

United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form

1. Name of Property

historic name Tucker County Bank Building

other names/site number Bank Building

2. Location

street & number 100 Walnut Street

not for publication

city or town Parsons

vicinity

state West Virginia

code WV

county Tucker

code 093

zip code 26287

3. State/Federal Agency Certification

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

Signature of certifying official/Title

Date

West Virginia State Historic Preservation Office

State or Federal agency and bureau

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

Signature of certifying official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

Signature of the Keeper

Date of Action

entered in the National Register.

See continuation sheet

determined eligible for the
National Register.

See continuation sheet

determined not eligible for the
National Register.

removed from the National
Register.

other, (explain:)

Tucker County Bank
Name of Property

Tucker County, WV
County and State

5. Classification

Ownership of Property

Category of Property

Number of Resources within Property

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

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

Contributing

Noncontributing

1	1	buildings
		sites
		structures
		objects
1	1	Total

Name of related multiple property listing

N/A

Number of Contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions

COMMERCE/financial institution

SOCIAL/meeting hall

Current Functions

HEALTH CARE/medical business/office

VACANT/storage

7. Description

Architectural Classification

LATE VICTORIAN/Romanesque Revival

Materials

foundation STONE

walls BRICK

roof ASPHALT, RUBBER, WOOD/shingle

other METAL

Narrative Description

See Continuation Sheets

8. Statement of Significance

Applicable National Register Criteria

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

Criteria Considerations

Property is:

- A** owned by a religious institution or used for religious purposes.
- B.** removed from its original location.
- C.** birthplace or grave of a historical figure of outstanding importance.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property
- G** less than 50 years of age or achieved significance within the past 50 years.

Levels of Significance (local, state, national)

Local

Areas of Significance

COMMERCE

Period of Significance

1901-1960

Significant Dates

Significant Person

N/A

Cultural Affiliation

N/A

Architect/Builder

UNKNOWN

Narrative Statement of Significance

See Continuation sheets

9. Major Bibliographical References

Bibliography

Previous documentation on file (NPS):

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

Primary location of additional data:

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository: _____

Tucker County Bank
Name of Property

Tucker County, WV
County and State

10. Geographical Data

Acreage of Property Less than one acre

UTM References

<u>17</u> Zone	<u>0614163</u> Easting	<u>4328372</u> Northing	_____	_____	_____
_____	_____	_____	_____	_____	_____

Verbal Boundary Description

See Continuation Sheets

Boundary Justification

See Continuation Sheets

11. Form Prepared By

name/title Michael J. Mills, AIA
organization Mills Group LLC date January 2010
street & number 206 High Street telephone 304.296.1010
city or town Morgantown state WV zip code 26505

Property Owner

name _____
street & number _____ telephone _____
city or town _____ state _____ zip code _____

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

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20303.

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National Register of Historic Places Continuation Sheet

Section number 7 Page 1

Location and Setting

The Tucker County Bank Building is a three-story brick commercial building in Parsons, Tucker County, West Virginia. Displaying a rusticated ashlar base and accents with red brick walls, it has been a versatile facility that utilized all its space and created an illusion of separate buildings to accommodate multiple businesses and organizations. Straddling the corner of First and Walnut Streets (with the corner facing south), the building is situated at the effective center of Parsons. This fact is reflected in its three entrances; one each on First and Walnut Streets and another angled at the corner. The building neighbors the county courthouse across Walnut Street and the McDonald Building to the west. Resisting floods and avoiding fires, the Bank Building is one of the few remaining buildings built in a bygone age of prosperity for West Virginia, the Allegheny Highlands and Parsons.

Description

The Tucker County Bank Building was constructed in 1901 and displays elements of the Romanesque Revival style of architecture. It is a three-story, flat-roof, brick commercial building with 6,830 square-feet.

The building features a corner turret with angled entrance. The double, modern replacement doors are reached by three steps and are topped off with a single-light, arched transom. In the Romanesque tradition, the double doorway sits under a rusticated stone arch with keystone. The base of the turret has rusticated stone brackets supporting a stone cornice that boasts dentils topped by a crown. The second and third stories of the turret each have three one-over-one, double-hung sash windows. All of the building's windows feature a heavy rusticated ashlar lintel and smaller-scale sill. An attic level has three fixed-light windows. The roof line of the turret, as well as the end bays of the side elevations, once displayed a parapet with crenellations. Historic photographs suggest it was removed sometime between 1917 and 1940.

The center section of the southeast elevation, along 1st Street, has two windows on the first floor, each with a fixed window and rectangular transom. At some point early on they replaced the original two-light, fixed windows. Two smaller, one-over-one, double-hung sash windows are centered on each the second and third stories of this bay. A decorative metal cornice with dentils tops the third story. Two fixed-light attic windows are situated above the cornice. To the right of this bay, at the east corner of the building, is a narrow bay with an entrance door. The door has a single light and a large rectangular transom above. It shares a cornice with the neighboring McDonald Building. There is one window centered above the door on each the second and third stories and a small rectangular vent at the attic level.

The center section of the southwest elevation, along Walnut Street, is similar to that on the 1st Street elevation, except that it has three windows on the first story and four on each the second and third stories. Its third story is also topped with a metal cornice with dentils. In years past, these first-story windows advertised the Bank's occupancy with a Capital Stock of \$25,000 and a surplus of \$22,500. The west end

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section along this elevation originally featured a storefront with a recessed entrance and cornice on the first story. The storefront has been enclosed with brick. A modern, Mansard-type, shed overhang replaced the cornice and continues down the length of a rear, single-story addition which extends the block to 2nd Street. The second and third stories each have three one-over-one, double-hung sash windows. The attic level includes two rectangular vents. The rear, brick addition has a flat roof and modern double-doors. The second and third stories of the rear elevation are unadorned and have three windows, asymmetrically placed.

The first floor interior has been changed out of necessity for the businesses occupying it. Conversely, the second and third floors have undergone relatively little interior change, almost none of which is irreversible. Where wood floors have been covered, it is very clear and the wood remains intact. The drop ceiling on the second floor only conceals the original that is largely unharmed except by subsidence and some electrical wiring. The third floor remains largely unchanged specifically in the pressed tin ceiling that still adorns the meeting room. The ceiling is one of several elements to the interior that are original and still make a fine display of period decoration. Fixtures such as original lights, light switches and door locks (both bit locks and pin tumbler assemblies) are in place and in operation. Additionally, there are several contemporary radiators in good condition that are currently out of service. Tongue in groove paneling along with frosted glass makes the partitions between the second floor office spaces. The glass of one of the partitions still reads "A Deposit is Required for All Sitzings" in gold lettering. Built-in bookcases are found here.

