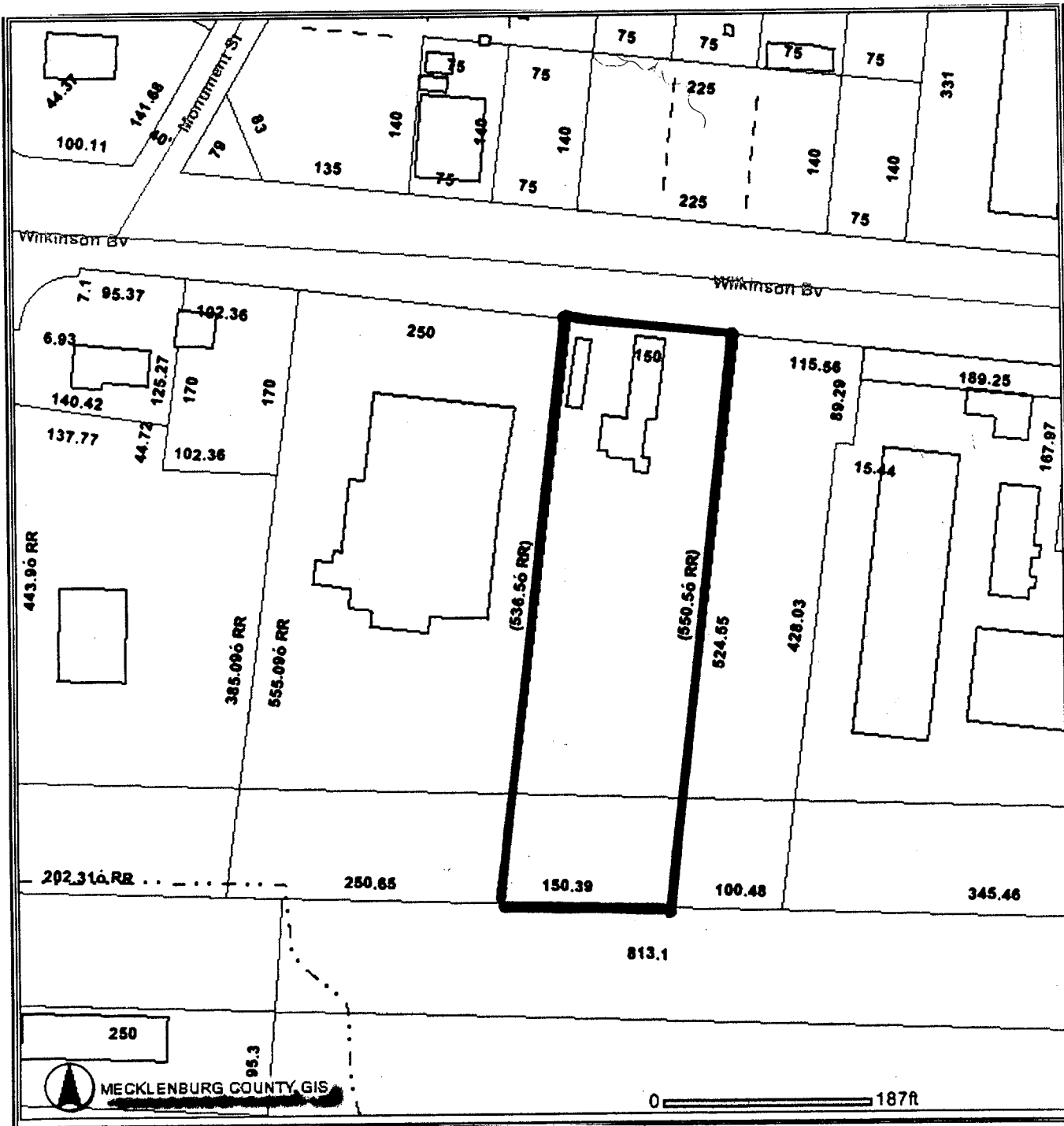


Figure 23

Town and Country Drive-In
Proposed National Register Boundaries



Places Multiple Property Documentation Form, 2000 (Woodward and Wyatt 2000). The proposed boundaries are shown on **Figure 24**.

31. Camp Greene Memorial (Recommended as Eligible)

Wilkinson Boulevard at Monument Street
Charlotte, Mecklenburg County

~~M479~~ MK31701

This classical monument to Camp Greene was erected by the Mecklenburg County Daughters of the American Revolution in the 1920s. The memorial stands on the tree-shaded grounds of Camp Greene Christ Presbyterian Church, which had been part of the Camp Greene property. The United States Army established Camp Greene at the western outskirts of Charlotte in June 1917, shortly after the United States entered World War I. The camp closed in June 1919. Camp Greene extended from Tuckaseegee Road southward to Dowd Road (now roughly Wilkinson Boulevard), east to near Irwin Creek, and westward towards the Catawba River, where shooting ranges were located. Today this area is dominated by residential, commercial, and industrial construction. Few tangible reminders of Camp Greene survive although several small barracks remain, and the 1880s Dowd House (which still stands north of the A.P.E.) was expanded in 1917 to serve as a camp headquarters.

Surrounded by an original iron fence, the Camp Greene Memorial is a tall, granite monument with a classical, fluted column atop a square base. There are inscriptions on the four sides of the base that list the various battalions, truck units, bakery companies, and ambulance squads that served at the base as well as the camp commander, Major W. S. Privott, and other top military leaders.

The Camp Greene Memorial is recommended as eligible for the National Register under Criterion A. The memorial clearly illustrates the nationwide movement by the D.A.R. in the late nineteenth and early twentieth centuries to commemorate America's historic events. Such markers reflected as well as shaped America's image of its history. The Mecklenburg County chapter was founded in 1898 as the first D.A.R. chapter in North Carolina. In the early twentieth century, the group erected a small collection of monuments and markers in the county to identify individuals and events important to the history of the county and the nation. Although there has been no inventory of the surviving D.A.R. memorials in the county, the Camp Greene Memorial and the 1904 James K. Polk Memorial appear to be the largest and most formal. This memorial is also eligible under Criterion A as a rare surviving reminder of the Camp Greene United States Army Base which became the city's major employer during World War I. The proposed boundaries for the Camp Greene memorial are depicted on **Figure 25**.

32. Dairy Queen (Study List; Recommended as Eligible)

2732 Wilkinson Boulevard
Charlotte, Mecklenburg County

AK ~~2052~~ 2152

Constructed ca. 1949, the well-preserved Dairy Queen on Wilkinson Boulevard is the oldest franchise of this ice cream chain in North Carolina. The building epitomizes the walk-up, roadside restaurants erected in Charlotte and nationwide after World War II. Typical of such establishments, the property includes a small, main restaurant unit with windows on three sides, a large parking lot, and a small, outdoor eating area. The modernistic, concrete block building is covered with a variety of blue and white tile, aluminum, and neon. The rounded front corners give the boxy form a stylish, streamlined appearance. The words, "Dairy Queen", are set in red neon and centrally placed on the main elevation.

The Wilkinson Boulevard Dairy Queen is eligible for the National Register under Criterion A for commerce and under Criterion C for architecture. A well-preserved, early example of this important and iconic national ice cream chain, the Dairy Queen meets the registration requirements set forth for roadside restaurants in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). The proposed National Register boundaries are shown on **Figure 26**.

33. Bar-B-Q King Drive-In (Recommended as Eligible)

North side, Wilkinson Boulevard at Weyland Avenue MK 1777
Charlotte, Mecklenburg County

One of only four remaining drive-in restaurants in Charlotte, Bar-B-Q King was built alongside Wilkinson Boulevard in 1961. The drive-in originally employed only carhops to take orders and deliver food, but in 1965 installed a speaker system to reduce labor costs and speed up service.

The drive-in's heyday was the 1950s and 1960s, but by the 1970s only a small handful of chains still offered curbside service. Rising labor costs and the growing reputation of drive-ins as teenager hangouts contributed to their demise. The Bar-B-Q King is exemplary of the drive-in eatery of the postwar decades, consisting of a one story building for the kitchen and projecting service canopies with menus, speakers, and trays. The well-preserved drive-in includes a simple, flat roofed, yellow brick and glass building and three long, metal canopies trimmed with neon that sheltered customers and carhops. The original sign alongside the highway also survives. Designed to capture the attention of passing motorists, the sign consists of a blinking red neon arrow containing the words, "Bar-B-Q-King", followed by, "curb service". The marquee underneath the arrow lists the day's specials.

The business was started in 1961 by Omega Foods, Inc. (partners Charlie Psomadakis and Jack Law). In 1972, Pete Gianniks bought the restaurant from Law. Gianniks continues to run the operation and claims that by expanding the menu and offering take-out service, the business remains strong. The Bar-B-Q-King was designed by Angelo Forlidas, but little is currently known of his work.

In its architectural and commercial significance Bar-B-Q King satisfies Criterion G for properties that have achieved significance in last fifty years. Built in 1961, the restaurant opened for business during the height of the drive-in era. The property also satisfies Criterion A for commerce and Criterion C for architecture as set forth in the registration requirements for roadside restaurants in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). The proposed National Register boundaries are depicted on **Figure 27**.

