

United States Department of the Interior
National Park Service**National Register of Historic Places Registration Form**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of PropertyHistoric name: Five Corners Historic DistrictOther names/site number: N/AName of related multiple property listing:
N/A

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

2. LocationStreet & number: Virginia Street W, Central Avenue, 6th Street, Elm Street, Delaware AvenueCity or town: Charleston State: WV County: KanawhaNot For Publication: ☐ Vicinity: ☐**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act, as amended,

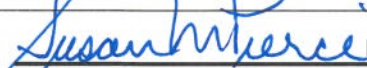
I hereby certify that this X nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property X meets does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

 national statewide X local

Applicable National Register Criteria:

X A B C D

	Deputy State Historic Preservation Officer	<u>3/4/2022</u>
Signature of certifying official/Title:		Date
<u>West Virginia State Historic Preservation Office</u>		
State or Federal agency/bureau or Tribal Government		

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In my opinion, the property ___ meets ___ does not meet the National Register criteria.

Signature of commenting official:

Date

Title :

State or Federal agency/bureau
or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

- ___ entered in the National Register
___ determined eligible for the National Register
___ determined not eligible for the National Register
___ removed from the National Register
___ other (explain:) _____

Signature of the Keeper

Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

Private:

☒

Public – Local

☐

Public – State

☐

Public – Federal

☐

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Category of Property

(Check only **one** box.)

Building(s) ☐

District ☒

Site ☐

Structure ☐

Object ☐

Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>50</u>	<u>12</u>	buildings
<u> </u>	<u> </u>	sites
<u>6</u>	<u>10</u>	structures
<u> </u>	<u> </u>	objects
<u>56</u>	<u>22</u>	Total

Number of contributing resources previously listed in the National Register

6. Function or Use

Historic Functions

(Enter categories from instructions.)

COMMERCE/ TRADE/ specialty store

COMMERCE/ TRADE/ business

COMMERCE/ TRADE/ restaurant

COMMERCE/ TRADE/ organizational

COMMERCE/ TRADE/ warehouse

DOMESTIC/ single dwelling

DOMESTIC/ multiple dwelling

SOCIAL/ meeting hall

INDUSTRY/ PROCESSING/ EXTRACTION/ energy facility

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Current Functions

(Enter categories from instructions.)

COMMERCE/ TRADE/ specialty store

COMMERCE/ TRADE/ businessLuna

COMMERCE/ TRADE/ restaurant

DOMESTIC/ single dwelling

DOMESTIC/ multiple dwelling

SOCIAL/ meeting hall

RELIGION/ religious facility

HEALTH CARE/ medical business / office

INDUSTRY/ PROCESSING/ EXTRACTION/ energy facility

VACANT/ not in use

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7. Description

Architectural Classification

(Enter categories from instructions.)

LATE 19TH AND EARLY 20TH CENTURY AMERICAN MOVEMENTS/ Commercial Style

LATE 19TH AND EARLY 20TH CENTURY AMERICAN MOVEMENTS/ Bungalow/Craftsman

LATE 19TH AND EARLY 20TH CENTURY REVIVALS/ Colonial Revival

LATE 19TH AND EARLY 20TH CENTURY REVIVALS/ Tudor Revival

MODERN MOVEMENT/ International Style

Materials: (enter categories from instructions.)

Principal exterior materials of the property: Weatherboard, Shingle, Brick, Aluminum,
Stucco, Asbestos, Concrete, Vinyl

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Five Corners Historic District consists of commercial, residential, and mixed-use buildings within the City of Charleston's West Side, located west of the Elk River in Kanawha County, West Virginia (Figure 1). The district is primarily contained along Virginia Street West and Central Avenue, bound by Maryland Avenue and Elm Street, centered on the five-point intersection between Virginia Street West, Central Avenue, and Delaware Avenue.¹ The district includes 50 contributing buildings, 6 contributing structures, 12 non-contributing buildings, and ten non-contributing structure on approximately 18 acres within a fairly dense urban grid (Figure 2). While most contributing buildings date from the early twentieth century, mid-twentieth century buildings are also present and contribute to the district's significance and historical development. Residential properties are primarily located at the north end of the district, along Virginia Street West and Elm Street. The majority of residential properties are single-family dwellings built in Craftsman and Colonial Revival styles of frame and brick construction. As evidenced by the 1918 Sanborn map, residential properties were more frequent in the historic district until the first part of the twentieth century.

