



North Carolina Department of Natural and Cultural Resources
State Historic Preservation Office

Ramona M. Bartos, Administrator

Governor Roy Cooper
Secretary Susi H. Hamilton

Office of Archives and History
Deputy Secretary Kevin Cherry

June 29, 2018

MEMORANDUM

TO: Shelby Reap
Office of Human Environment
NCDOT Division of Highways

FROM: Renee Gledhill-Earley 
Environmental Review Coordinator

SUBJECT: Historic Structures Survey Report, Improve Intersection & Construct Through Lane on NC 7
at US 74 & US 29, U-5800, PA 18-01-0036, Gaston County, ER 18-1308

Thank you for your June 7, 2018, letter concerning the above-referenced undertaking. We have reviewed the materials submitted and offer the following comments.

We concur that the Landsdale Corporation Building (GS1721) is not eligible for listing in the National Register of Historic Places. The Modernist office building, designed by Charlotte architecture firm A.G. Odell, Jr. and Associates and constructed in ca. 1954, had some significant alterations ca. 1970. These alterations include a large two-story addition at the rear elevation, and the replacement of the character-defining metal awning windows with fixed-light windows. The addition itself has been remodeled with the replacement of a bank of second story office windows with a stucco wall. The building no longer retains sufficient integrity of design, materials, and workmanship to be eligible for National Register listing in any of the four criteria.

The above comments are offered in accordance with Section 106 of the National Historic Preservation Act and the regulations of the Advisory Council on Historic Preservation at 36 CFR 800, If you have any questions concerning them, please contact me at 919-807-6579 or renee.gledhill-earley@ncdcr.gov

Please use the above assigned tracking number for any correspondence or questions concerning this undertaking. Failure to do so may cause delays in our response. We appreciate your time and consideration.

cc: Mary Pope Furr, NCDOT, mfurr@ncdot.gov

Received: 06/12/2018
State Historic Preservation Office



STATE OF NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION

ROY COOPER
GOVERNOR

JAMES H. TROGDON, III
SECRETARY

ER 18-1308

Renee Gledhill-Earley
Deputy State Historic Preservation Officer
North Carolina Department of Cultural Resources
4617 Mail Service Center
Raleigh, North Carolina 27699-4617

June 7, 2018

Due -- 7/5/18

H- 2 RELETTERS
6/25/18
RSE

Dear Ms. Gledhill-Earley:

RE: Historic Structure Survey Report, TIP# U-5800, PA# 18-01-0036, Intersection Improvements and Construct a Through Lane on NC 7 at US 74 and US 29 in Gaston County

The North Carolina Department of Transportation (NCDOT) proposes to Intersection Improvements and Construct a Through Lane on NC 7 at US 74 and US 29 in Gaston County. Mattson, Alexander, and Associates prepared the attached Eligibility Report and recommends the Landsdale Corporation Building not eligible for the National Register of Historic Places.

The report and survey materials are enclosed for your review and comment per 36CFR.800. Please let me know if you have any additional questions regarding this project. I can be reached at (919) 707-6088 or by email at sreap@ncdot.gov.

Sincerely,

A handwritten signature in cursive script that reads "Shelby Reap".

Shelby Reap
Historic Architecture Section

Attachment

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HISTORIC STRUCTURES SURVEY REPORT

**INTERSECTION IMPROVEMENTS ON NC 7 AT US 74/US 29
GASTON COUNTY, NORTH CAROLINA
TIP No. U-5800
WBS No. 44372.1.1
Limited Services Contract No. 7000016411**

Prepared by:

**Frances Alexander, Project Manager
Mattson, Alexander and Associates, Inc.
2228 Winter Street
Charlotte, North Carolina 28205**

Prepared for:

**North Carolina Department of Transportation
Environmental Analysis Unit
Raleigh, North Carolina**

May 22, 2018

MATTSON, ALEXANDER AND ASSOCIATES, INC.

Frances P. Alexander

May 22, 2018

Frances P. Alexander, M.A.

Date

Richard L. Mattson, Ph.D.

Date

North Carolina Department of Transportation

Date

MANAGEMENT SUMMARY

The North Carolina Department of Transportation (NCDOT) is making intersection improvements on NC 7 at US 74/US 29 in Gaston County. This project is subject to review under the Section 106 Programmatic Agreement for Minor Transportation Projects (NCDOT/NCHPO/FHWA/USFS 2015). An NCDOT architectural historian defined an area of potential effects (APE) and conducted a site visit to identify and assess all resources of approximately fifty years of age or more within the APE. Only one resource warranted an intensive National Register eligibility evaluation, and it is the subject of this report. NCDOT architectural historians determined that all other properties and districts were not worthy of further study and evaluation due to a lack of historical significance and/or integrity. The project location is depicted in **Figure 1**, and the APE is shown in **Figure 2**.