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STATEMENT of SIGNIFICANCE

The Tucker County Bank Building is eligible for listing in the National Register of Historic Places under *Criterion A: Commerce* as the building was a the center of Parsons business enterprises from the town's earliest days to 1985 when a flood nearly destroyed the town. The building's history illustrates the development of a mountain community during the rail and lumber boom of the early twentieth century. As local fortunes increased, so too did the building's occupancy and services. The period of significance dates from 1903, the year the first tenant moved in, to 1960, the National Register's fifty-year cut-off, since it continued to have significance.

Tucker County Bank was the first bank in the area and served residents from its First and Walnut Street location until moving in 1969. During that time, the building had served as a center of local of commerce as it included a drug store, a clothing store, a Masonic lodge, the Board of Education, an insurance office, a lawyer's office and a bus depot.

History

The Tucker County Bank Building was constructed during a boom period in state and local history. By 1903, the year the bank commenced operations in the new building, Parsons had grown from 50 people living near the Black Fork and Shavers Fork Rivers into a county seat with 618 residents and a growing railroad. The Tucker County Bank, which had served locals from an office in the county courthouse since 4 June 1900, needed its own facility. The resulting structure would become a thriving community center for nearly a century by housing a bank, a Masonic Lodge, the Board of Education, a telephone company, doctor's offices, law firms, insurance agencies, a bus depot, a soda fountain and a drug store.

In 1901, lot nine of the city plat was an unoccupied rectangle disposed of by the Commissioner of School Lands as "waste and inappropriate [sic] and bounded and described as follows: – Beginning at a corner marked two small [illegible] and a stone pile with a stake in it..."

The Freemasons occupied the third floor of the building since the Parsons' lodge formed in 1905. Locally, it is understood that the third floor was designed specifically as a Masonic Lodge. Its convenient layout and the lack of redesign or reconstruction bear this out. Photographs show the Masonic seal painted on the glass of the center attic window. Some traces of the seal still exist. The Freemasons would continue meeting there until 2002.

A pharmacy was almost exclusively the use of the Walnut Street storefront since J.W. Kogelshatz moved his drug store there in February 1904. The only delineation from this course was a clothier who operated from there for some period of time. A program from the Victoria Theatre's December 2, 1909 production of *Our*

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Section number 8 Page 4

New Minister carried an advertisement for the Parsons Clothing Company, Bank Building Walnut Street. Women were encouraged to select just what he liked best from an assortment including “suits, kid gloves, bath robes, smoking jackets, umbrellas, handkerchiefs and fancy hose.” Additionally, early photographs show “Parsons Clothing Co.” on the storefront awning.

F.S. Johnston, who also owned pharmacies in Elkins and Davis, also operated a drug store in the Walnut Street storefront. The duration of his occupancy is uncertain as no time can be given for its start. However, photographic evidence indicates he was operating from that storefront as early as 1917, as photos of local volunteers for the Great War taken in front of the Courthouse show his sign on the glass and awning.

Interestingly, Johnston owned a Rexall franchise. “The Rexall Store” was also printed on the awning in photos of volunteers in front of the courthouse. The store remained in the possession of F.S. Johnston until July 1, 1944 when he sold the store to Rodney A. Barb for \$11,120 (this transaction only applied to the store and its inventory, not ownership of the building itself). Barb had been the store pharmacist at Johnston’s Parsons location for several years at this point. Barb’s son Nick and his wife Jane would eventually own the store and the building.

Regardless of who owned the drug store, one consistent feature was the soda fountain. A deed dated August 10, 1917, details A.J. Lipscomb’s purchase of the soda fountain for \$200. Numerous photographs and personal anecdotes also record the soda fountain’s existence. These photos document building changes over time, including an interior remodel that moved the soda fountain from an exterior wall to an interior one.

Photographic evidence of the drug store indicates that it was a community center. In addition to the successful soda shop, Greyhound Bus Lines sold tickets and picked up passengers at the drug store. Movie posters advertised what was playing every week at Parsons’ Victoria Theatre just down Walnut Street. The drug store itself advertised a great deal in its windows. Rodney Barb was particularly adept at this, winning several contests for such at the state and national levels of the Pharmacy Association.

Other tenants of the building included Dr. O.A. Miller, a dentist, who practiced from a second floor office in the building during the 1930s. Some photographic evidence of his office exists, thus providing a valuable resource for the historic interior of the upstairs. His office was the same his father-in-law Dr. B.M. West, also a dentist, had occupied previously. He too advertised in the program from the Victoria, placing him in the building in 1909.

Dr. Miller was neighbored by the Duncan Telephone Company, owned by State Senator Abraham Lincoln Helmick, which moved to the bank building in 1927. Its space was that directly above the drug store. The telephone exchange originated elsewhere but was forced to move when fire destroyed the previous location. Duncan Telephone operated on the second floor until moving in 1950. Before the phone company leased

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that space, it was occupied by an insurance agent named F.C Baker. His office was a contemporary of the clothing store and Dr. West.

At least one lawyer had an office in the building. Attorney A. Jay Valentine – later Judge Valentine – was the Tucker County Bank’s first cashier. He ran his legal business from an office on the second floor. A window in the turret displayed “VALENTINE LAW OFFICES” in gold lettering.

Sometime after Judge Valentine vacated the office, the Tucker County Board of Education moved into the second floor space. Precisely when is not certain, although residents recall with certainty that the board of education was there in 1939. They eventually took over additional space on the ground floor after the bank moved to a new location. Hospice Care moved into that space when the board of education vacated for their own building. Hospice Care is currently still occupying that space.

The building changed hands several times after the bank’s initial purchase but not for long. In 1967, the bank sold the building to W. Del Roy and Doris E. Harner for \$1 in the run up to its move. W. Del Roy Harner was an attorney with offices located at 303 First Street. The deed noted that if the bank had not affected its move within two years, the \$75 per-month rent would be negotiable. The ribbon cutting for the new location at the corner of 3rd and Walnut Streets was held 31 May 1969.