¹ The Luna Park Historic District (12000181) is located immediately adjacent along the southwest boundary.

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Businesses in the historic district developed to provide goods and services for neighboring residential additions laid out initially in the late nineteenth century from a handful of agricultural properties. These include food markets, pharmacies, barbershops, and auto care. In general, commercial buildings are located along Virginia Street West and Central Avenue. The period of significance begins in circa 1918, the approximate date of construction of the earliest contributing buildings (Figure 3), and ends in 1967, the construction date of the most recently-built contributing building. As further detailed in Section 8, the historic district is significant in the area of community planning and development (1918-1939) and commerce (1918-1967). By the mid-to-late twentieth century, the city and the West Side began a period of economic decline. Urban renewal efforts during this period focused on interstate road construction, which created a physical and psychological barrier that separated the Five Corners neighborhood from those south of I-64. As economic hardships from these altered traffic and pedestrian patterns caused businesses to close and people to move, some of the vacant properties were demolished. While demolitions, non-historic alterations, and minimal in-fill have taken place, the district substantially retains its historic integrity. Non-contributing resources include vacant lots where previously-recorded buildings, once located along Central Avenue, Elm Street, and Virginia Street West were demolished.

Narrative Description

The Five Corners Historic District is centered on the five-corner intersection of Virginia Street West, Central Avenue, and Delaware Avenue. The multi-point intersection is formed from two adjoining additions laid out in the late nineteenth and early twentieth centuries. Each addition is laid out in a grid pattern; one oriented northeast-southwest and the other oriented northwest-southeast. As a result, the two additions' grids do not align with each other, forming the neighborhood's namesake intersection. Virginia Street West serves as the primary roadway through the neighborhood, connecting the district to downtown Charleston to the southeast and Highway 60 to the northwest. Central Avenue, the other primary route through the district, branches west from Virginia Street West and is part of the Glenwood Addition grid. Buildings along Virginia Street West and Central Avenue are primarily commercial in use. Sixth Street branches north from Central Avenue, paralleling Virginia Street, and contains two residential resources. One commercial property is located on Delaware Avenue. Elm Street properties form the northwest boundary of the district and are primarily residential. Commercial buildings from the early twentieth century have no setbacks and align with the sidewalks. As buildings were constructed through the mid-twentieth century, setbacks were considered as part of the property design to accommodate customer vehicles. Residential properties have moderate setbacks, typically ranging between 10 and 20 feet with the residences oriented to the street. While sidewalks line each street within the district (other than Sixth Street), trees are generally lacking from most properties.

The Five Corners Historic District represents the principal commercial district that formed at the point where two residential additions merged in the City of Charleston's West Side. The boundary of the district includes many contributing commercial and residential properties within the period of significance (circa 1918-1967), especially those associated with the economic

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needs and changes of the surrounding community. The district boundary includes Virginia Street West, Central Avenue, Elm Street, and Sixth Street, bound by Elm Street and Maryland Avenue, and limits the number of non-contributing resources either built after the period of significance or lacking integrity.

Outside the district boundaries, properties to the east and west are residential in nature. Residential and commercial properties are located south of the district, while commercial and light industrial properties are located to the north.

Of the 22 non-contributing resources in the Five Corners Historic District, five are buildings constructed after the period of significance, seven are buildings extensively modified to the point of no longer retaining sufficient historical integrity, and ten are structures (parking lots) that either do not contribute to the associated building's significance or were constructed after the period of significance. Summaries of these resources are included in the inventory.

The following section contains a discussion of the 56 contributing resources to the Five Corners Historic District. This includes a summary of commercial (24), residential (24), industrial (1), social buildings (1), as well as parking lot structures (6) within the district followed by, in each section, individual reviews of the contributing resources comprising these various land-use types. Table 1 at the end of this section provides a listing of all 78 resources within the district, 56 contributing and 22 non-contributing resources, broken down by location, historic name, date, style, type, and historic and current use.