This architectural resources investigation consisted of background research into the historical and architectural development of the Landsdale Corporation Building and a field survey of the resource. The field investigation was undertaken in April 2018. The intensive-level evaluation contained within this report does not recommend the Landsdale Corporation Building for National Register eligibility (**Table 1**).

The area of potential effects (APE) for this intersection improvement project terminates approximately 400 feet north and south of the North Main Street/Wilkinson Boulevard (US 74/US 29) intersection. Along Wilkinson Boulevard, the APE extends roughly 1,500 feet east and west of the intersection. In addition, the APE boundary is approximately 200 feet in each direction off the center lines of the two roads.

Table 1

Property Name	PIN	Survey Site Number	Eligibility Recommendation	Criteria
Landsdale Corporation Building	3585838097	GS1721	Not Eligible	N/A

I. TABLE OF CONTENTS

	<u>Page No.</u>
I. Introduction	3
II. Property Evaluation of Eligibility Landsdale Corporation Building	6 6
III. Bibliography	27

I. INTRODUCTION

This eligibility report was prepared in conjunction with the North Carolina Department of Transportation (NCDOT) project entitled, *Intersection Improvements on NC 7 at US 29/74*. The project is located in Gaston County. The TIP Number is U-5800, and the WBS Number is 44372.1.1. The project location is shown in **Figure 1**.

The area of potential effects (APE) for this intersection improvement project terminates approximately 400 feet north and south of the North Main Street/Wilkinson Boulevard (US 74/US 29) intersection. Along Wilkinson Boulevard, the APE extends roughly 1,500 feet east and west of the intersection. In addition, the APE boundary is approximately 200 feet in each direction off the center lines of the two roads. The APE encompassed only one resource—the Landsdale Corporation Building (GS1721)—that warranted intensive-level investigation (**Table 1**). The building, which has not been surveyed previously, is shown on the APE map (**Figure 2**).

This investigation was conducted to evaluate the building for National Register eligibility. The current evaluation of eligibility report is part of the environmental studies undertaken by NCDOT and is on file at NCDOT, Raleigh, North Carolina. This documentation complies with the National Environmental Policy Act (NEPA) of 1969, the National Historic Preservation Act of 1966, as amended (36 CFR 800), the National Register criteria set forth in 36 CFR 61, and NCDOT's current *Historic Architecture Group Procedures and Work Products*. The report also complies with the *Report Standards for Historic Structure Survey Reports/Determinations of Eligibility/Section 106/110 Compliance Reports in North Carolina* established by the North Carolina Historic Preservation Office (HPO). Section 106 of the National Historic Preservation Act requires federal agencies to take into account the effect of federally funded, licensed, or permitted projects on properties listed in, or eligible for listing in, the National Register of Historic Places and to afford the Advisory Council on Historic Preservation and the North Carolina Historic Preservation Office a reasonable opportunity to comment.

The eligibility evaluation consisted of research into the history and architecture of the ca. 1954 Landsdale Corporation Building, a Modernist-inspired office building, and a field investigation of the resource. For the research phase, the principal investigators examined both primary and secondary sources, including deeds, National Register nominations, city directories, and the HPO survey files for Gaston County. In developing the historical and architectural contexts for this project, the principal investigators also conducted a windshield survey in the environs of both Belmont and Gastonia to identify other Midcentury Modern office buildings comparable to the Landsdale Corporation Building.

Field work took place in April 2018. The Landsdale Corporation Building and its site were examined and documented with photographs to assess the current level of integrity. The current tax parcel for the property is shown on the site plan included in the evaluation (**Figure 3**).

Figure 1
Project Location Map



Figure 2
Area of Potential Effects (APE) Map



II. PROPERTY EVALUATION OF ELIGIBILITY

Landsdale Corporation Building (GS1721) (PIN 3585838097)

6405 Wilkinson Boulevard
Belmont, Gaston County

Date of Construction: ca. 1954, ca. 1970
Eligibility Recommendation: Not Eligible



Physical Description (Figure 5)

Built ca. 1954 and expanded ca. 1970, the Landsdale Corporation Building occupies a one-acre lot on the north side of Wilkinson Boulevard (US 74/US 29) in Belmont. Four-lane Wilkinson Boulevard is a major east-west highway through Gaston and neighboring Mecklenburg counties, and the building is surrounded by a variety of light-industrial, office, residential, and retail land uses, some of which is modern redevelopment. Modern brick screens on the west side of the building shield the HVAC equipment from public view. Paved driveways flank the building and lead to a rear parking lot where there is a freestanding, brick garage.