Copies of multiple deeds note that the building was sold for one dollar. Other evidence, however, points to the contrary. Firsthand accounts note that the sales were for much greater amounts than a single dollar or even \$10. Correspondence between Rodney A. Barb, the first person of that surname to own the drugstore, and his attorney may answer why. Upon purchasing the pharmacy, Barb’s attorney advised him that making certain facets of the sale public was not required by law and would perhaps harm his business by assessing it at a greater value.

In 1973, the Harners sold the building, again for a dollar, to Howard N. (Nick) and Jane H. Barb who operated the drug store on the first floor in Bay 5. In 1974, the Barbs transferred the property from Barb’s Drug Store to themselves for \$10. In 2000, the building was transferred to Pythagoras Lodge #128 A.F. & A.M. for \$10. Finally, in 2006 the building made its last change to the ownership of the Parsons Revitalization Organization.

Summary

From its construction, even before the bank itself moved in, the Tucker County Bank Building has hosted a diverse array of tenants. It is a measure of the structure’s versatility that it accommodated the divergent needs of so many different tenants. It meets Criterion A: Commerce for its important role in Parson’s commercial history.

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The commercial area in Parsons does not qualify for listing in the National Register as part of a historic district since the area as a whole lacks sufficient integrity. Furthermore, while the Tucker County Bank Building has had alterations, such as the removal of the crenellated parapet and the enclosed storefront, and a rear addition, it retains sufficient enough integrity to be eligible for its significant commercial history. Preservation efforts are currently underway to remove the rear addition and restore the building.

Tucker County Bank
Name of Property

Tucker County, WV
County and State

United States Department of the Interior
National Park Service

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BIBLIOGRAPHY

Tucker County Court Clerk's Office, Deed Book.

Long, Cleta M., *History of Tucker County, West Virginia* (Parsons, WV: McClain Printing, 1996).

Fansler, Homer Floyd, *History of Tucker County* (Parsons, WV: McClain Printing, 1997).

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Verbal Boundary Description

120 feet by 40 feet fronting on 1st, Walnut and 2nd streets in Parsons, WV. Lot 9, Parcel 174 on the city plat.

Verbal Boundary Justification

The proposed National Register boundary is consistent with the current parcel as described above and which coincides with the historic parcel during the period of significance.

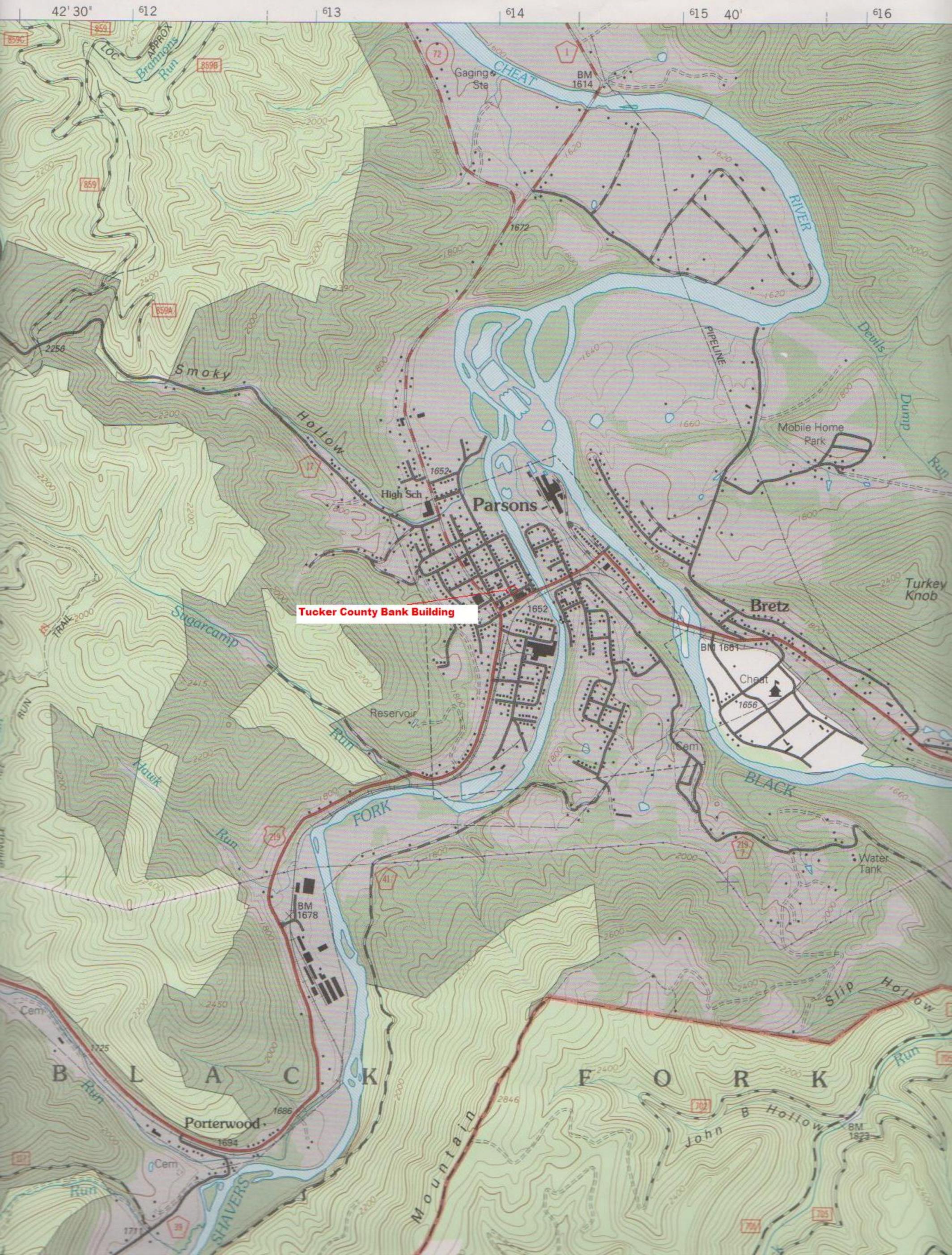
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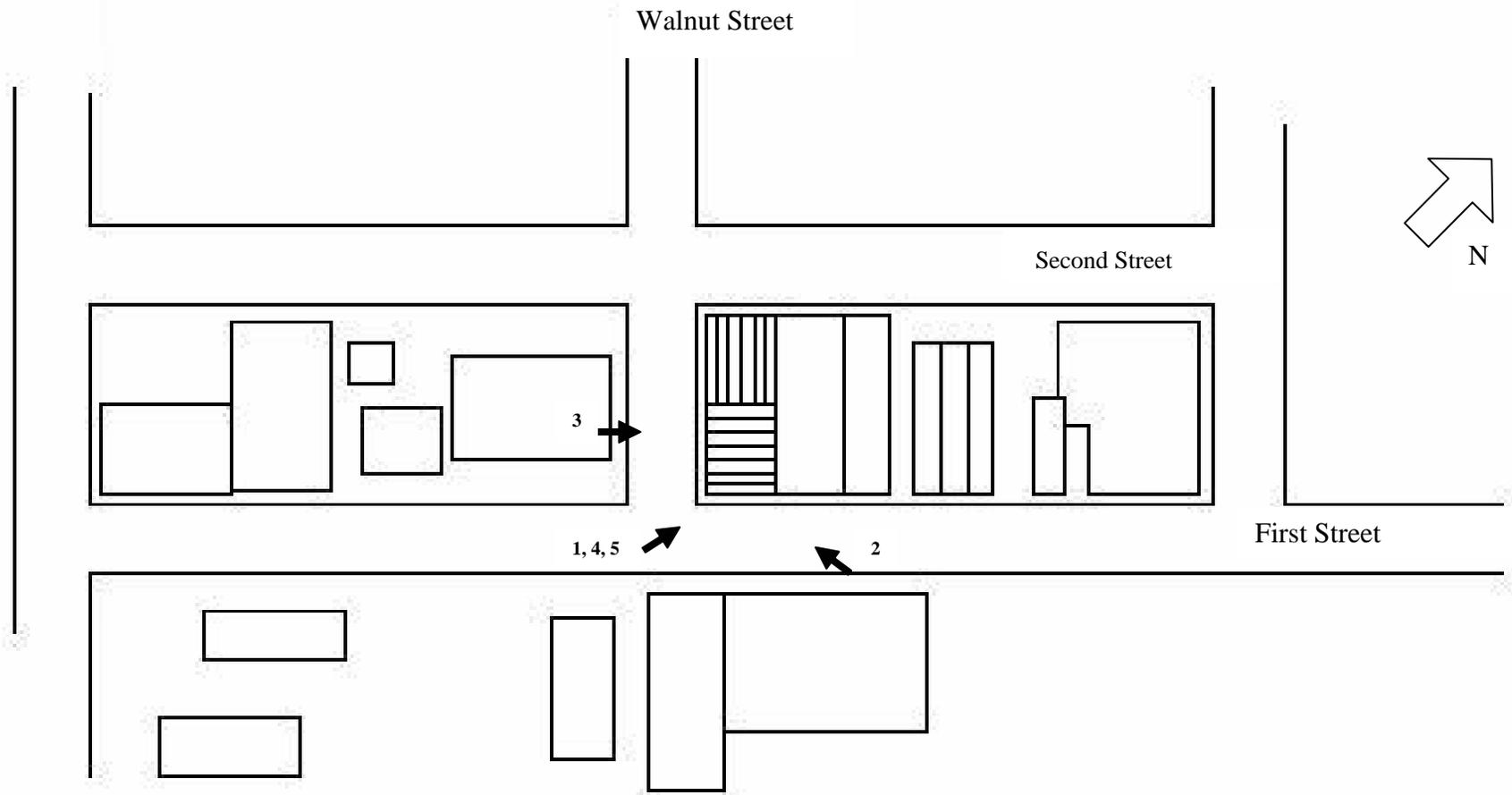
Section number Photos Page 9