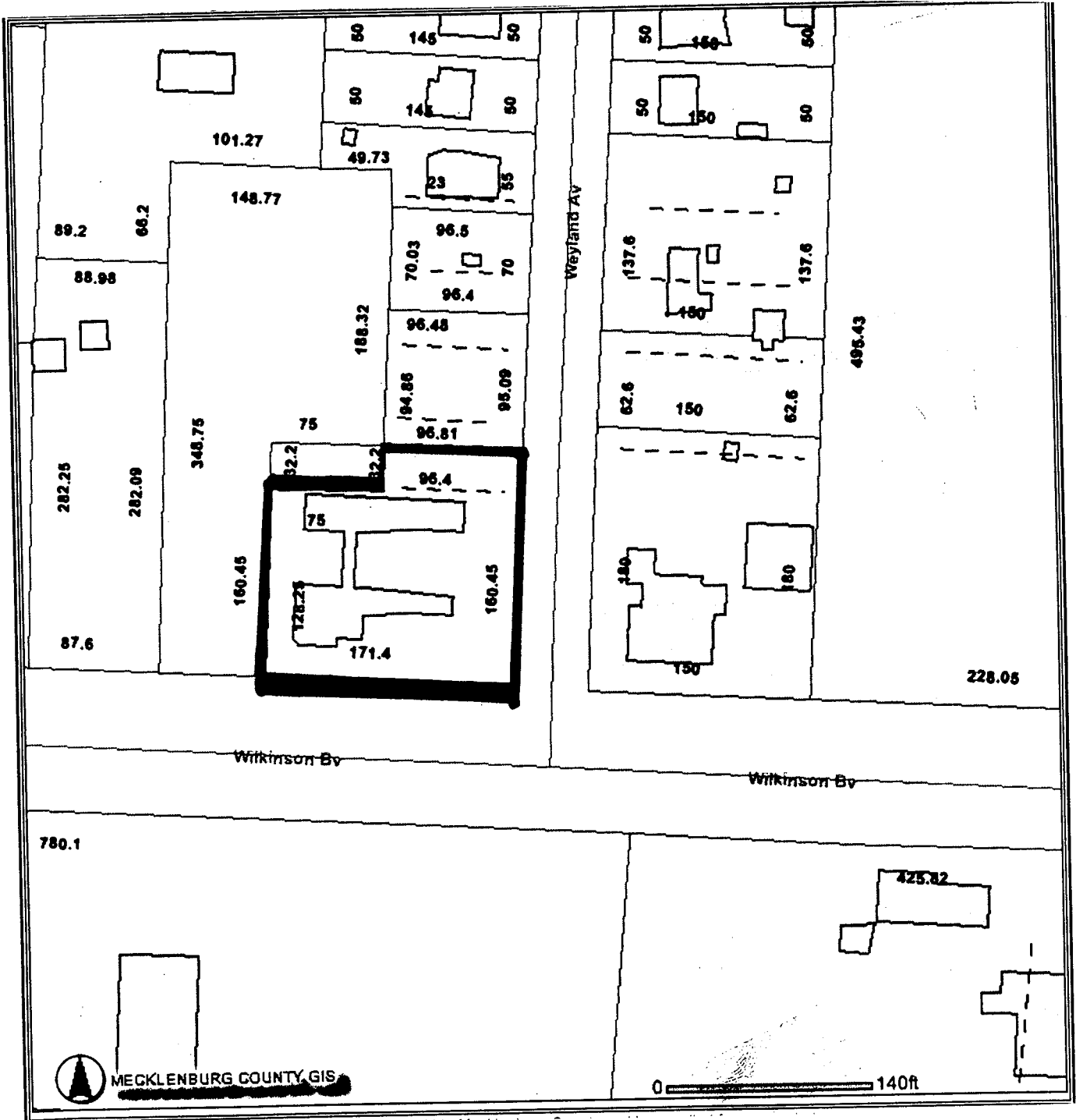
34. Southern Engineering Company

~~2400 block of Wilkinson Boulevard~~ 3015 Wilkinson Blvd. MK 3073
Charlotte, Mecklenburg County Gone ca. August 2011

Southern Engineering Company established this industrial facility in the 1920s for the fabrication of steel and iron. The company imported these materials from mills in Pittsburgh, Pennsylvania, for the design and fabrication of windows, doors, and bridge trestles and trusses. In fact, Southern Engineering aptly designated its location, "Little Pittsburgh". The original complex included a two story, rectangular, brick office building facing Wilkinson Boulevard and a pair of

Figure 27

Bar-B-Q King Drive-In
Proposed National Register Boundaries



two story, metal clad, steel fabrication buildings to the rear. A traveling crane stood in the steel yard to the east.

The complex has been changed significantly. The office has numerous replacement windows and a modernized interior. Later, expansive, metal clad fabrication buildings now occupy sections of the original open steel yard east of the office. The traveling crane has been enlarged in recent decades. The facility is now vacant, and plans are in progress to sell the property and raze the buildings for modern development. Charlotte retains numerous more intact examples of 1920s industrial buildings. Southern Engineering's original buildings and structures have been altered, and the modern industrial buildings on the site are vast facilities that now dominate the property. Southern Engineering Company is not recommended for National Register eligibility under any criterion.

35. House (Breezeway Inn)
3600 Wilkinson Boulevard MK3180
Charlotte, Mecklenburg County

This extensively altered, one and one-half story, 1920s bungalow was converted to the Breezeway Inn motel in the 1960s. The house retains its basic cross-gable form with a brick chimney and shingled gables, and four-over-one windows. However, the porch has been enclosed, and new doors have been added. A connected series of motel units constructed in the 1960s is located behind the former house, which is now used as the office. The property is not recommended as eligible for the National Register under any criterion.

36. House
3626 Wilkinson Boulevard MK3181
Charlotte, Mecklenburg County

This simple, brick veneered, 1920s bungalow has a hip roofed main block and an engaged, gable front porch with thick brick piers. The house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

37. House
3628 Wilkinson Boulevard MK3182
Charlotte, Mecklenburg County

This simple, brick veneered, 1920s side-gable bungalow has an engaged front porch capped by a prominent dormer. The windows have been boarded. Now vacant, the house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

38. House
3824 Wilkinson Boulevard MK3183
Charlotte, Mecklenburg County

Painted white, this 1920s, one and one-half story, brick veneered Colonial Revival cottage includes a pair of dormers and a gabled entry bay with sidelights. The house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

39. House
3826 Wilkinson Boulevard
Charlotte, Mecklenburg County MK 3184

This simple, brick veneered, 1920s Tudor Revival cottage includes four-over-one windows and an arched entry bay. The house does not possess the special architectural or historical significance needed for National Register eligibility under any criterion.

40. Superior Products Company MK-----
North side, Wilkinson Boulevard at Morris Field Road
Charlotte, Mecklenburg County

Constructed in the mid-1950s, Superior Products Company consists of a small, one story, brick, flat roofed office and a large, concrete block, flat roofed warehouse and assembly plant to the rear. Both buildings have utilitarian designs with steel sash windows and no ornamentation. The Superior Products Company complex does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

41. Dixie Motor Court (now Capri Motel)
4233 Wilkinson Boulevard
Charlotte, Mecklenburg County MK 3176

This ca. 1952 motor court consists of one story, hip roofed units arranged in a U-shaped plan. The brick skirting below the windows is original although the units have later vinyl and wood-paneled siding. Dixie Motor Court has only marginal integrity and does not have the architectural or historical significance needed for National Register eligibility under any criterion. Charlotte retains more intact examples of post-World War II motels including several along Wilkinson Boulevard.

42. **Ford Motor Company (now TICO Tire Company) (Recommended as Eligible)**
4301 Wilkinson Boulevard
Charlotte, Mecklenburg County MK 3071

Erected ca. 1953, this modernistic building is an impressive example of the truck terminals that appeared along Charlotte's major transportation corridors during the 1950s. The front office section is primarily one story, but rises to two stories at the central entrance bay, framed by wide, flared, concrete trim. Original steel sash, ribbon windows span the front elevation on either side of the entry. The long, rear warehouse wing consists of enormous truck loading bays capped by expanses of steel-frame windows. The interior has concrete flooring and steel roof trusses. Mature fruit trees line the narrow grass strip along Wilkinson to buffer the building from the highway. According to the current occupants, the Ford Motor Company constructed this building in the early 1950s as the company's regional tire distribution center.

The building is a well-preserved example of the trucking terminals that appeared especially along Wilkinson Boulevard and North Graham Street after World War II. In its well-preserved design, the Ford Motor Company includes features that characterize the trucking terminal as a distinctive building type. The building is marked by a formal, stylish main office, utilitarian truck docks and storage space to the rear, an abundance of truck and automobile parking areas, and a landscaped strip between the office and the highway. In its architectural integrity and commercial significance, the Ford Motor Company is recommended as eligible for the National Register

under Criteria A and C. The property satisfies the registration requirements set forth for the eligibility of trucking terminals in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2000 (Woodward and Wyatt 2000). The proposed National Register boundaries are shown on **Figure 28**.

43. Mor-Mac Motor Court (now Queen City Motel)
4526 Wilkinson Boulevard
Charlotte, Mecklenburg County

MK3178

Constructed ca. 1952, the Mor-Mac Motor Court is comprised of three long, one story buildings, each consisting of units integrated under a single roofline and arranged to form a U-shaped courtyard plan around a central, paved parking area. The gable roofed buildings have ribbon windows and Roman brick walls. The tall Queen City Motel sign was erected in the 1960s when the business changed ownership. The motel grounds were extensively altered when the business was converted to weekly rentals. The original tree-shaded pool area, which was integral to the motel's original appearance and appeal, was entirely paved. Because of the alterations to the grounds, the Mor-Mac Motor Court is not recommended as eligible for the National Register under any criterion.

44. Commercial Building
North side, ~~4800 block of Wilkinson Boulevard~~ 4628 Wilkinson Blvd.
Charlotte, Mecklenburg County

MK3195

Constructed in the mid-1950s as a truck-supply store, this functional, brick and concrete block building has steel sash windows and a stepped-parapet over the front elevation. A modern, metal addition with two large truck bays is located on the east side. The building does not have the architectural or historical significance needed for National Register eligibility.

45. **Split Rail Lodge (Recommended as Eligible)**
~~4800 block of Wilkinson Boulevard~~ 4809 Wilkinson Blvd.
Charlotte, Mecklenburg County

MK3196

Built in the early 1950s, the Split Rail Lodge illustrates the linear motel configuration typical of wayside motels erected nationwide during the 1950s. Its western theme was commonplace for motels in this period. The lodge retains its original rectangular layout with the office at one end, a central laundry room, and connected rows of suites. There is parking to the rear. The engaged front and rear porches have simple, square posts and railings that appear to be original. The asbestos shingle siding and mix of steel sash and four-over-one windows with rough hewn surrounds are also original. The motel contains its original rustic sign and split rail fencing at the two entries.