Constructed of reinforced concrete with a brick veneer, this Modernist-inspired office building has a three-part composition. A large, two-story, flat-roofed office block abuts a slightly recessed, one-story, glazed wing that houses the main entrance, and a two-story, flat-roofed section to the rear rises above the junction of the entrance wing and the office section. Housing a corner staircase, utilities, and rear offices, the rear block has a flat roof and is covered in blond bricks, laid in a decorative stack bond. The different exterior materials—red brick, blond brick, and glass—emphasize the geometric massing of the building.

The one-story entrance wing is primarily glazed and encompasses a flat-roofed drive-through canopy that extends in an open, brise soleil design over the façade to shelter the main entrance of the building. On its east side, the drive-through canopy is supported by slender, metal poles that rest on an unadorned, brick half-wall that separates the drive-through from the adjacent parking lot. The wall also extends towards the street to allow for street signage legible to passing motorists. The wing has metal-sash, full-height windows and an entrance of double-leaf, metal-sash, glazed doors.

The two-story office block is distinguished by continuous bands of metal-sash windows above brick apron walls and overhanging roof planes on both stories that give a horizontal emphasis to the building and shelter the offices from sunlight. The offices project from the wall plane of the façade, allowing for wraparound windows. The side (west) elevation has an original double-leaf, steel door that is topped by a transom and sheltered by a flat-roofed canopy. This side entrance also has a concrete steps with brick cheek walls that function as small planters. A full-height, recessed, panel now defines the rear corner of the ca. 1954 elevation and visually marks the division between the original office block and a ca. 1970 rear addition.

The substantial, two-story addition has a red-brick exterior with a slightly smoother texture than the original brick veneer. Erected for additional offices, the addition has a cantilevered second

HISTORIC STRUCTURES SURVEY REPORT

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story which originally had a bank of metal-sash, tinted-glass windows. However, these windows were replaced with a stuccoed veneer following a change in ownership in 2003. The tinted-glass office windows on the first-story remain intact. The addition also contains a recessed entrance beneath a tinted-glass, vertical window that allows lights in the stairwell.

The building underwent other alterations ca. 1970. As shown in **Figure 3**, the original metal-sash awning windows were replaced with the current fixed-light, aluminum-sash windows that have tinted glass. With the horizontal sash of the awning style, the original windows gave the design the horizontal emphasis often used in Modernist architecture, but the fixed-light replacements now give the windows a verticality. The window walls on the one-story wing and the windows on the rear (north) elevation of the blond-brick section were also replaced with aluminum sash. Finally, the canopy and other trim work have been vinyl sided in more recent years (www.ncmodernist.org/Odell-1960s-brochure. Accessed 30 March 2018).

The interior of the Landsdale Corporation Building is well preserved with offices and service rooms arranged along double-loaded, transverse corridors. The ca. 1954 interior retains its linoleum-tile flooring, both exposed brick and plaster walls, and original wood doors with Modernist lettering and metal push plates. Located on the first-floor, the employee break room has walls covered in glazed tiles, painted-wood cabinetry with original chrome hardware, and linoleum counters. Corner stairways with metal pipe railings lead to the second floor where the offices are distinguished by blond-wood walls with frosted-glass windows. The louvered, wood office doors also have frosted-glass windows. The only notable interior alterations are the dropped, acoustical-tile ceilings that were probably added in the 1970s. Some of these ceilings are now in disrepair.

The property includes a one-story garage that stands in the parking lot behind the office building. Constructed ca. 1954, the garage is now used for general storage. The building retains its original hip-roofed, rectangular form, brick end walls, and a concrete-block and wood-shingled rear (north) elevation. The original garage doors have been removed and the opening infilled with vinyl siding and modern doorways. A prefabricated, metal addition to the west elevation is modern.

Figure 3

Landsdale Corporation Building, ca. 1960.



LANDSDALE BUILDING

Source: A.G. Odell, Jr. and Associates Brochure.



Landsdale Corporation Building, Overall View, Looking Northeast.



Landsdale Corporation Building, Overall View, Looking Northwest.



Landsdale Corporation Building, Façade, Looking East.



Landsdale Corporation Building, Façade, Looking West.



Landsdale Corporation Building, One-Story Wing and Drive-Through Canopy, Looking North.