Commercial Architecture

The Five Corners Historic District's main corridor is located on Virginia Street West, and is situated on a main thoroughfare through Charleston, as it connects the West Side to Downtown over the Elk River. While the neighborhood's oldest commercial buildings are located along this street, the changing period of the commercial landscape of the district is also visible.

The district's southern boundary begins at the intersection of Virginia Street West and Maryland Avenue. Contributing commercial buildings within this block are two-story, brick buildings that are stylistically simple with some brick detailing. For example, the F.W. Blair & Co. Grocery Building (KA-8170) and The Daylight Barber and Beauty Shop Building (KA-8172) are both built in a commercial style, with storefronts originally located on the first level with additional access to the second-level residential or office spaces. Both buildings also have simple brick corbelling.

The heart of the district is centered around the Virginia Street West, Central Avenue, and Delaware Avenue intersection. Several buildings at this location follow the simple commercial style example of the previously mentioned buildings. The Central Avenue Lunch Room (KA-2481), the Virginia Street Pharmacy Building (KA-8179), the Kroger Grocery & Baking Company Building (KA-8174), the Haddad Building (KA-8175), and the Christeller Building (KA-8188) all have a commercial style design with simple brick detailing. The Pioneer Motor Sales Building (KA-2761) has some Art Deco-style elements. The building's storefronts have

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been filled, but it retains geometric openings, currently used for ventilation, located below the castellated parapet. This intersection also marks a consumer, and subsequently design change in the district. The Pure Oil Company Building (KA-2745) reflects a Tudor Revival style, which is emblematic of the company's standardized design for all its locations constructed during the 1920s through part of the 1940s. While this is the only building in the district built in this design, the resource demonstrates a shift in consumer culture as automobiles influenced the type and design of businesses in the neighborhood.

Continuing along Virginia Street West, several buildings reflect the influence of the automobile on commercial trends during the mid-twentieth century. The Wright Tire Building (KA-2746), the Purity Baking Company Building (KA-2763), and the Capitol Auto Supply Company buildings (KA-2764 and KA-2765) were all designed accounting for the importance of the automobile but are stylistically simplistic. KA-2764 is a Quonset Hut constructed in the immediate post-World War II period as a garage. Originally designed for war use, the building type demonstrates the impact of national events and trends on the neighborhood landscape. While few buildings along the remaining portion of Virginia Street West reflect the simple commercial style noted previously, such as the Mountain Cigar and Tobacco Building (KA-2757), the northern portion of the district along this street is primarily residential.

The district's commercial buildings continue onto Central Avenue. The Lee Tire & Rubber Company (KA-2724) is another mid-twentieth century building focused on the servicing of automobiles. However, another change in consumer trends is noted in the building designs of resources located on Central Avenue. This includes the Metropolitan Equity Corp. Building (KA-2476), the Young Property buildings (KA-2700-2703), and the Shop-A-Minit Building (KA-2723), all commercial buildings constructed in the 1960s that have associated parking lots (on the property) to allow customers to park off the street. While the Metropolitan Equity Corp. Building (KA-2476) has International-style elements due to its corner window and rectangular plan, other commercial buildings do not exhibit stylistic elements, emphasizing functionality over form and design.

Residential Architecture

The Five Corners neighborhood is primarily commercial in nature but contains pockets of residential buildings. While historic maps indicate the district was more residential in the early twentieth century, commercial properties built throughout the century have replaced these properties except for locations along Elm Street and Virginia Street West at the north end of the district. As such, nearly all residential properties were built prior to 1930, with the exception of the two apartment buildings. There is a total of 24 residential buildings that are contributing resources to the Five Corners Historic District.

Seven dwellings are located on Virginia Street West, near the intersection with Elm Street at the north end of the district and are two and two-and-a-half stories high. Three of them have American Foursquare plans, noted by the distinguishable hipped roof and dormers: Hughes House (KA-2752), Woodall House (KA-2770), and the Meadows House (KA-2771). The

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remaining residences on Virginia Street are gable-front Craftsman dwellings: Walker House (KA-2754), Walker House (KA-2755), Jordan House (KA-2756), and Young House (KA-2769).