Of the approximately twenty-five motels recorded in the city directories in the mid-1950s, only a few are intact. An informal windshield survey conducted by the principal investigators revealed just three including two on Wilkinson Boulevard (Split Rail Lodge and the Oak Den Motel). Retaining its architectural integrity, the Split Rail Lodge is recommended as eligible under Criterion A for commerce and under Criterion C for architecture. The lodge meets the registration requirements set forth for roadside restaurants in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). The proposed National Register boundaries are shown on **Figure 29**.

Figure 28

Ford Motor Company
Proposed National Register Boundaries

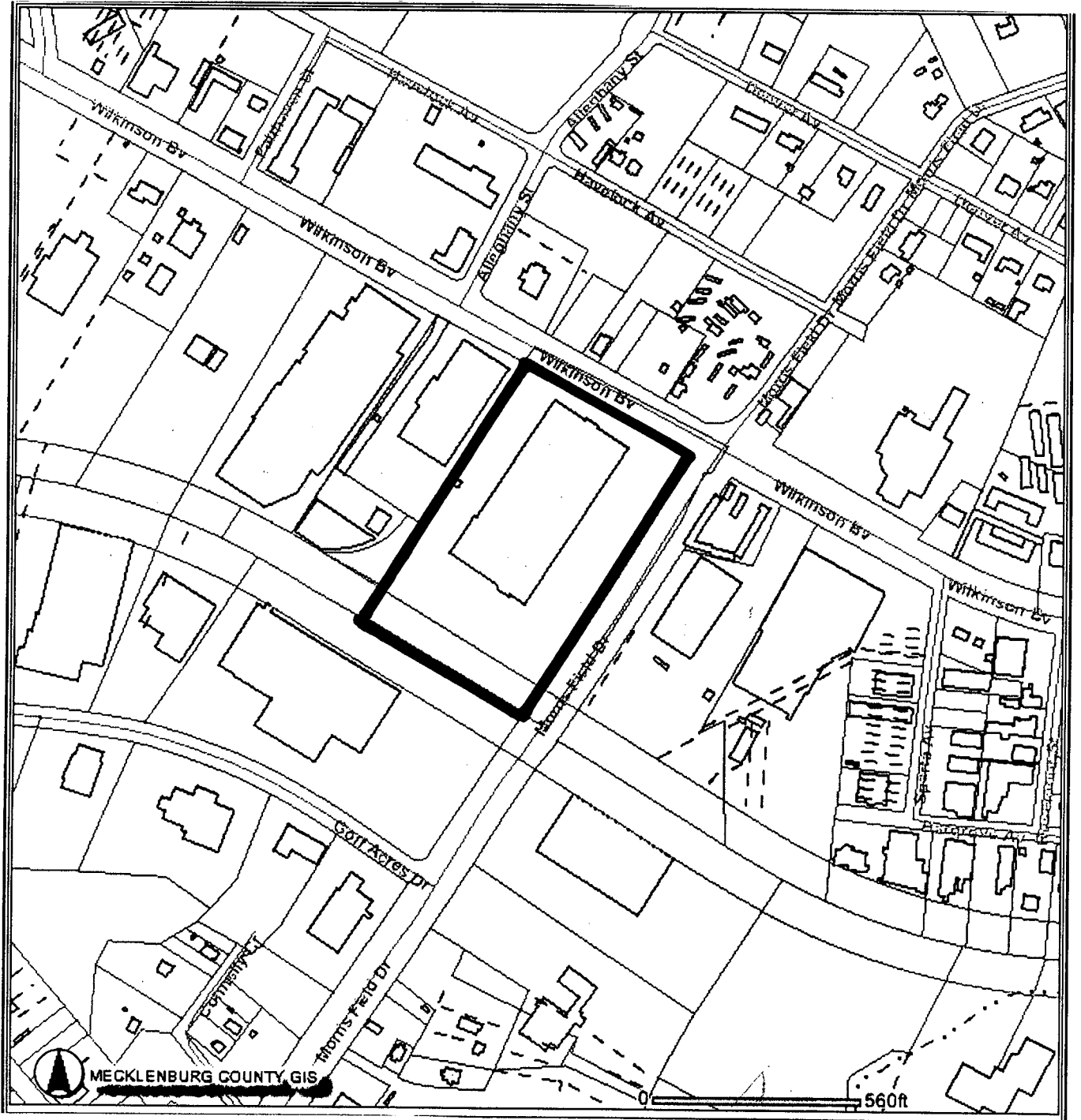
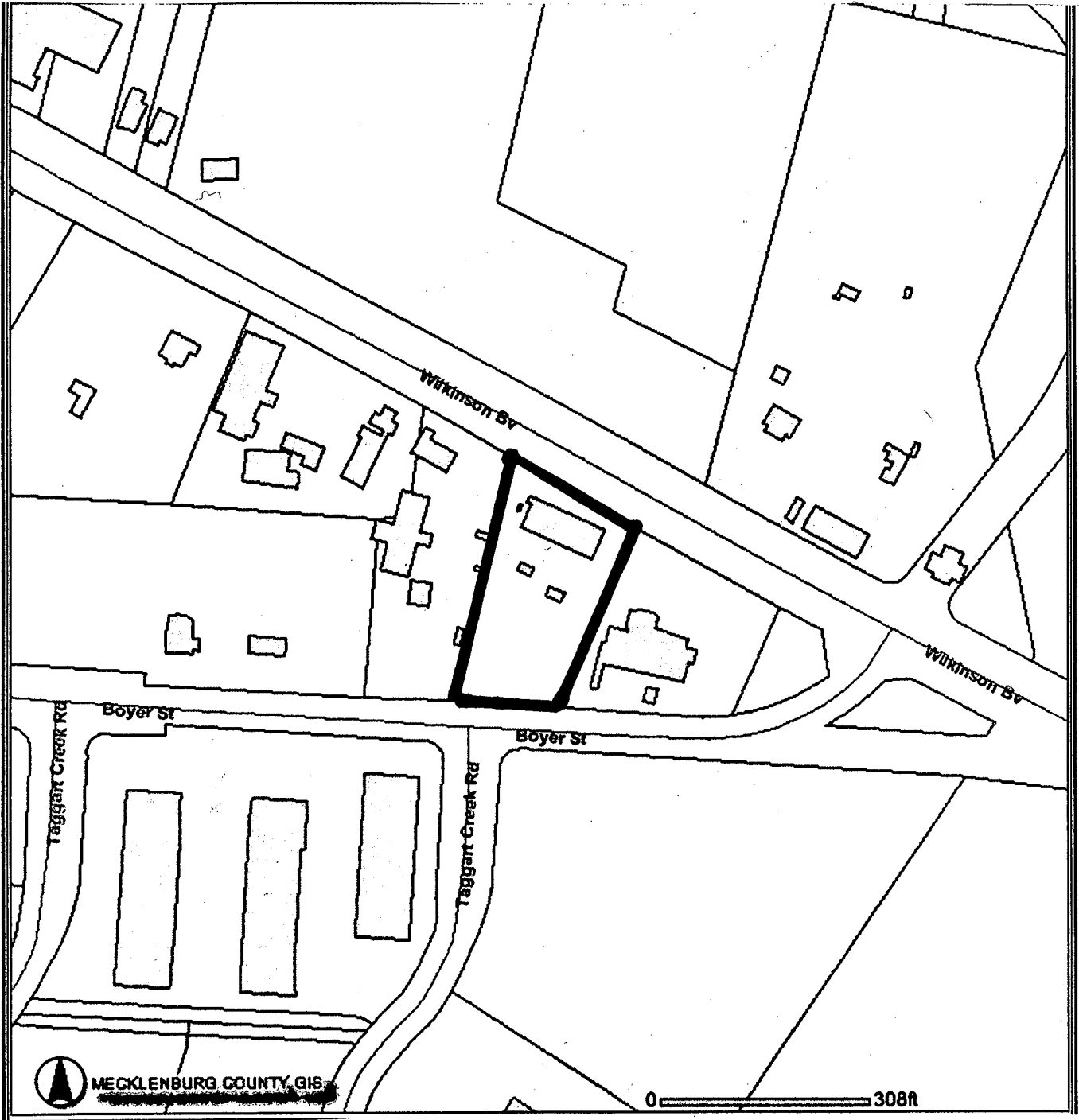


Figure 29

Split Rail Lodge
Proposed National Register Boundaries



46. House
5002 Wilkinson Boulevard
Charlotte, Mecklenburg County MK 3187

Built in the 1920s, this simple, brick veneered, side gable cottage features a stone rubble front porch. The windows have replacement one-over-one sash. The house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

47. House
5004 Wilkinson Boulevard
Charlotte, Mecklenburg County MK 3198

Similar to the house at 5002 Wilkinson, this simple, brick, hip roofed cottage has a stone rubble front porch. The windows have replacement one-over-one sash. The house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

48. **Oak Den Motel (Recommended as Eligible)**
5104 Wilkinson Boulevard
Charlotte, Mecklenburg County MK 2150

Consisting of two parallel, matching rows of attached motel units, the Oak Den was constructed alongside Wilkinson Boulevard in the early 1950s. The units have simple designs with gable roofs that extend to create long porches with decorative iron supports. The units also have steel sash windows and weatherboard and brick siding. The office, with louvered windows, remains at the roadside end of the west row. The original, "Oak Den Motel", neon sign survives alongside the highway, and mature oak trees, which inspired the name, remain on the property.

The Oak Den Motel has been recommended as eligible for the National Register as the result of an environmental assessment for the 2005 North Carolina Department of Transportation project, *U.S. 29-74 (Wilkinson Boulevard) and U.S. 521 (Billy Graham Parkway) Area Improvements* (T.I.P. No. U-2704 B). The current architectural survey concurs with this finding and recommends the motel for National Register eligibility under Criterion A for commerce and under Criterion C for architecture. As with courtyard motels, Oak Den's linear layout was popular throughout the motel boom of the 1950s and early 1960s. As business increased, owners could conveniently expand such designs to create U-shaped configurations. Of the approximately twenty-five motels recorded in the city directories in the mid-1950s, only a few are still substantially intact. An informal windshield survey conducted by the principal investigators revealed just three, including two on Wilkinson Boulevard (Oak Den and the Split Lodge). The Oak Den Motel meets the registration requirements set forth for motels in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). Shown on **Figure 30**, the proposed National Register boundaries for the Oak Den Motel property conform to those recommended for the environmental assessment.