Landsdale Corporation Building, Side (East) and Rear (North) Elevations, Looking Southwest.



Landsdale Corporation Building, Rear (North) Elevation and ca. 1970 Rear Addition, Looking West.



Landsdale Corporation Building, Façade and Side (West) Elevation, Looking Northeast.



Landsdale Corporation Building, ca. 1954 Building (Right) and ca. 1970 Rear Addition (Left), Side (West) Elevation, Looking East.



Landsdale Corporation Building, ca. 1970 Rear Addition Showing Stuccoed Second-Floor Windows, Looking Southeast.



Landsdale Corporation Building, Interior, Entrance Hall.



Landsdale Corporation Building, Interior, First-Floor Corridor.



Landsdale Corporation Building, Interior, First-Floor Corridor.



Landsdale Corporation Building, Interior, Break Room.



Landsdale Corporation Building, Interior, Staircase.



Landsdale Corporation Building, Interior, Second-Floor Corridor and Offices.



Landsdale Corporation Building, Garage, Looking West.



Landsdale Corporation Building, Modern Apartment Complex on Original Landsdale Corporation Tract, South Side of Wilkinson Boulevard, Looking South from Landsdale Corporation Building.

Historical Background

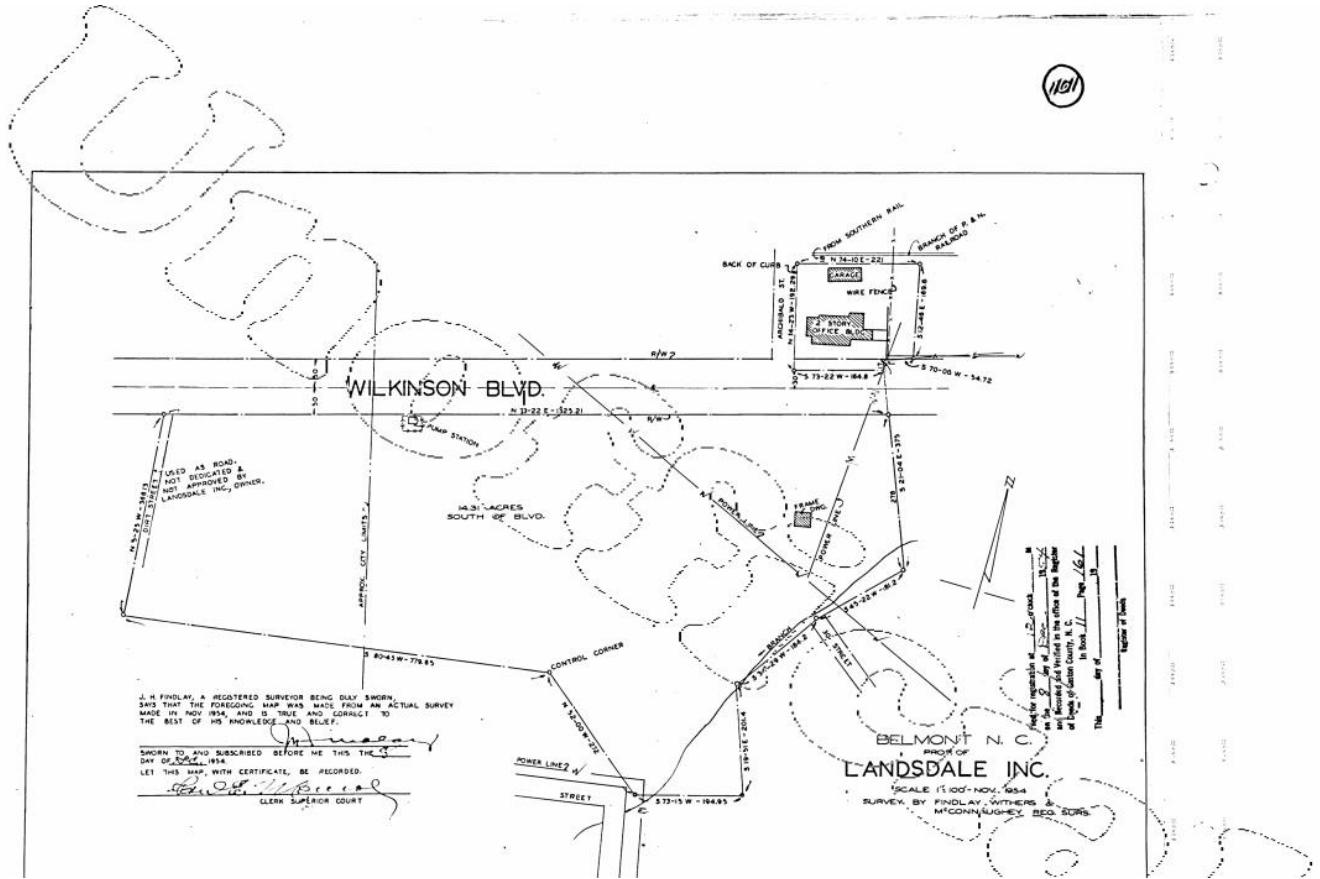
According to its 1950 corporate charter, the Landsdale Corporation consisted of four directors and common stock worth \$25,000. The board of directors consisted of Henry A. and J. Harold Lineberger and their respective spouses, Alice C. and Clayton S. Lineberger. Henry A. and J. Harold were sons of Abel Caleb Lineberger, an industrialist who was at the center of Gaston County's textile manufacturing boom in the early twentieth century. By 1931, the powerful business partnership of Lineberger, Robert Lee Stowe, and Samuel Pinckney Stowe operated twenty-one textile plants around Belmont. The Landsdale Corporation was established as a varied real estate, insurance, manufacturing, and sales enterprise. Its 1950 corporate charter certified the company "to buy, sell, lease, let, improve, or deal in land and tenements; to buy, construct, lease, and sell houses and buildings ... and to generally engage in the real estate business." The firm was also authorized "to purchase, import, manufacture, or otherwise acquire ... merchandise and personal property of every kind and description" (Ragan 2001: 231-256; Gaston County Deed Books 9: 137; 9: 407).