Photographer:	Michael Mills
Date:	January 2010
Photo 1 of 10	SE and SW elevations. View facing north
Photo 2 of 10	SE elevation. View facing west.
Photo 3 of 10	SW elevation. View facing east.
Photo 4 of 10	Front entrance detail. View facing north.
Photo 5 of 10	SW elevation and rear addition. View facing north.
Photo 6 of 10	Interior staircase detail. View from second floor.
Photo 7 of 10	Second floor hall detail.
Photo 8 of 10	Second floor office space.
Photo 9 of 10	Second floor office space.
Photo 10 of 10	Third floor ceiling detail.

UNITED STATES
DEPARTMENT OF AGRICULTURE
FOREST SERVICE



Tucker County Bank Building



Tucker County Bank Building
Parsons, Tucker County, WV

- ➔ Photo Views
-  Historic bank building
-  Addition



Photo 1 of 10



Photo 2 of 10



Photo 3 of 10



Photo 4 of 10



Photo 5 of 10

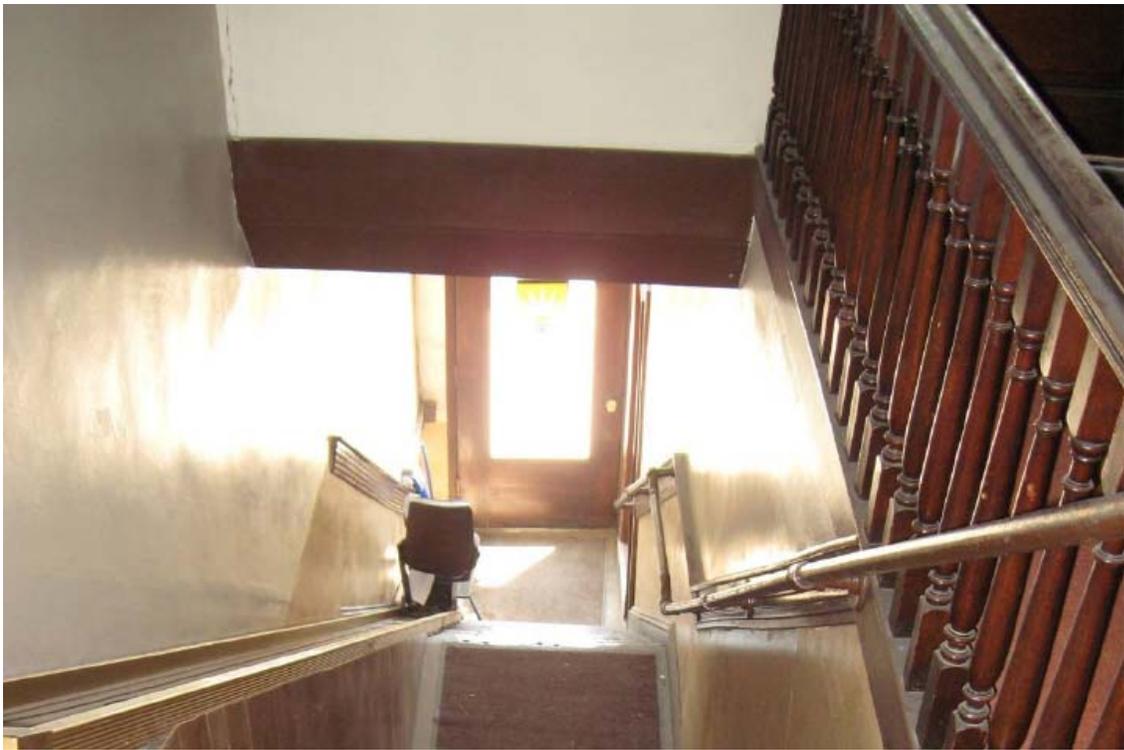


Photo 6 of 10



Photo 7 of 10



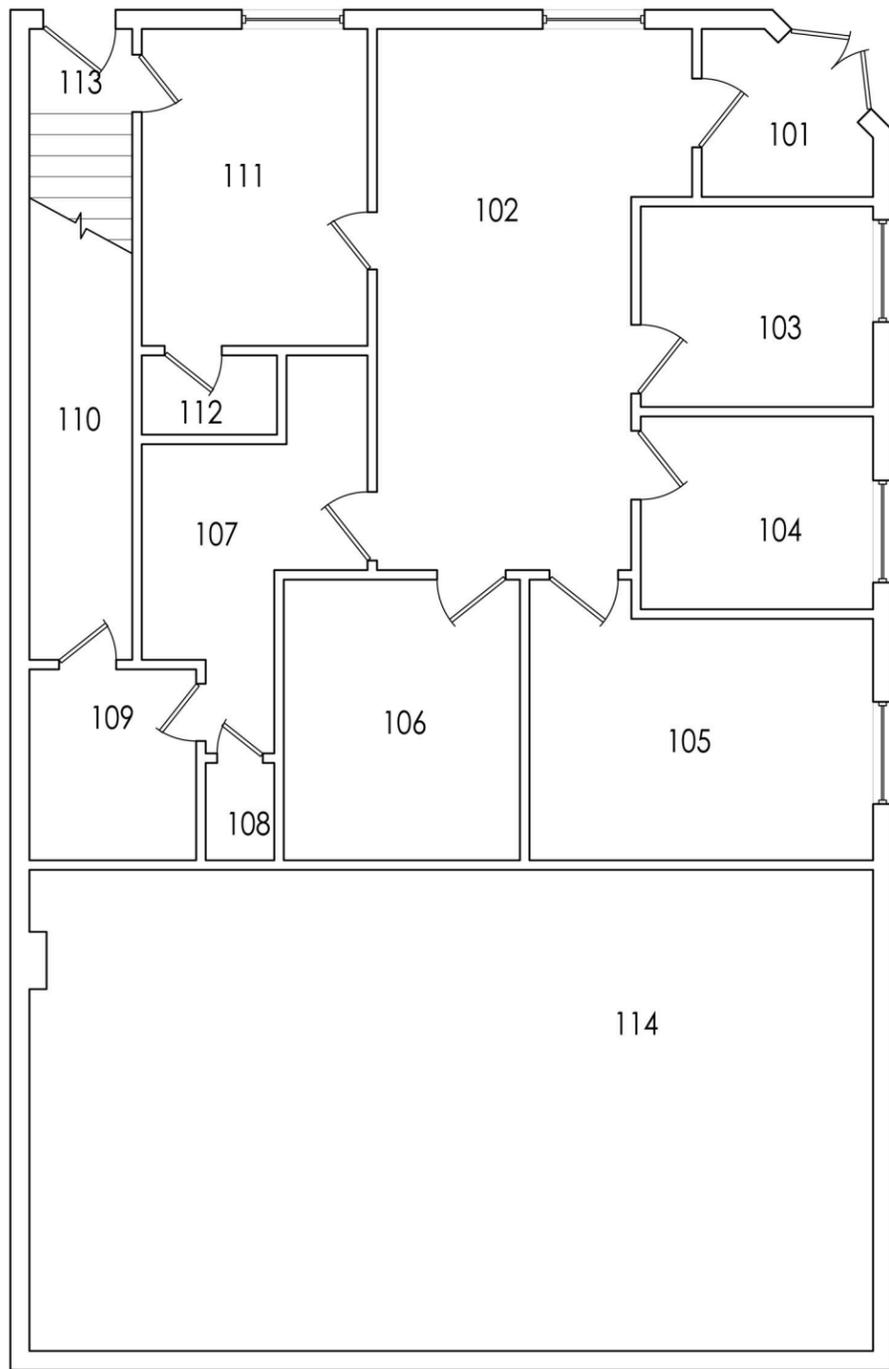
Photo 8 of 10



Photo 9 of 10

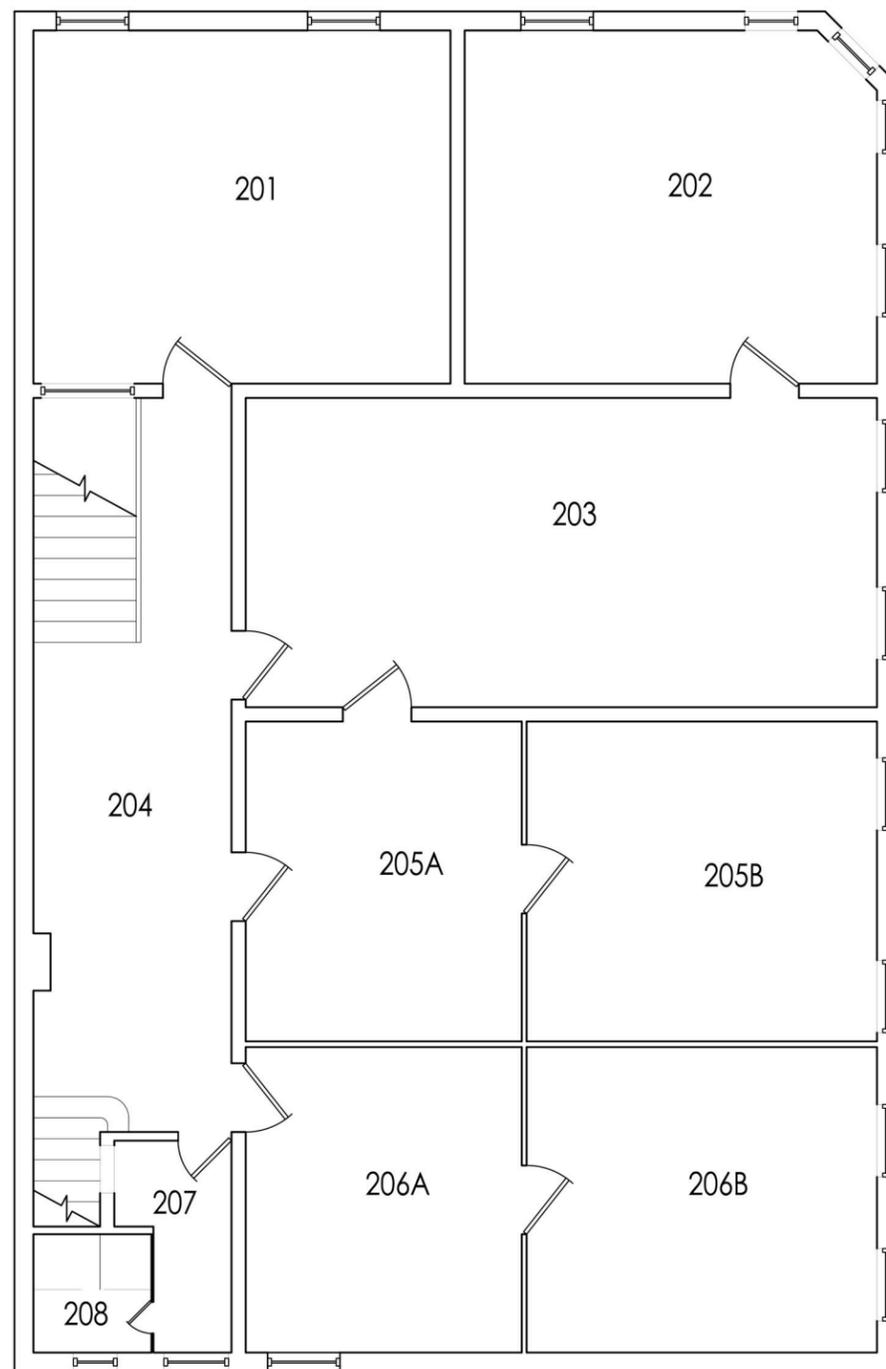


Photo 10 of 10



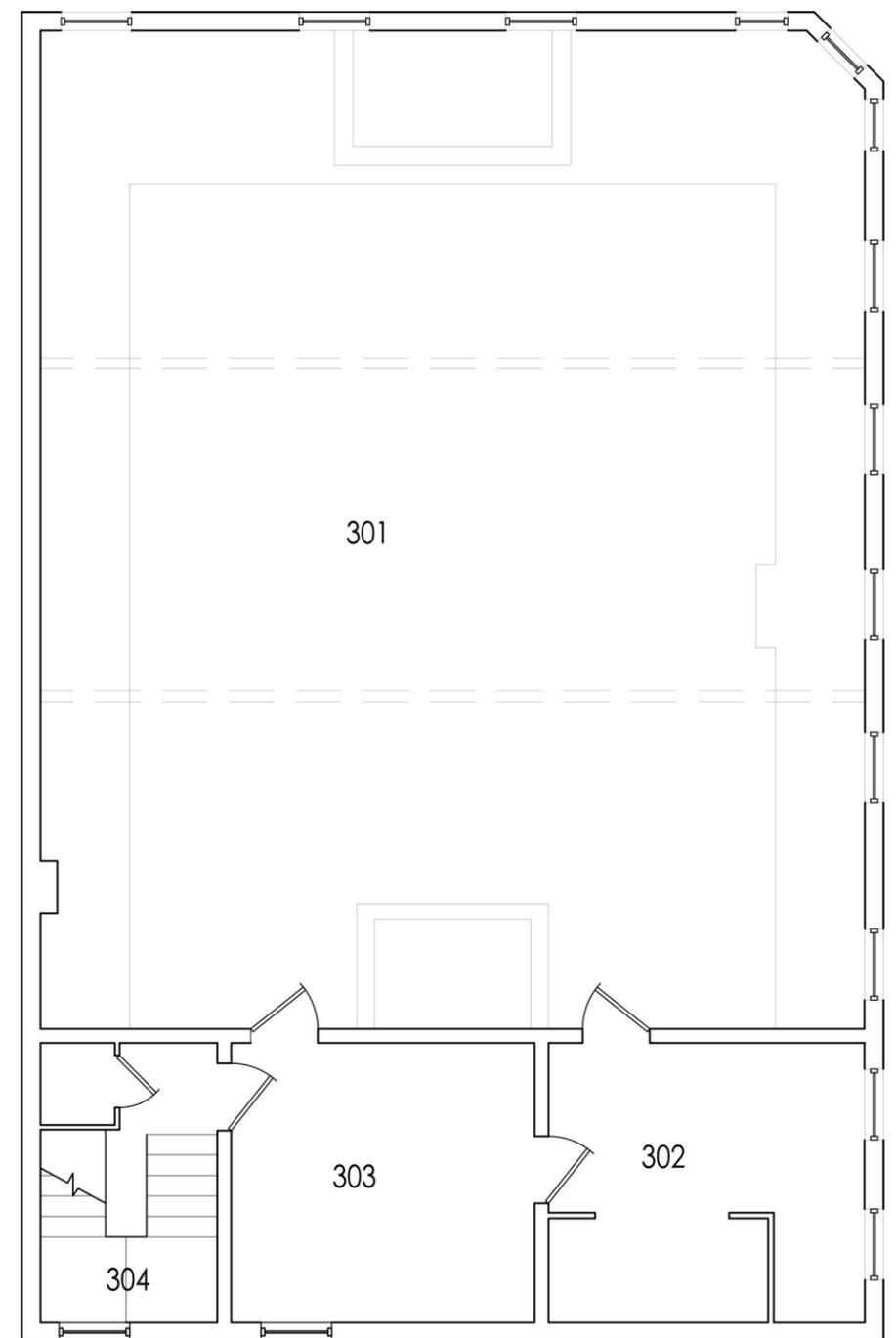
FIRST FLOOR

SCALE: 1/4" = 1'-0"