49. House 5106
North side, ~~5200 block of~~ Wilkinson Boulevard MK 3199
Charlotte, Mecklenburg County

This simple, brick veneered, 1920s cottage has Tudor Revival elements including a tapered, brick chimney and an arched entry on the front elevation, and an open porch with archways on the east

side. The house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

50. House
North side, 5200 ~~block of~~ Wilkinson Boulevard MK3190
Charlotte, Mecklenburg County

Probably built in the 1920s, this simple, aluminum sided, cross gable cottage does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

51. House 5204
North side, 5200 ~~block of~~ Wilkinson Boulevard MK3191
Charlotte, Mecklenburg County

This simple, 1940s, L-plan cottage has asbestos shingles and an altered front porch. There is a one bay addition on the east side. The cottage lacks the architectural integrity and significance needed for National Register eligibility under any criterion.

52. House
North side, 5300 ~~block of~~ Wilkinson Boulevard MK3192
Charlotte, Mecklenburg County

This brick veneered dwelling follows a common bungalow design with a side gable roof with bracketed eaves, an engaged porch with tapered posts, and a large dormer. The house does not possess the special architectural or historical significance needed for National Register eligibility under any criterion.

53. House
5312 Wilkinson Boulevard MK3193
Charlotte, Mecklenburg County

This mid-twentieth-century, L-plan cottage has weatherboard siding and paired, six-over-six windows. The porch has tapered posts on brick piers. A two story garage/apartment stands to the rear. Now used for an office, this house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

54. House
5015 Wilkinson Boulevard Bone c. 2009 MK3194
Charlotte, Mecklenburg County

This simple, weatherboarded, side gable bungalow has four-over-one windows, and both front and rear, shed dormers. The house does not have the architectural or historical significance needed for National Register eligibility.

55. **McCoy Service Station (Study List; Recommended as Eligible)**
5315 Wilkinson Boulevard MK 1709 ~~MK3195~~
Charlotte, Mecklenburg County

McCoy Service Station opened along Wilkinson Boulevard shortly after the highway's completion in 1927. The well-preserved box-and-canopy form illustrates a common gas station

type of this period. However, this example is exceptionally long including service bays to the rear. This building has a red brick veneer over what is probably concrete block. The six-over-six windows with soldier courses of buff-colored brick are original. The castellated wing on the west elevation originally served as a restroom. The gas station was built for Edwin Roses McCoy, a farmer who opened this roadside business after a cattle epidemic threatened his family's financial ruin. The building continues to operate as an auto repair establishment.

As a result of this survey, the McCoy Service Station is recommended as eligible under Criterion A for commerce and under Criterion C for architecture. The property is an exceptionally fine and rare surviving example of a gas station type common in Mecklenburg County and nationwide in the early twentieth century. The service station also stands among the first roadside establishments along Wilkinson Boulevard, the state's first four lane highway. The property also includes a ca. 1950 auto repair/storage facility to the rear. McCoy Service Station has also been recommended as eligible for the National Register as the result of an environmental assessment for the 2005 North Carolina Department of Transportation project, *U.S. 29-74 (Wilkinson Boulevard) and U.S. 521 (Billy Graham Parkway) Area Improvements* (T.I.P. No. U-2704 B). Depicted on **Figure 31**, the proposed National Register boundaries conform to those recommended for the property during the environmental assessment.

56. House
5500 Wilkinson Boulevard
Charlotte, Mecklenburg County
- MK3195

This one story, brick bungalow has a partially enclosed and altered front porch. The house does not possess the special architectural or historical significance needed for National Register eligibility under any criterion.

57. House
5820 Wilkinson Boulevard
Charlotte, Mecklenburg County
- MK3196

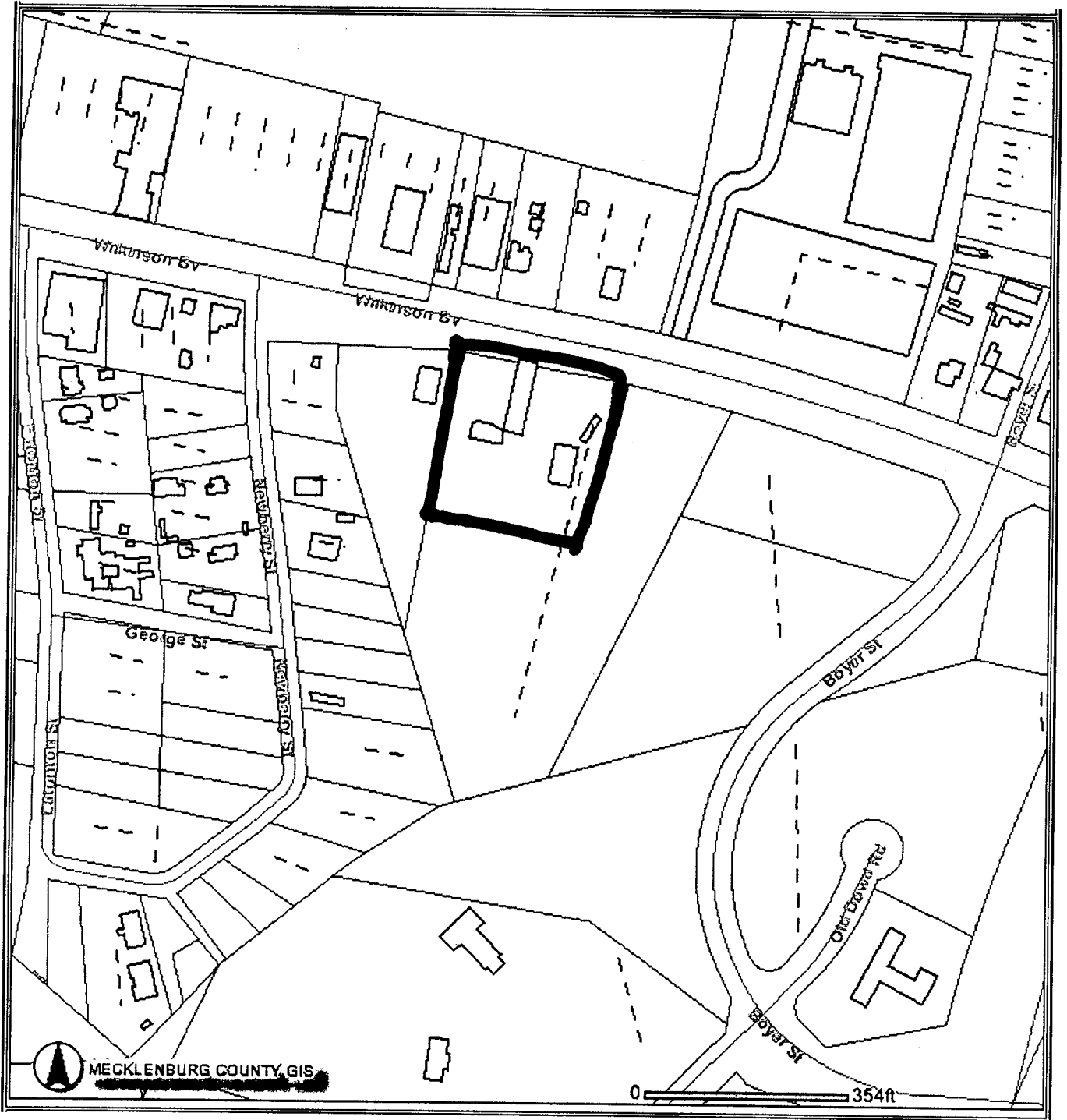
This brick veneered bungalow is now the office of the Oak Grove Mobile Home Park. Modern mobile homes stand behind the house, shaded by oaks. The side gable bungalow has a gable front porch with an arched entry, and grouped Craftsman-style windows. The house does not possess the architectural or historical significance needed for National Register eligibility under any criterion.

58. **Gas Station (Recommended as Eligible)**
5400 Wilkinson Boulevard
Charlotte, Mecklenburg County
- MK3197

This Tudor Revival gas station is one of the earliest surviving stations along Wilkinson Boulevard, which opened in 1927. The building clearly illustrates the domestic-style filling stations that appeared nationwide in the 1920s. Such designs were meant to attract travelers by evoking images of hearth and home. The most popular models were variations on the picturesque rustic cottage. This variation along Wilkinson Boulevard epitomizes the cottage style filling station in its steeply pitched, cross gable roof, brick and stucco exterior, and multiple light, arched windows. The arched windows and wood door are original. The simple, one room office has original concrete flooring. The service bay on the west side was added ca. 1950. The building remains auto-related, serving as an automobile inspection station for North Carolina.

Figure 31

McCoy Service Station
Proposed National Register Boundaries



Gas Station is recommended as eligible under Criterion A for commerce and under Criterion C for architecture. The resource is a well-preserved and rare surviving example of the domestic-style gas station design constructed throughout Mecklenburg County and nationwide in the early twentieth century. The gas station stands among the first roadside establishments along Wilkinson Boulevard, the state's first four lane highway. The proposed National Register boundaries are depicted on **Figure 32**.

59. House
5625 Wilkinson Boulevard
Charlotte, Mecklenburg County MK3198

This 1920s, one and one-half story, red brick house reflects a common bungalow design in its engaged porch, heavy tapered piers, exposed brackets, and front dormer. Numerous bungalows were constructed in and around Charlotte during the 1920s including blocks of bungalows in such neighborhoods as Wesley Heights, Wilmore, and Dilworth. This example does not have the architectural or historical significance needed for individual National Register eligibility.

60. Copal Grill 5123
~~5700 block of~~ Wilkinson Boulevard
Charlotte, Mecklenburg County MK3199

The 1947 Copal Grill is a well-preserved example of the highway café—a type of roadside restaurant that appeared nationwide after World War II. Small, highway cafes served not only travelers but also local residents as cities decentralized in the postwar decades. The Copal Grill has a linear form and a permastone veneer. Large, octagonal, plate glass windows are eye-catching elements. The original neon sign, designed to attract passing motorists, stands out front, while parking areas are located along the sides. Inside, original counters and booths accommodate patrons.