To design its modern office building, the Landsdale Corporation commissioned the prominent Charlotte architectural firm, A.G. Odell, Jr. and Associates. Born in Concord, North Carolina, and professionally trained at Cornell University and the Ecole des Beaux Arts in Paris, Arthur Gould Odell, Jr. (1913-1988) was Charlotte's best known and most prolific Modernist architect. During the postwar decades, his large firm designed a wide range of commercial, institutional, and residential buildings across the region, including such major projects as the Charlotte Coliseum and Ovens Auditorium, the Blue Cross and Blue Shield headquarters in Chapel Hill, and the original Research Triangle Park campus. By 1954, the Landsdale Corporation had opened its offices on Wilkinson Boulevard, flanked by textile mills controlled by the Linebergers. The 1954 plat map (depicted in **Figure 4**) shows the company's property consisting of the office building on its current one-acre parcel on the north side of the highway and approximately fourteen acres of undeveloped land on the south side (Wyatt and Woodard 2000: 19-20; Bishir and Southern 2003: 505, 507, 514, 522; Gaston County Plat Book 11: 161).

The Landsdale Corporation Building contained offices not only for its own various endeavors but also for other Belmont textile mills and businesses operated by the Lineberger family. From the outset, the building housed the sales offices of the Knit Products Corporation (reorganized in 1954 as Vision Mills), Belmont Throwing Corporation, and the Belmont Box Company. The Linford, Acme, and Perfection mills in North Belmont would also eventually move their sales offices here. In the early 1970s, to accommodate its burgeoning business, the company added a two-story office wing to the rear of the building (Hill's Directory Company 1957-1982).

When the textile industry around Belmont and Gaston County sharply declined in the late twentieth century, these offices were closed. Between 1988 and 1990, the Landsdale Corporation was dissolved and reorganized as the Landsdale Limited Partnership. Its undeveloped fourteen-acre tract on the south side of Wilkinson Boulevard was sold to the newly formed Southwood Realty Company—also owned by the Linebergers—and developed into apartments. During the 1990s, fewer businesses occupied offices in the Landsdale Corporation Building, and by the end of the decade the Belmont city directory recorded just one tenant—an insurance company—in the building. In 2003, the building was purchased by Gregory and Robin Cox who remain the owners. Under their management, the property has attracted new professional clients, and most of the offices are now occupied (Gaston County Deed Books 1954: 985; 2028: 915; 2675: 357; 3639: 235; R.L. Polk and Company 1988-2017).

Figure 4
"Property of Landsdale, Inc." (1954)



Source: Gaston County Plat Book 11: 161.

National Register Criteria Evaluation

For purposes of compliance with Section 106 of the National Historic Preservation Act (NHPA), the Landsdale Corporation Building is recommended **not eligible** for National Register under any criterion because of a loss of integrity. The property has not been surveyed previously.