SECOND FLOOR

SCALE: 1/4" = 1'-0"



THIRD FLOOR

SCALE: 1/4" = 1'-0"

PARSONS, WV
PRO Masterplan

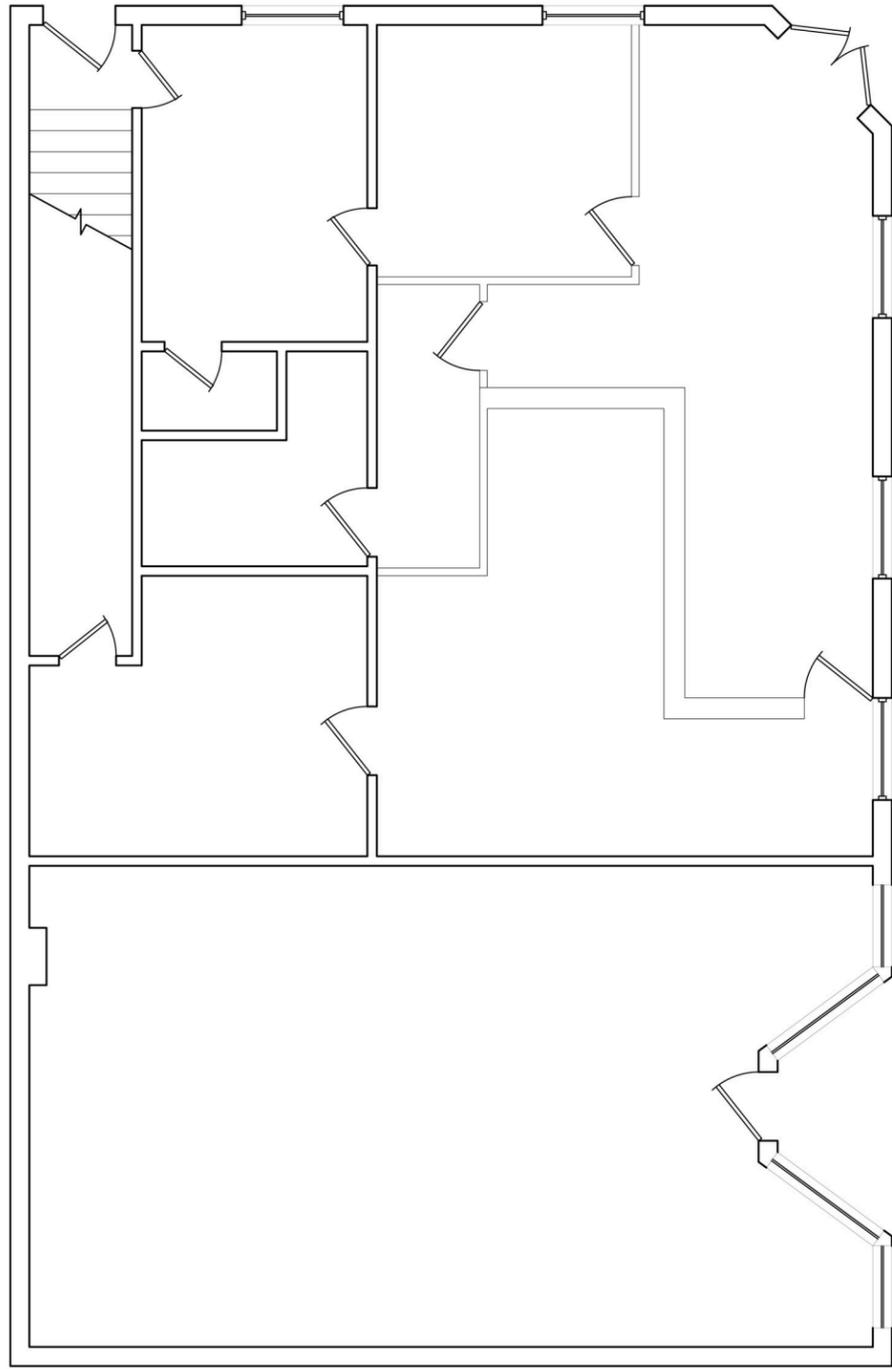
SHEET 1



Tucker County Bank Building
 Parsons, Tucker County, WV

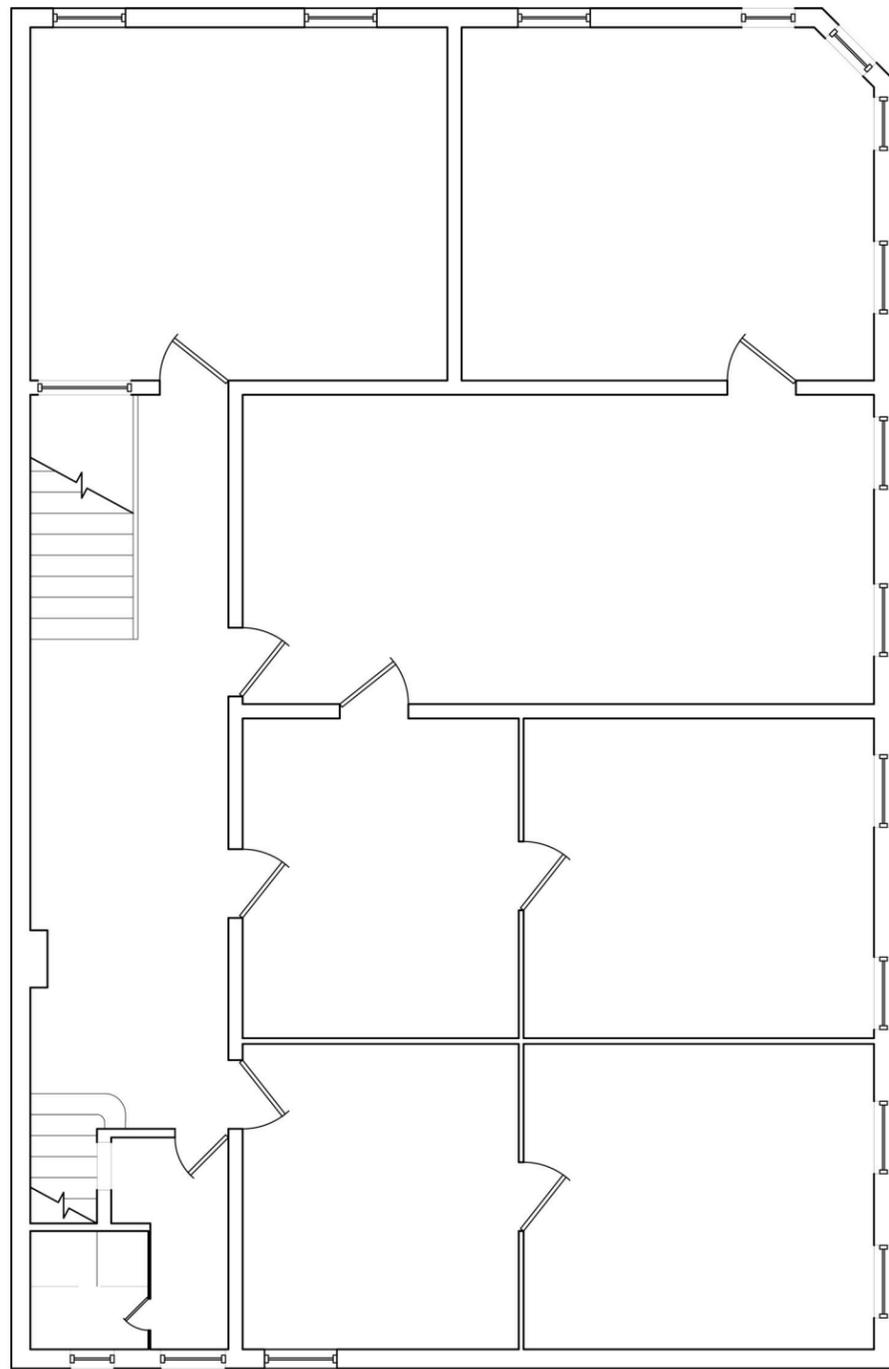