Retaining its architectural integrity, the Copal Grill possesses the architectural and historical significance needed to meet the registration requirements set forth for roadside restaurants in *Post-War Architectural Survey: National Register of Historic Places Multiple Property Documentation Form*, 2001 (Woodward and Wyatt 2001). Copal Grill is recommended as eligible under Criterion A for commerce and under Criterion C for architecture. Proposed National Register boundaries are depicted on **Figure 33**.

61. House
North side, Wilkinson Boulevard at Tuckaseegee Road 7424 Wilkinson Blvd.
Charlotte, Mecklenburg County MK3200

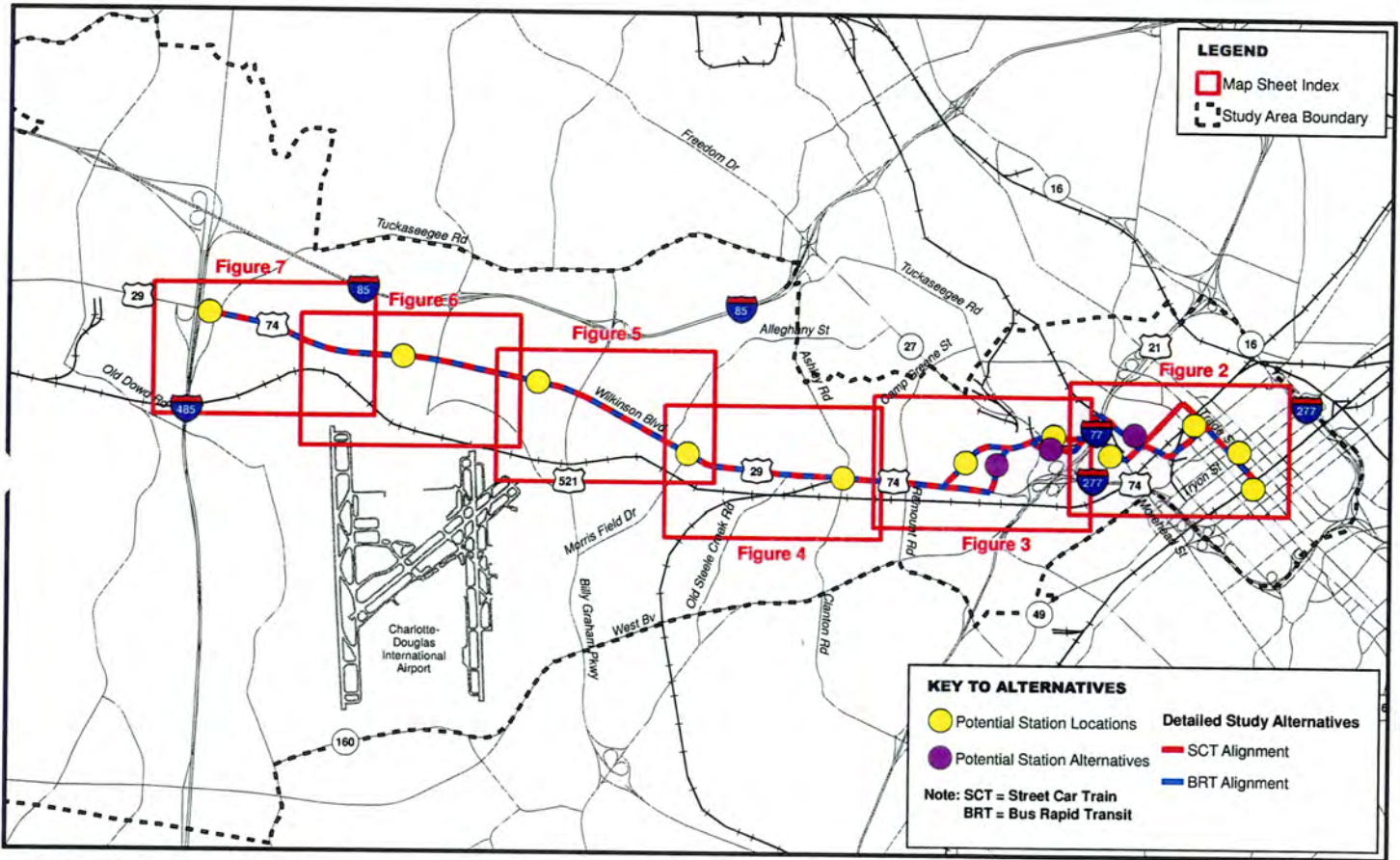
Sited well back from the highway in a clearing framed by tall trees, this modest cottage has an L-shaped plan and an enclosed front porch. The house does not possess the special architectural or historical significance needed for National Register eligibility under any criterion.

62. Houses
Millerton Avenue, Morton Street, and Greenland Avenue
Charlotte, Mecklenburg County MK3201

These streets comprise a small segment of several residential subdivisions that developed north of Wilkinson Boulevard and west of Morehead Street during the 1950s and early 1960s. This area is

characterized by modest, one story, brick cottages with Colonial Revival and Tudor Revival touches. They occupy small, tree-shaded lots. The cottage forms remain basically intact although replacement porch posts and windows are commonplace, and some are now in deteriorated condition. The dwellings along Millerton Avenue, Morton Street, and Greenland Avenue represent common house designs built in the city's worker neighborhoods after World War II. They do not possess the architectural or historical significance needed for National Register eligibility under any criterion.

**APPENDIX A:
AREA OF POTENTIAL EFFECTS (A.P.E.) MAPS**



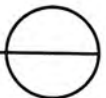
West Corridor Rapid
Transit Project

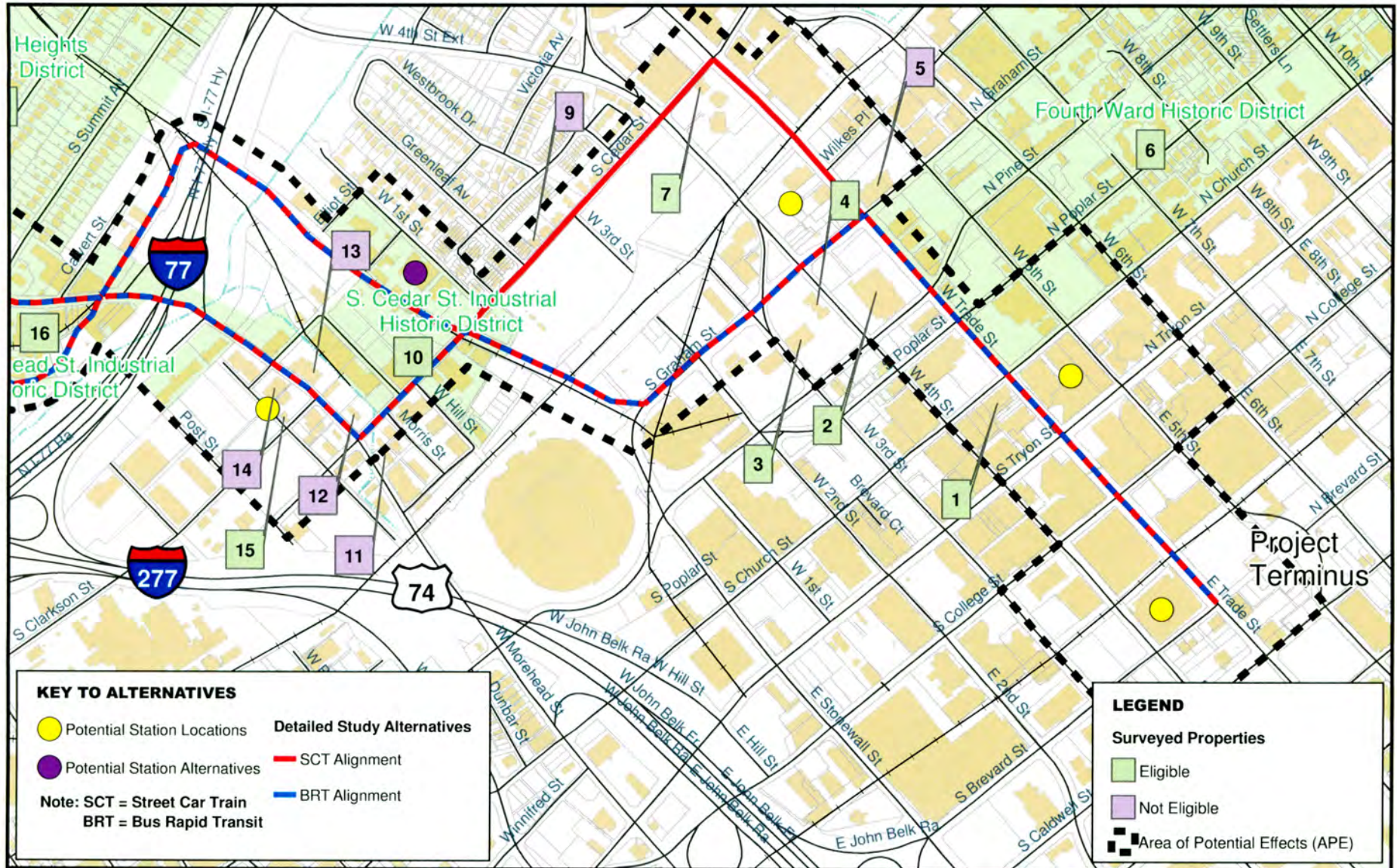


Source: Historic Architectural Resources Survey and Report
Prepared By Mattson Alexander and Associates,
Charlotte, N.C., July 2005