Elm Street almost exclusively contains residential properties, many reflecting the Craftsman style and construction: Thomas House (KA-2777), Jordan House (KA-2778), Mullins House (KA-2779) and Simpson House (KA-8180). These dwellings feature exposed rafters, knee braces, and tapered pillars. One dwelling, located at the corner of Elm Street and Central Avenue has Colonial Revival style elements. Central Avenue only contains one dwelling, an American Foursquare (Jenkins House/KA-2477). These dwellings, while retaining a significant number of historical elements, are similar to properties in adjacent neighborhoods, reflecting the popularity of the styles in the area during the early twentieth century.

Two contributing (former) residential resources are located on Virginia Street West near its intersection with Maryland Avenue. The Rabel House (KA-8189), currently used as a barber shop, does not have any style elements but retains residential characteristics and its original plan. Another dwelling with the same plan as the Rabel House was located on the adjacent property as late as 1933, but has since been demolished. Its one-story, L-shaped plan differs from the district's other residential buildings, which are more similar to the vacant Butts House (KA-8177), located across the street. The Butts House is built in an American Foursquare typology with no remaining style elements. The size and massing of the dwelling is more reflective generally of the residential properties in the district.

In addition to the above noted single-family homes, the district also contains two multi-family properties. These two apartment buildings are located at the intersection of Elm Street and Central Avenue. The Hurt House (KA-2725) is a two-story duplex, with one unit on top of the other. Built in circa 1945, the building lacks style elements, but rather focuses on functionality. The Homer Apartment building (KA-2616), constructed in 1939, retains its Colonial Revival elements.

Industrial Architecture

The district only contains one building associated with industrial use. Located at the corner of Central Avenue and Elm Street, the property also has a substation and a large brick wall around the perimeter of the lot. The building was constructed by the Appalachian Power Company (KA-2726) in the mid-twentieth century in order to provide an energy facility to the city's West Side. The placement of the facility in the Five Corners neighborhood between major residential city additions is reflective of the neighborhood's other uses to fulfill the needs of Charleston's rapidly expanding population during the first half of the twentieth century.

Social Architecture

The district contains one socially-focused resource, located near the corner of Virginia Street West and Maryland Avenue. The building was constructed for the Fraternal Order of the Eagles (KA-8171) in 1967 at the end of the period of significance and continues to be used by the group. Although unique in use for the district, the building reflects similar designs prevalent

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throughout the district. Built on the former site of a dwelling, the two-story, brick building was constructed in a commercial style.

Landscape Structures

The district, as a transitional twentieth-century commercial and residential neighborhood, also includes five parking lots associated with contributing buildings. These structures were built as part of the properties' design to accommodate the growing popularity and prevalence of personal automobiles by the mid-twentieth century.

Statement of Integrity

The Five Corners Historic District retains integrity of location as the resources continue to occupy their original lots along Virginia Street West, Elm Street, Central Avenue, Sixth Avenue, and Delaware Avenue as well as also containing the namesake Five Corners intersection. For the most part, the character of the neighborhood including the arrangement of resources across the landscape has remained stable contributing to its integrity of setting.

Most buildings retain a moderate level of integrity of design, workmanship, and materials due to alterations throughout the twentieth century as the blue collar neighborhood transformed with the changing needs and trends of the community. In spite of some removal of original fabric, such as fenestration, and the introduction of additions and new materials, the original design of historic-period buildings remain intact. To a great extent, the district continues to convey integrity of association and feeling as resources adequately convey their historic function, form, and period of construction. Despite the instances of storefront remodeling and use of replacement materials, the buildings as a collective retain their historic character to portray the neighborhood's design and function for its period of significance (c. 1918-1967).

In instances in which alterations to an individual resource constructed during the period of significance were severe including modifications to the building's original appearance, form, or massing, the building was considered noncontributing. These changes include large additions and full façade modifications. While non-contributing resources are scattered throughout the district, they do not significantly detract from its sense of function, time, and place as a whole.