Integrity

The Landsdale Corporation Building does not retain the seven aspects of integrity needed for National Register eligibility. The building remains on its original site, oriented to Wilkinson Boulevard, and thus retains its integrity of location and setting. However, its feeling and association have been compromised in recent years by the extensive redevelopment of the surrounding area. Notably, a large, modern apartment complex now occupies the fourteen-acre tract on the south side of Wilkinson Boulevard that was part of the corporation's original parcel of fifteen acres. The building has also lost key architectural elements of its Midcentury Modern design. The original awning windows, which gave the building much of its horizontal orientation, were replaced in the 1970s with fixed-light windows that now give a vertical emphasis to the composition. Furthermore, a substantial, ca. 1970 addition now obscures the entire rear (north) elevation, and the addition itself has been subsequently remodeled. Finally, trim work has been covered in vinyl siding. With these alterations and additions, the building no longer has sufficient integrity of design, materials, and workmanship for National Register eligibility.

Criterion A

The Landsdale Corporation Building is recommended **not eligible** for the National Register under Criterion A (Event). To be eligible under Criterion A, the property must retain integrity and must be associated with a specific event marking an important moment in American prehistory or history or a pattern of events or historic trend that made a significant contribution to the development of a community, a state, or a nation. Furthermore, the property must have existed at the time and be documented to be associated with the events. Finally, the property's specific association must be important as well (National Park Service, *National Register Bulletin 15: 12*).

The Landsdale Corporation Building is not recommended for eligibility under Criterion A because the property is not associated with either a specific event or a pattern of events that was important within a local, state, or national context.

Criterion B

Landsdale Corporation Building is **not eligible** for the National Register under Criterion B (Person). For a property to be eligible for significance under Criterion B, it must retain integrity and 1) be associated with the lives of persons significant in our past, i.e. individuals whose activities are demonstrably important within a local, state, or national historic context; 2) be normally associated with a person's productive life, reflecting the time period when he/she achieved significance; and 3) should be compared to other associated properties to identify those at best represent the person's historic contributions. Furthermore, the resource is not eligible if its only justification is that it was owned or used by a person who is or was a member of an identifiable profession, class, or social or ethnic group (National Park Service, *National Register Bulletin 15: 14*).

Although the Lineberger family played a leading role in the development of the textile industry in the county, other historic resources—notably the 1919 Abel Caleb Lineberger House (GS0118) in the Belmont Historic District (National Register 1996)—remain well preserved to illustrate vividly the significance of the Lineberger family to Belmont and Gaston County.

Criterion C

The Landsdale Corporation Building is recommended **not eligible** for the National Register under Criterion C. For a property to be eligible under this criterion, it must retain integrity and either 1) embody distinctive characteristics of a type, period, or method of construction; 2) represent the work of a master; 3) possess high artistic value; or 4) represent a significant and distinguishable entity whose components may lack individual distinction (National Park Service, *National Register Bulletin 15*: 17).

The Landsdale Corporation Building does not retain a sufficient level of architectural integrity for eligibility under Criterion C. Although displaying Modernist elements, the building has been significantly altered. All the windows on the ca. 1954 office block been replaced, and the ca. 1970 rear addition has a stuccoed upper story that replaced the original bank of office windows. Gaston County contains numerous, well-preserved examples of Modernist architecture, including office buildings, that retain original forms, fenestration, and other key elements of Modernist design.

By the 1950s and the construction of the Landsdale Corporation Building, postwar Modernism was influencing all aspects of American architecture. Originating with the International Style of the prewar period, Modernism eschewed architectural conventions for a radically new aesthetic emphasizing function, geometric simplicity, and an innovative use of modern materials. Modernist designs were widely used for institutional, commercial, and industrial buildings where strikingly new forms and materials conveyed progressive attitudes. Sleek exteriors devoid of historical references and ornamentation symbolized forward thinking and boldly expressed function and efficiency (Bishir 1990: 451-452; Wyatt and Woodard 2000: 17-26; Trachtenberg and Hyman 1986: 534).

The Charlotte architecture firm of A.G. Odell, Jr. and Associates, designer of the Landsdale Corporation Building, was at the vanguard of the Modernist movement in North Carolina. Established in 1949, the firm was largely staffed with architects trained at the North Carolina State School of Design in Raleigh. Following the appointment of architect, Henry Kamphoefner, as dean in 1948, the School of Design played a major role in bringing Modernist architecture to the state. In the 1950s and early 1960s, Odell's glass and steel office towers transformed downtown Charlotte while just south of the city his firm designed the Charlotte Coliseum and the adjacent Ovens Auditorium (1954-1955). The coliseum earned international acclaim for its ground-breaking design that featured the largest free-span dome in the world. Odell designed Ovens Auditorium with precast-concrete panels and rectangular, blue tiles and included a bright lobby with terrazzo floors, glass walls, and a monumental stairway. Both buildings survive and are local historic landmarks. By the time of Odell's death in 1988, his architectural practice was among the largest and most influential in North Carolina, and numerous examples of Odell's Modernist work remain (Wyatt and Woodard 2000: 17-26).