Index Map For APE

City of Charlotte, North Carolina





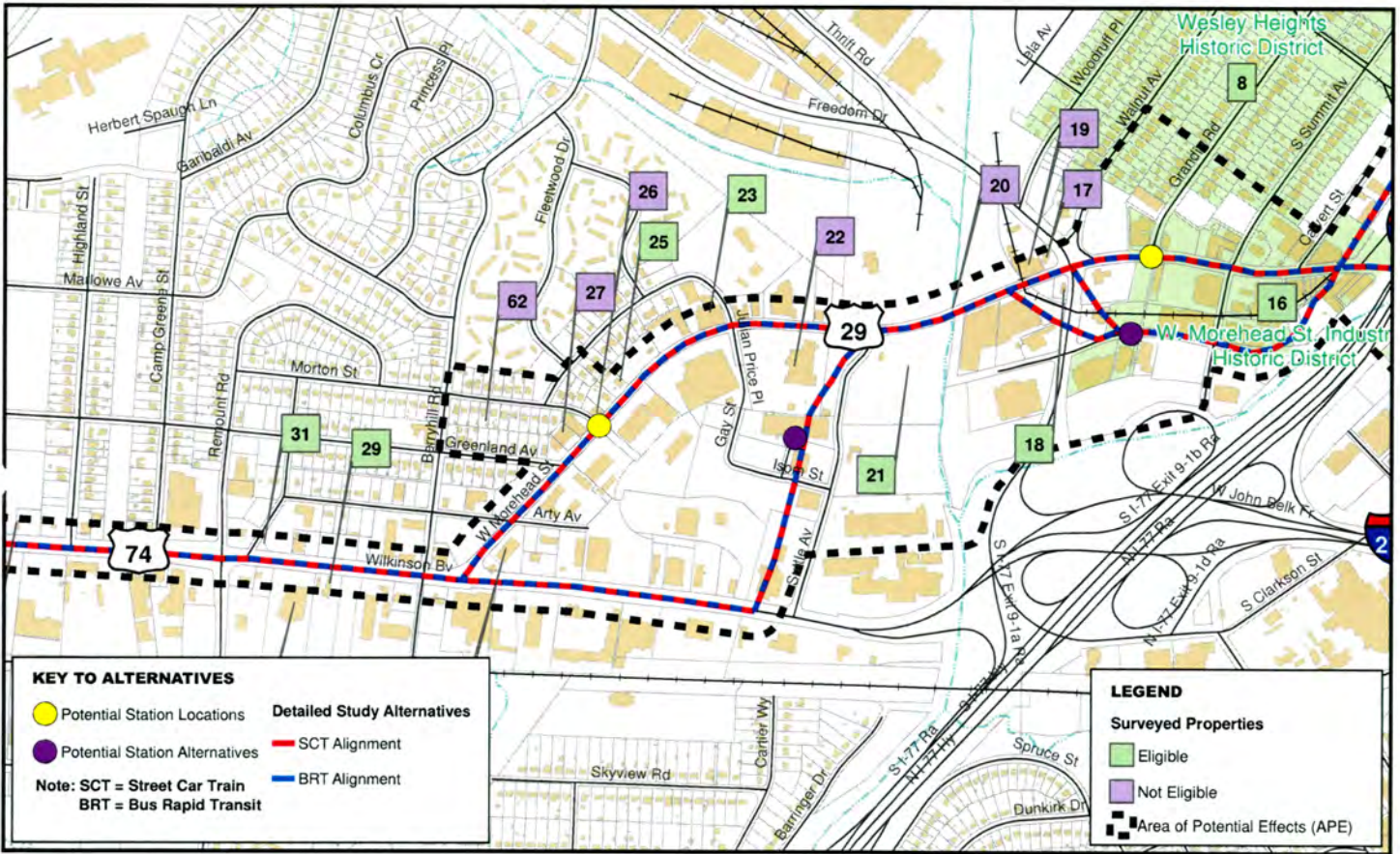
West Corridor Rapid Transit Project



Source: Historic Architectural Resources Survey and Report
 Prepared By Mattson Alexander and Associates,
 Charlotte, N.C., July 2005

Area Of Potential Effects Map

City of Charlotte, North Carolina



West Corridor Rapid Transit Project

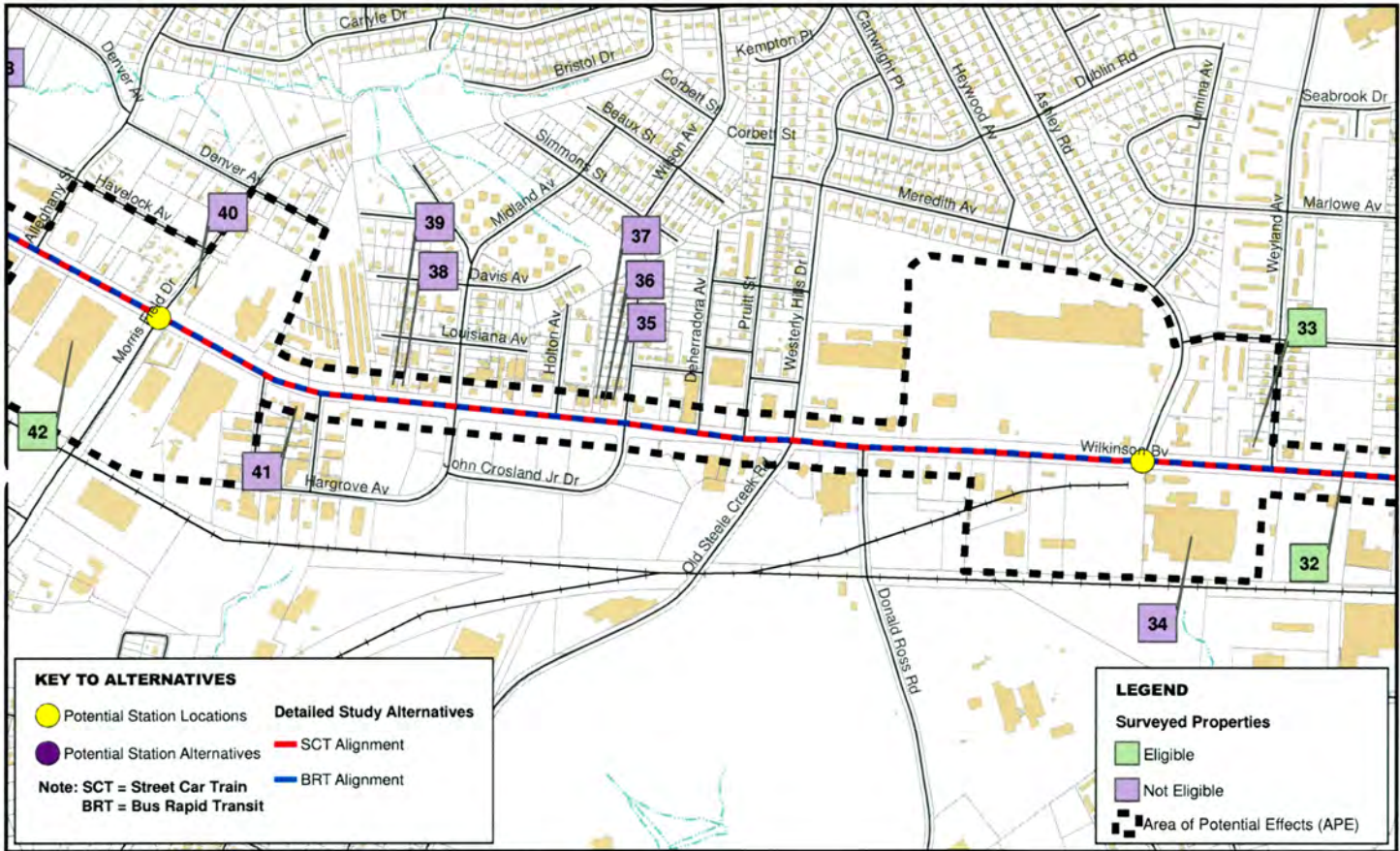


Source: Historic Architectural Resources Survey and Report
 Prepared By Mattson Alexander and Associates,
 Charlotte, N.C., July 2005

Area Of Potential Effects Map

City of Charlotte, North Carolina





KEY TO ALTERNATIVES

- Potential Station Locations
- Potential Station Alternatives
- Note: SCT = Street Car Train
BRT = Bus Rapid Transit

Detailed Study Alternatives

- SCT Alignment
- BRT Alignment

LEGEND

Surveyed Properties

- Eligible
- Not Eligible

Area of Potential Effects (APE)

- Area of Potential Effects (APE)