Vacant lots are found throughout the district and are a newer trend as the neighborhood experienced an economic downturn in more recent decades following the urban renewal efforts of the 1960s and 1970s that impacted the flow of pedestrian and vehicular traffic through the community. Vacant lots primarily consisted of former residential buildings that were demolished, often adjacent to each other. The locations include: 611-615 Virginia Street West, 620-622 Virginia Street West, 631 Virginia Street West, 408 Elm Street, 521-527 Central Avenue, and 604-610 Central Avenue. Several of these demolished properties were previously recorded in 1988 and 1989 and include one story to two-and-a-half story American Foursquare, vernacular, and apartment typologies with styles generally from the 1910s and 1920s, such as Craftsman, Dutch Revival, and Spanish Revival.

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Collectively, the extant resources demonstrate the neighborhood's development as a working-class, residential and commercial strip representing the local economic and social transitions reflective of the twentieth century.

Inventory

The list of resources in this section are located within the Five Corners Historic District. The resources are listed first by those situated along Virginia Street West, being the main thoroughfare through the district, headed northwest, and then circling around the district along Elm Street, Sixth Avenue, moving southeast on Central Avenue, and back to the five corners intersection to Delaware Avenue. The resources are assigned sequential district numbers (i.e., 1, 2, 3, etc.) with sub-numbers assigned occasionally for secondary resources such as garages and parking lots on the same parcel (i.e., 1a, 1b, etc.). Resources previously surveyed or constructed prior to 1970 also include the West Virginia Historic Property Inventory (HPI) number (Site #KA-XXXX). Some resources have more than one HPI numbers due to multiple previous surveys. All inventories include the street address, date of construction, type of resource, and its contributing status. The inventory also includes a brief architectural description for each building, structure, and site.

Resources are identified as contributing or non-contributing based upon their date of construction and physical integrity. The Five Corners Historic District is significant under Criterion A in the areas of commercial development and community planning within the period of significance dating between c.1918 and 1967.

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Virginia Street West

- 1. United States Post Office
401 Virginia Street W
c.2017**

1 non-contributing building

The building is located on the west corner of the intersection of Virginia Street W and Maryland Avenue. The building is a circa-2017 one-story post office standing three bays wide and four bays deep. The post office has a brick exterior and is capped by a hipped roof. A gable hood extends from the roof over the entrance on the northeast elevation.

- 2. Site # KA-8170 – F.W. Blair & Co. Grocery Building
400-402 Virginia Street W
c.1915**

1 contributing building

The building is located on the north side of Virginia Street, at the north corner of the intersection with Maryland Avenue. The building is a two-story, circa-1915 Commercial-style building standing five bays wide and four bays deep. The building rests on a concrete foundation, is clad in brick siding, and is capped with a flat roof. Brick corbelling decorates the cornice line and first story. The façade (southwest elevation) features a recessed single-entry door. Two secondary single-entries are located on the façade, and a chamfered corner entrance is located at the intersection of Virginia Street and Maryland Avenue, sheltered beneath a metal awning. An additional single-entry is located on the east elevation. Fenestration consists of a picture window and one-over-one, double-hung, vinyl-sash windows with stone sills (Photograph 1).

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

- 3. Site # KA-8171 – Fraternal Order of Eagles
404 Virginia Street W
1967**

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.02-mile north of the intersection with Maryland Avenue. It is a two-story, Commercial-style building standing five bays wide and four bays deep and was constructed in 1967. The building rests on a concrete foundation, is clad in brick and concrete block siding, and capped with a flat roof. The façade (southwest elevation) features a single-entry door, sheltered beneath a metal awning. A secondary single-entry door is located on the façade. An additional single-entry door sheltered beneath a shed roof, supported by wood posts, is located on the east elevation. Fenestration consists of glass block and commercial windows that have been painted over.

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1960s.

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4. Site # KA-8189 – Rabel House
406 Virginia Street W
c.1918
1 contributing building

The building is located on the north side of Virginia Street, approximately 0.03-mile northwest of the intersection with Maryland Avenue. The building is a one story, circa-1918 former dwelling standing three bays wide and two bays deep. The building rests on a parged foundation, is clad in wood shingle siding, and capped with a cross-gable roof covered in asphalt shingle. The façade (south elevation) features a single-entry door atop a two-bay porch. Fenestration consists of six-over-six, double-hung, vinyl-sash windows with decorative muntins and a large multi-pane picture window. H.A. Rabel was the earliest occupant found for the resource.² The resource later became a barber shop.