Although there has been no comprehensive architectural survey of postwar Modernism in Gaston County, a variety of residential, commercial, industrial, and institutional examples appeared between the late 1940s and mid-1960s. The Landsdale Corporation Building is Belmont's only

identified Modernist building, but in the other small cotton-mill towns of the county, modest-sized offices, stores, civic buildings, and elementary schools were designed with Modernist elements. In Mount Holly, for example, the ca. 1948 Dr. Raymond Moore Dental Office suggests postwar Modernism in its deep eaves, flat-roofed canopy, and a façade of buff-colored brick. A few blocks away, the 1956 Kimbrell's Store, situated in the Downtown Mount Holly Historic District, displays a bright, metal-paneled façade above a band of aluminum-sash, plate-glass windows. In the Cherryville Downtown Historic District, a group of commercial buildings on West Main Street present sleek storefronts of pressed red brick that incorporate flat parapets of smooth, metal and cast-concrete veneers (Phillips 2012: Section 7, page 13; Fearnbach 2016: Section 8, pages 81-82).

Cherryville resident and architect, James L. Beam, Jr., is known to have designed a number of Modernist buildings in Gaston County. Trained at North Carolina State College where he received his degree in architectural engineering in 1942, Beam opened a professional office in Cherryville in 1947 and in 1962 established a second office in Gastonia. In the early 1960s, he designed the U. S. Post Office in Cherryville and the Cherryville Savings and Loan Bank. Both buildings neatly illustrate Modernist tenets in their flat-roofed horizontality, clean geometry, and window-wall facades. Beam is also known to have designed the city hall in the Gaston County mill town of Lowell, just west of Belmont. Completed in 1958, the flat-roofed Lowell City Hall is distinguished by its buff-brick façade and recessed entranceway filled with smooth, green ceramic tiles and aluminum-sash, plate-glass windows. By the mid-1960s, Lowell also had a U.S. Post Office, a public library, and several public schools that were all designed in the Modernist style. Although unconfirmed, it is likely that Beam designed many, if not all, these buildings. The auditorium on the Holbrook High School campus stands out as one of the county's fullest expressions of Modernist scholastic architecture. Its bold geometry, canted façade, and exposed steel I-beam construction vividly illustrate Modernist themes (Fearnbach 2016: Section 8, pages 81-82; Mattson, Alexander and Associates 2017: 238-267; 339-345).

In Gastonia, postwar Modernism shaped the full range of architectural projects, including a number of major office buildings. As the seat of Gaston County, Gastonia saw the construction of new governmental office buildings to address a range of public services. Concurrently, postwar textile prosperity supported new bank buildings—including branch banks—and professional offices. The 1957 Gaston County Department of Public Welfare Building at 165 South York Street is a remarkably intact example of Modernist office design in the city. Large, aluminum-framed, pebbledash panels fill the two-story façade while glass curtain walls, with blond-brick piers and aqua metal panels, complete the side elevations. One block away, the 1959 First Federal Savings and Loan presents a second-story curtain wall of aluminum-sash windows and glass spandrels. The angled, recessed entrance combines smooth panels of polished stone with expanses of glass. The First Federal building lies within the Downtown Gastonia Historic District (National Register 2004) but was listed as noncontributing because its date of construction postdates the period of significance (Shrimpton 2004: Section 7, page 31).

In the mid-1950s, the Citizens National Bank opened a large branch bank at 425 West Franklin Boulevard, leasing second-floor offices to an insurance agency. The well-preserved, two-story, brick building retains its boxy, geometric massing, generous, aluminum-sash windows, flat-roofed canopies, and a full-height, recessed entry bay. The entrance is set apart by its tall, glazed transom framed in smooth cast stone. Located at 823 East Franklin Boulevard, the ca. 1950 Kinkaid Engineering Company Building stands among the city's earliest examples of Modernist office architecture. The well-preserved, stark design consists of a Roman brick veneer with a band of steel-sash, awning windows on the second story and sizable plate-glass windows and doorway on

the ground level. An original streamlined, brick planter marks the entrance at the eastern corner of the facade.



Gaston County Department of Public Welfare Building, 1957, 165 South York Street, Gastonia.