West Corridor Rapid Transit Project

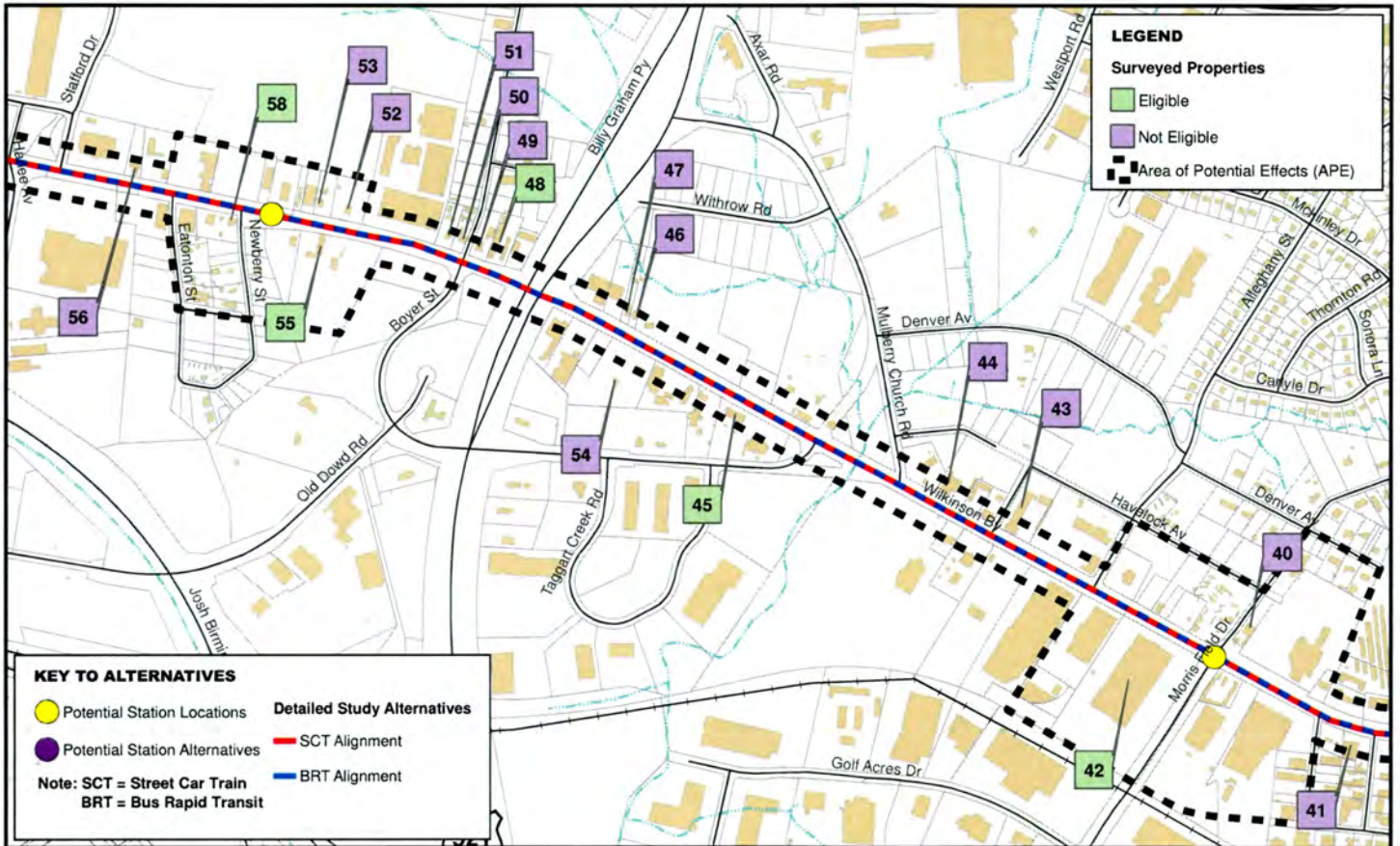


Source: Historic Architectural Resources Survey and Report
Prepared By Mattson Alexander and Associates,
Charlotte, N.C., July 2005

Area Of Potential Effects Map

City of Charlotte, North Carolina

Figure 4



KEY TO ALTERNATIVES

Potential Station Locations	Detailed Study Alternatives
Potential Station Alternatives	SCT Alignment
Note: SCT = Street Car Train	BRT Alignment
BRT = Bus Rapid Transit	

West Corridor Rapid Transit Project

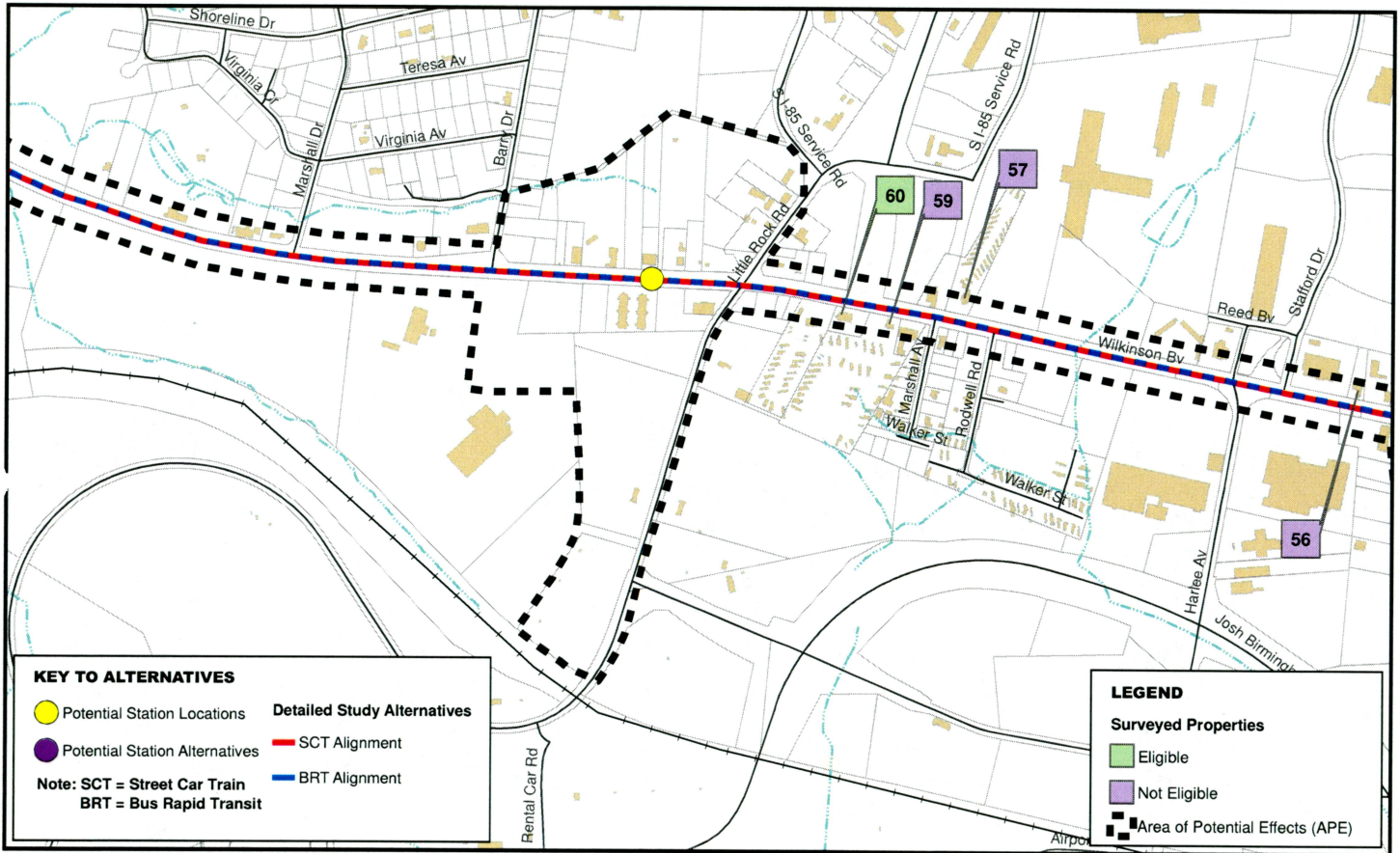


Source: Historic Architectural Resources Survey and Report
 Prepared By Mattson Alexander and Associates,
 Charlotte, N.C., July 2005

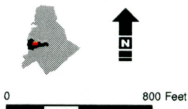
Area Of Potential Effects Map

City of Charlotte, North Carolina

Figure 5



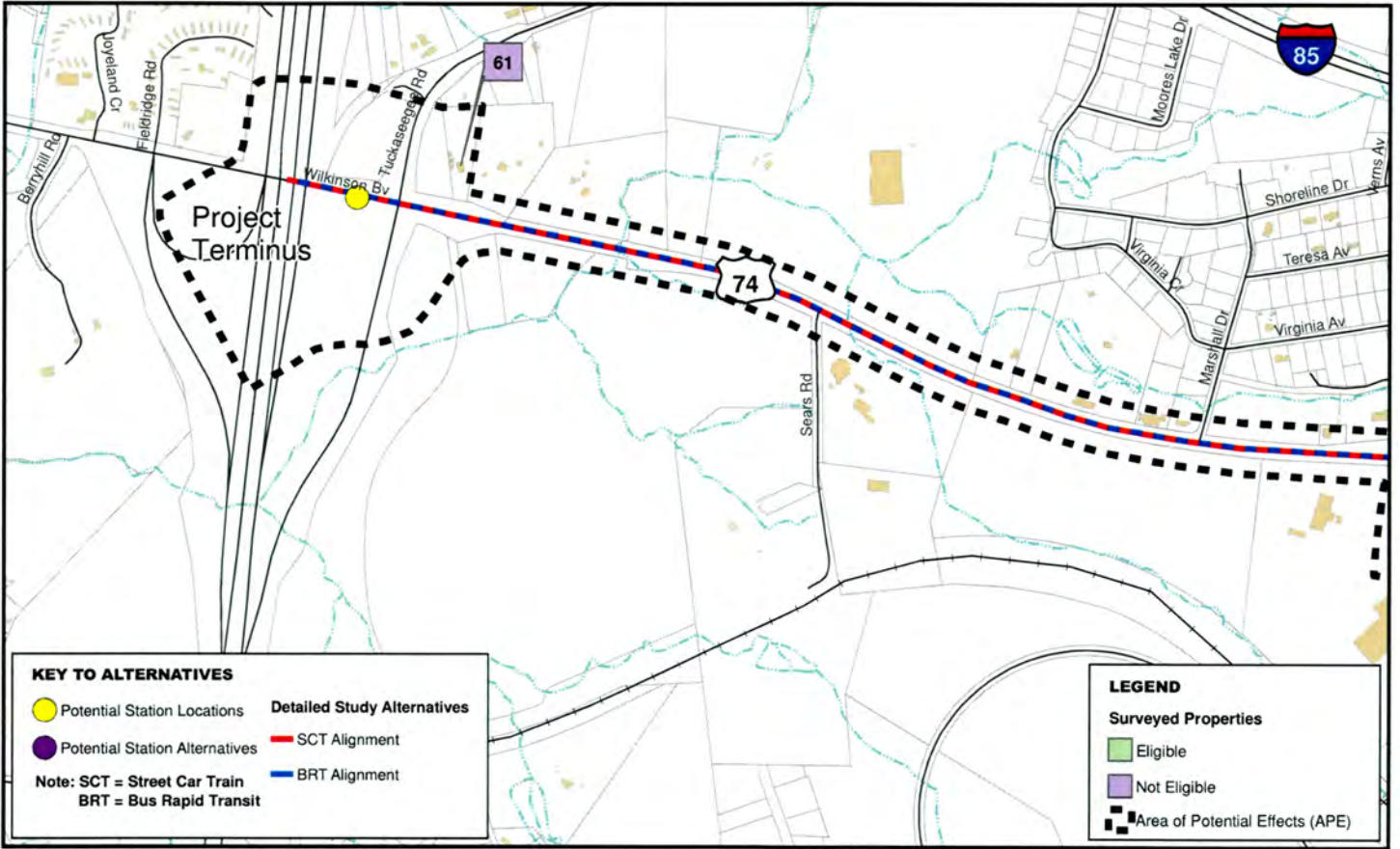
West Corridor Rapid Transit Project



Source: Historic Architectural Resources Survey and Report
Prepared By Mattson Alexander and Associates,
Charlotte, N.C., July 2005

Area Of Potential Effects Map

City of Charlotte, North Carolina



West Corridor Rapid Transit Project



Source: Historic Architectural Resources Survey and Report
 Prepared By Mattson Alexander and Associates,
 Charlotte, N.C., July 2005

Area Of Potential Effects Map

City of Charlotte, North Carolina



**APPENDIX B:
RESOURCE PHOTOGRAPHS**



No. 1 Wachovia Bank and Trust Company Building.