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

5. Coston's Barbershop
408 Virginia Street W
c.1976
1 non-contributing building

The building is located on the northeast side of Virginia Street, north of the intersection with Maryland Avenue. The circa-1976 building is constructed of concrete blocks, clad in brick on the southwest elevation, and capped by a flat roof. A hipped overhang with wood shingles is located on the southwest elevation. Two entrances are located beneath the overhang. Fenestration includes fixed windows with metal sashes.

5a. Coston's Barbershop Parking Lot
408 Virginia Street W
c.1976
1 non-contributing structure

A concrete parking lot is located around three sides of the building for customer parking, and has been present in historic-period aerial photographs since the construction of the building.

Due to the building's age, the resource is a non-contributing resource to the district.

6. Site # KA-8176 – Standard Oil Co. Building
411 Virginia Street W
c.1950, c.1924
1 non-contributing building

The building is located on the south side of Virginia Street, approximately 0.04-mile northwest of the intersection with Maryland Avenue. The building is a one-story, circa-1950 commercial

² R.L. Polk & Co., R.L. Polk & Co.'s Charleston Directory, R.L. Polk & Co., Publishers: Pittsburgh, PA, 1918.

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building standing seven bays wide and five bays deep. The building rests on a concrete foundation, is clad in stucco and metal siding, and capped with a flat roof. The façade (northeast elevation) features a single-entry door and four garage doors, sheltered beneath a steep shed roof covered in standing-seam metal. The large original, one-story, circa-1924, brick garage is located on the rear of the addition. The original portion rests on a concrete foundation, is clad in brick siding, and capped by a flat roof. The façade (southeast elevation) feature two garage doors. Fenestration consists of two picture windows flanking the entry door. The 1924 city directory documented Harold V. Joy, a vulcanizer, as the owner of the garage. By 1930, the Standard Oil Company occupied the space. A circa-1950 garage was appended to the original building, altering the original façade and character.³

6a. Site # KA-8176 – Standard Oil Co. Building Parking Lot

411 Virginia Street W

c.1950

1 non-contributing structure

A small concrete parking lot is located along the southeast elevation. The parking lot serves as customer parking and a loading dock.

Due to the building's several alterations, the resource is a non-contributing resource to the historic district.

7. Site # KA-8172 – Daylight Barber and Beauty Shop Building

418 Virginia Street W

c.1940

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.05-mile northwest of the intersection with Maryland Avenue. The building is a two-story, circa-1940 Commercial style building standing two bays wide and four bays deep. The building rests on a concrete foundation, is clad in brick siding, and capped with a flat roof. Decorative brickwork is located beneath the cornice line on the façade. An internal brick chimney interrupts the roof surface. The façade (southwest elevation) features a storefront with a single-entry door, sheltered beneath a cloth awning. A secondary single-entry door with a transom is located on the façade. A one-story 1940, brick addition is appended to the east elevation. The façade features a storefront with a single-entry door sheltered beneath a cloth awning. Fenestration consists of storefront windows, one-over-one and six-over-six, double-hung, vinyl-sash windows with stone sills and lintels (Photograph 2). The resource was constructed circa-1940, and served as a barber and beauty shop under different owners for several years. Residential units were located on the second floor.⁴

³ Polk 1924, 1930; see Figure 5.

⁴ Polk 1940, 1956.

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7a. Apartment Building
418 ½ Virginia Street W
c.1950
1 contributing building

The apartment building is located behind the commercial building along an unnamed alley. The circa-1950 building stands two stories tall and two bays wide. The building has a concrete foundation, is clad in stucco, and capped with a jerkinhead roof covered in asphalt shingles. Four internal brick chimneys are located within the roof's surface. Exposed rafter beams are located in the eaves. Fenestration includes one-over-one, double-hung, vinyl-sash windows. The building has four residential units with four entrances on the northeast elevation: two on the first floor and two on the second floor. The second-story entrances are covered by a hipped-roof porch supported by turned posts.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1940s and 1950s that contributes to the historical character of the district.