APRIL 13, 2009

**TUCKER COUNTY BANK BUILDING
 EXISTING PLANS**



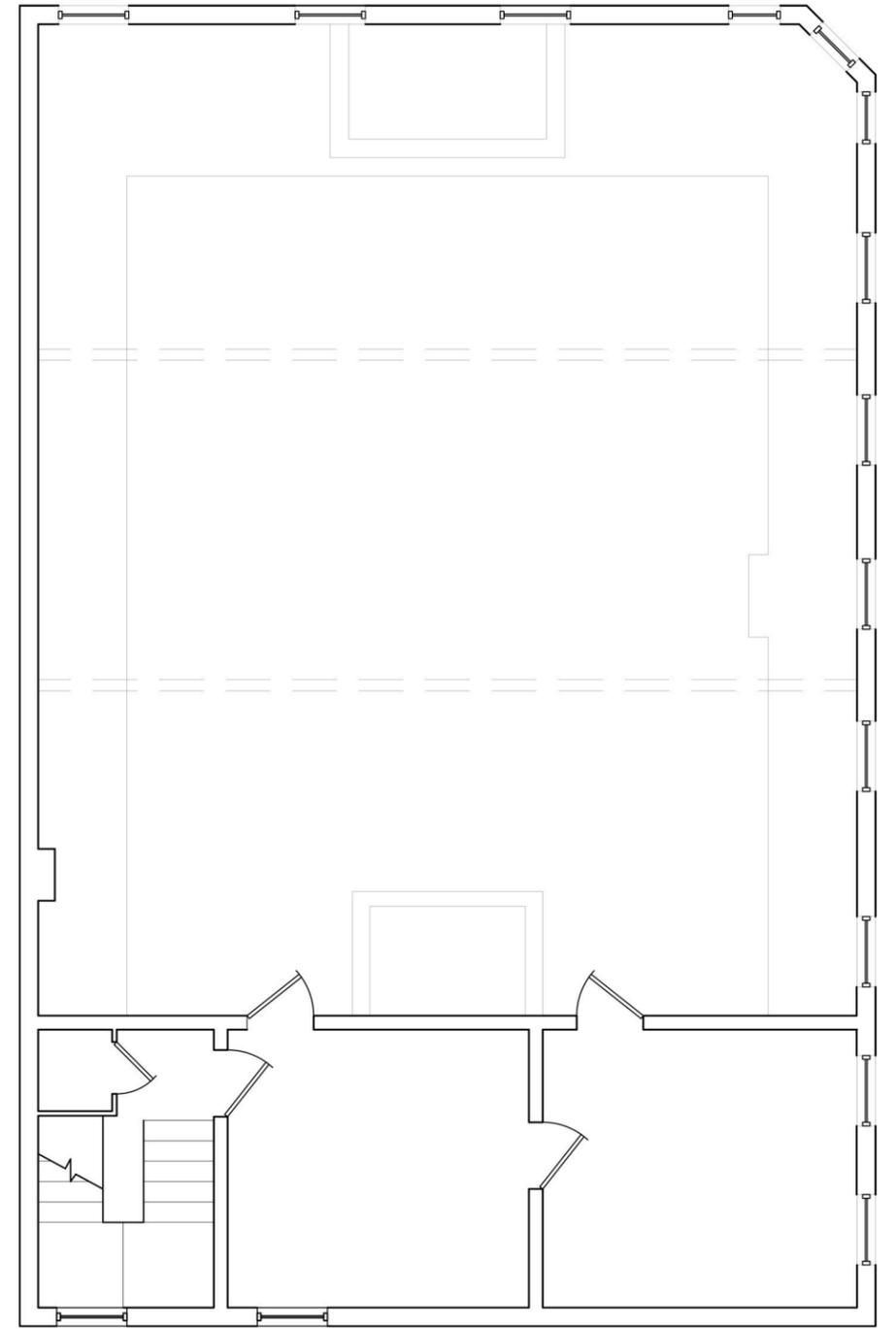
FIRST FLOOR

SCALE: 1/8" = 1'-0"



SECOND FLOOR

SCALE: 1/8" = 1'-0"



THIRD FLOOR

SCALE: 1/8" = 1'-0"

PARSONS, WV
PRO Masterplan

SHEET 2