No. 2 Former U.S. Post Office.



No. 3 Virginia Paper Company Warehouse.



No. 3 Virginia Paper Company Warehouse.



No. 5 Coddington Building (Polk Building).



No. 5 Coddington Building (Polk Building), Rear Elevation.



No. 5 Coddington Building (Polk Building).



No. 6 Fourth Ward Historic District, West Trade Street.



No. 7 West Avenue Presbyterian Church.



No. 7 West Avenue Presbyterian Church.



No. 7 West Avenue Presbyterian Church.



No. 8 Wesley Heights Historic District, Summit Avenue.



No. 8 Wesley Heights Historic District, Wadsworth House.



No. 9 House, 328 South Cedar Street.



No. 10 South Cedar Street Industrial Historic District.



No. 10 South Cedar Street Industrial Historic District.



No. 12 (Former) Gas Station.



No. 11 Auto Repair Building.



No. 13 Cashstone Building.



No. 13 Cashstone Building.



No. 14 Auto Repair Building.



No. 15 Coffee Cup Restaurant.



No. 15 Coffee Cup Restaurant.



No. 16 West Morehead Street Industrial Historic District.



No. 16 West Morehead Street Industrial Historic District, (Former) Grinnell Company Building.



No. 17 Gas Station.



No. 18 American Commercial Bank.



No. 19 Commercial/Industrial Block.



No. 19 Commercial/Industrial Block.



No. 20 Stewart Creek Bridge.



No. 21 Bryant Park.



No. 21 Bryant Park.



No. 22 WBT Radio Building.



No. 22 WBT Radio Building.



No. 23 Biltmore Farms Dairy.



No. 23 Biltmore Farms Dairy.



No. 23 Biltmore Farms Dairy.



No. 24 Food Distributorship Building.



No. 25 Toll House Motel.



No. 25 Toll House Motel.



No. 25 Toll House Motel.



No. 25 Toll House Motel.



No. 25 Toll House Motel.



No. 26 House, 2124 West Morehead Street.



No. 27 Cold Storage Company Building.



No. 27 Cold Storage Company Building.



No. 28 C.W. Kirkland Company Building.



No. 28 C.W. Kirkland Company Building.



No. 28 C.W. Kirkland Company Building.



No. 29 Town and Country Drive-In Restaurant.



No. 29 Town and Country Drive-In Restaurant.



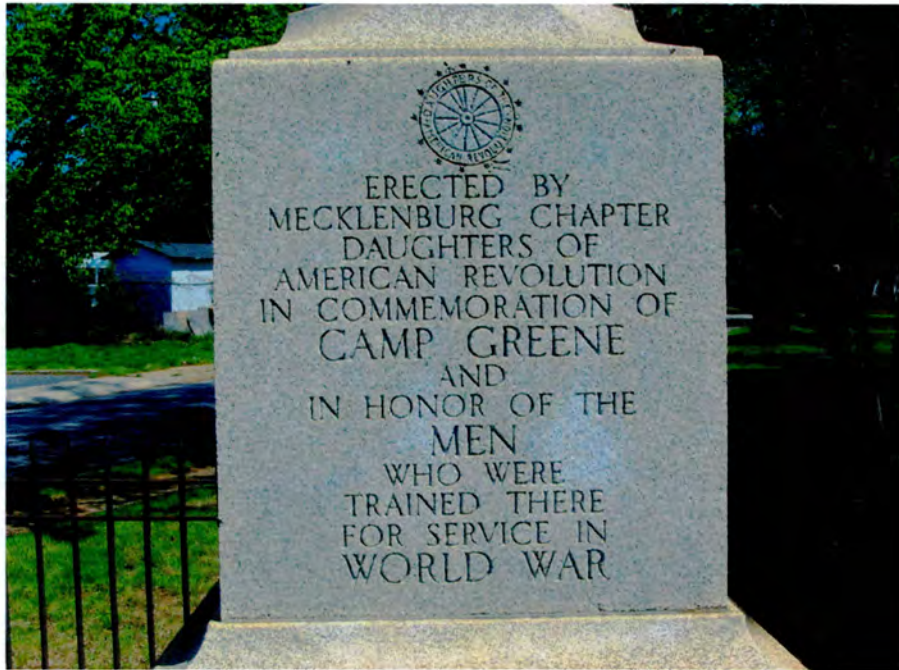
No. 30 General Dye Stuffs Corporation Building.



No. 30 General Dye Stuffs Corporation Building.



No. 30 General Dye Stuffs Corporation Building.



No. 31 Camp Greene Memorial.



No. 31 Camp Greene Memorial.



No. 32 Dairy Queen.



No. 33 Bar-B-Q King Drive-In.



No. 33 Bar-B-Q King Drive-In.



No. 34 Southern Engineering Company.



No. 34 Southern Engineering Company.



No. 34 Southern Engineering Company.



No. 35 House (Breezeway Inn).



No. 36 House, 3626 Wilkinson Boulevard.



No. 37 House, 3628 Wilkinson Boulevard.



No. 38 House, 3824 Wilkinson Boulevard.



No. 39 House, 3826 Wilkinson Boulevard.



No. 40 Superior Products Company.



No. 40 Superior Products Company.



No. 41 Dixie Motor Court (Capri Motel).



No. 42 Ford Motor Company Building.



No. 42 Ford Motor Company Building.



No. 42 Ford Motor Company Building.



No. 42 Ford Motor Company Building.



No. 43 Mor-Mac Motor Court (Queen City Motel).



No. 43 Mor-Mac Motor Court (Queen City Motel).



No. 43 Mor-Mac Motor Court (Queen City Motel).



No. 44 Commercial Building.



No. 45 Split Rail Lodge.



No. 45 Split Rail Lodge.



No. 46 House, 5002 Wilkinson Boulevard (on Right).



No. 47 House, 5004 Wilkinson Boulevard (on Left).



No. 48 Oak Den Motel.



No. 48 Oak Den Motel.



No. 48 Oak Den Motel.



No. 49 House, North side, 5200 Block of Wilkinson Boulevard.



No. 50 House, North side, 5200 Block of Wilkinson Boulevard.



No. 51 House, North side, 5200 Block of Wilkinson Boulevard.



No. 52 House, North Side, 5300 Block of Wilkinson Boulevard.



No. 53 House, 5312 Wilkinson Boulevard.



No. 54 House.



No. 54 House.



No. 55 McCoy Service Station.



No. 55 McCoy Service Station.



No. 55 McCoy Service Station.



No. 56 House, 5500 Wilkinson Boulevard.



No. 57 House, 5820 Wilkinson Boulevard.



No. 58 Gas Station.



No. 58 Gas Station.



No. 59 House, 5625 Wilkinson Boulevard.



No. 60 Copal Grill.



No. 60 Copal Grill.



No. 61 House.

**APPENDIX C:
PROFESSIONAL QUALIFICATIONS**

Richard L. Mattson, Ph.D.
Historical Geographer

Education

- 1988 Ph.D. Geography
University of Illinois, Urbana, Illinois
- 1980 M.A. Geography
University of Illinois, Urbana, Illinois
- 1976 B.A. History, Phi Beta Kappa
University of Illinois, Urbana, Illinois

Relevant Work Experience

- 1991-date Historical Geographer, Mattson, Alexander and Associates, Inc.
Charlotte, North Carolina
- 1991 Visiting Professor, History Department, Queens College, Charlotte, North Carolina
- Developed and taught course on the architectural history of the North Carolina Piedmont, focusing on African-American architecture, textile-mill housing, and other types of vernacular landscapes.
- 1989-1991 Mattson and Associates, Historic Preservation Consulting
Charlotte, North Carolina
- 1988 Visiting Professor, Department of Urban and Regional Planning,
University of Illinois, Urbana, Illinois
- Taught historic preservation planning workshop, developed and taught course on the history of African-American neighborhoods. The latter course was cross-listed in African-American Studies.
- 1984-1989 Private Historic Preservation Consultant,
Raleigh, North Carolina
- 1981-1984 Academic Advisor, College of Liberal Arts and Sciences, University of
Illinois, Urbana, Illinois
- 1981 Instructor, Department of Geography, University of Illinois, Urbana,
Illinois
- 1978-1980 Private Historic Preservation Consultant, Champaign, Illinois

Frances P. Alexander
Architectural Historian

Education

- 1991 M.A. American Civilization-Architectural History
George Washington University
Washington, D.C.
- 1981 B.A. History with High Honors
Guilford College
Greensboro, North Carolina

Relevant Work Experience

- 1991-date Architectural Historian, Mattson, Alexander and Associates, Inc.
Charlotte, North Carolina
- 1988-1991 Department Head, Architectural History Department
Engineering-Science, Inc., Washington, D.C.
- 1987-1988 Architectural Historian, Historic American Buildings Survey/Historic
American Engineering Record, National Park Service, Washington, D.C.
- 1986-1987 Historian, National Register of Historic Places, National Park Service,
Washington, D.C.
- 1986 Historian, Historic American Engineering Record, National Park Service,
Chicago, Illinois