8. Site # KA-8177 – Butts House
413 Virginia Street W
c.1920
1 contributing building

The building is located on the south side of Virginia Street, approximately 0.05-mile northwest of the intersection with Maryland Avenue. The building is a two-story, circa-1920 American Foursquare dwelling standing three bays wide and three bays deep. The dwelling rests on a concrete foundation, is clad in rusticated concrete blocks, and capped by a hipped roof, covered in asphalt shingles. The façade (northeast elevation) features an enclosed full-width porch sheltered beneath a hipped roof. Fenestration consists of six-over-six, and one-over-one, double-hung, vinyl-sash windows. The 1920 city directory documented A.D. Butts as the resident of the dwelling. The dwelling's occupancy changed frequently through the early and mid-twentieth century.⁵

The dwelling is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

9. Site # KA-8173 – Haddad's Food Market Building
420 Virginia Street W
c.1930
1 non-contributing building

The building is located on the north side of Virginia Street, approximately 0.04-mile southeast of the intersection with Delaware Avenue. The building is a one-story, circa-1930 commercial building standing four bays wide and four bays deep. The building rests on a concrete

⁵ Sanborn Fire Insurance Company, "Charleston, West Virginia." Sanborn Fire Insurance Company Maps. West Virginia and Regional History Center. West Virginia University, 1922; Polk 1920, 1930, 1940, 1954; see Figure 4

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foundation, is clad in stucco siding, and capped with a flat roof. The façade (southwest elevation) features a single-entry door flanked by pilasters, sheltered beneath a cloth awning. Fenestration consists of large commercial windows, and metal fixed-frame windows. By 1940, Haddad's Food Market occupied the property. The building later housed a clock shop.⁶

Due to these non-historic alterations to the building's original characteristics, the resource is considered a non-contributing resource to the district due to a loss of integrity.

10. Site # KA-8178 – Hite House

415 Virginia Street W

c.1920

1 non-contributing building

The building is located on the south side of Virginia Street, approximately 0.04-mile south of the intersection with Delaware Avenue. The building is a two-story, circa-1920 American Foursquare dwelling standing three bays wide and four bays deep. The dwelling rests on a concrete foundation, is clad in asbestos siding, and capped by a hipped roof covered in asphalt shingles. One external brick chimney interrupts the roof surface on the east elevation. A two-story, shed-roof addition is appended to the rear. The façade (northeast elevation) features a single-entry door sheltered beneath a shed-roof hood covered in slate. A circa-1950 one-story, flat-roof, brick and concrete block addition is appended to the façade. Fenestration consists of glass block, and one-over-one, double-hung, wood-sash windows. The 1920 city directory documented William Hite as the resident. The resource later housed a beauty shop.⁷

Due to several non-historical alterations, the dwelling is a non-contributing resource to the Five Corners Historic District.

11. Site # KA-8174 – Kroger Grocery & Baking Co. Building

422 Virginia Street W

1924

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.02-mile southeast of the intersection with Delaware Avenue. The building is a two-story, circa-1924 commercial building standing three bays wide. The building rests on a concrete foundation, is clad in brick siding, and capped with a flat roof. Decorative brickwork is located beneath the large cornice line on the façade. The façade (southwest elevation) features two storefronts with two single-entry doors, sheltered beneath a large metal awning. Fenestration consists of storefront windows and paired one-over-one, double-hung, vinyl-sash windows with fanlights. The fanlights have been obscured from view by applied wood boards (Photograph 3). The first business to occupy the building was Kroger Grocery & Baking Company, one of the first Kroger stores in the area.⁸

⁶ Polk 1930, 1940, 1954.