First Federal Savings and Loan, 1959, 251 West Main Avenue, Downtown Gastonia Historic District, Gastonia.



Citizens National Bank, ca. 1955, 425 West Franklin Boulevard, Gastonia.



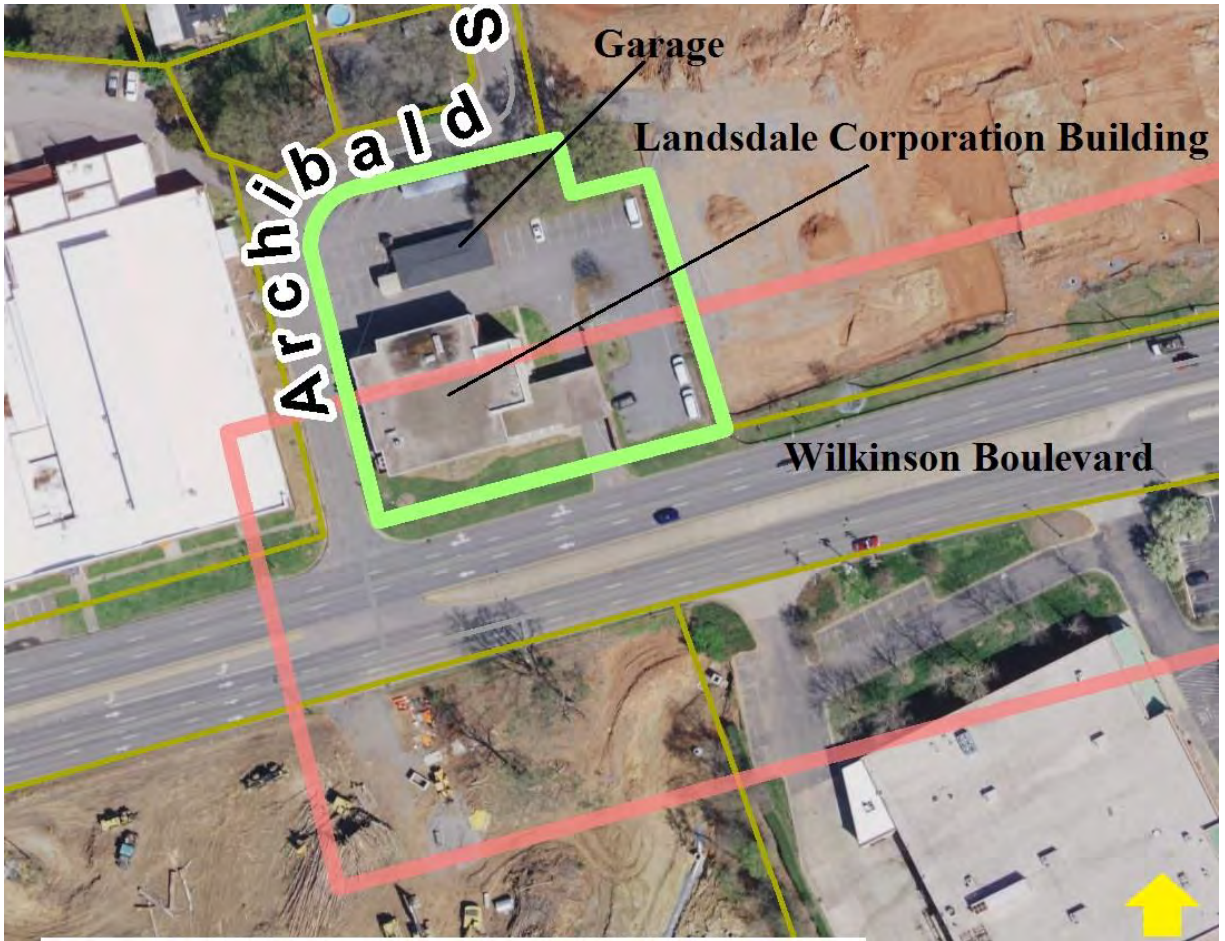
Kinkaid Engineering Company Building, ca. 1950, 823 East Franklin Boulevard, Gastonia.

Criterion D

The Landsdale Corporation Building is recommended **not eligible** for the National Register under Criterion D (potential to yield information). For a property to be eligible under Criterion D, it must meet two requirements: 1) the property must have, or have had, information to contribute to our understanding of human history or prehistory; and 2) the information must be considered important (National Park Service, *National Register Bulletin 15*: 21).

The property is not eligible under Criterion D because it is not likely to yield any new information pertaining to the history of building design or technology.

Figure 5
Landsdale Corporation Building
Site Plan



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