⁷ Polk 1920, 1954

⁸ Polk 1924, 1928

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11a. Site # KA-8174 – Kroger Grocery & Baking Co. Parking Lot
422 Virginia Street W
1924

1 contributing structure

A blacktop parking lot is located adjacent to the southeast elevation. The structure serves as customer parking and is present in historic-period aerial photographs and Sanborn maps.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

12. Site # KA-8175 – Haddad Building
426 Virginia Street W
c.1910

1 contributing building

The building is located on the north side of Virginia Street, at the southeast corner of the intersection with Delaware Avenue. The building is a two-story, circa-1910 commercial style building standing two bays wide and nine bays deep (see Photograph 3). The building is clad in brick siding and capped with a flat roof with brick corbelling. The façade (southwest elevation) features a storefront with a recessed single-entry door, sheltered beneath a shed roof. Four secondary single entries are located on the northwest elevation. A second-story porch, sheltered beneath a shed roof supported by brick posts, is located on the rear. A one-story, brick addition has been appended to the rear. Fenestration consists of glass block, six-over-six, double-hung, vinyl-sash, and one-over-one, double-hung, wood-sash windows with stone sills and lintels. The 1920 city directory documented Saleem Haddad as the building's resident. Haddad and his brother, Elias, opened a confectionary in the first-floor storefront by 1930.⁹

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

13. Site # KA-8179 – Virginia Street Pharmacy Building
421 Virginia Street W
c.1915

1 contributing building

The building is located on the south side of Virginia Street, at the south corner of the intersection with Delaware Avenue. The building is a two-story, circa-1915 commercial building standing five bays wide and four bays deep in the Commercial Style. The building rests on a concrete foundation, is clad in brick and asbestos siding, and capped with a flat roof with brick corbelling. The façade (northeast elevation) features two storefronts with single entries, sheltered beneath cloth awnings. The façade also features a secondary single-door entry sheltered beneath a metal awning. Fenestration consists of storefront windows, picture windows, and one-over-one, double-hung, vinyl-sash windows with stone sills and lintels. A one-story, two-bay addition has

⁹ Polk 1920, 1930; see Figure 3

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been appended to the southeast elevation. The addition's façade features a recessed single-entry door (Photograph 4). In 1920, the building housed the Virginia Street Pharmacy and apartments on the building's second floor.¹⁰

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

14. Site # KA-2761 – Pioneer Motor Sales Building

504 Virginia Street W

c.1925

1 contributing building

The building is located on the north side of Virginia Street, at the north corner of the intersection with Central Avenue. The building is a two-story, circa-1925 Art Deco commercial building standing three bays wide and six bays deep. The building rests on a concrete foundation, is clad in brick and stucco, and capped with a parapeted flat roof. Brick pilasters divide the building's bays, and parapets are located all around the building, but are especially heavy on the façade. A one-bay addition, clad in wood and capped by a shed roof covered in asphalt shingles, is located on the west elevation. The facade (southwest elevation) features a recessed double-entry. Above the entryway are the words "A MORE EXCELLENT WAY – LIFE CENTER CHURCH". A secondary entry is located on the east elevation, set within a stone doorway with a keystone. An additional secondary single-entry, atop a ramp, is located within the wood addition. The second story of the façade's center bay includes a round wood louvered vent, surrounded by decorative brick work. Flanking bays feature diamond pattern louvered vent openings with similar brickwork. Fenestration includes glass block and vinyl picture windows. According to the previous survey documentation, the storefronts have been filled in, and each bay had two second-story window openings enclosed; both alterations were covered with stucco (Photograph 5).

14a. Pioneer Motor Sales Parking Lot

504 Virginia Street W

c.1925

1 contributing structure

Parking lot spaces are located adjacent to the southeast and northwest sides of the building. The asphalt-covered lot was documented in the 1933 Sanborn map. The parking lot was likely used for the building's original automobile business. According to the Sanborn, a non-extant filling station was formerly located in the south corner of the parking lot.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

¹⁰ Polk 1920; see Figure 3

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**15. Site # KA-2762 – Charleston Laundry Building
602 Virginia Street W
1938**

1 contributing building

The building is located on the north side of Virginia Street, at the north corner of the intersection with Couch Street. The building is a three-story, 1938 commercial style building standing two bays wide and seven bays deep in a Commercial Style. The building rests on a concrete foundation, is clad in brick, and capped with a flat roof with a decorative central parapet along the façade (southwest elevation). The façade features a storefront with a single-entry door, atop a stoop. Three additional entries and a garage door are located on the east elevation. Two bays on the second and third stories of the east elevation are open to the elements. Fenestration includes storefront and metal commercial windows. A two-story, 1940 addition, standing four bays wide, clad in brick, and capped by a flat roof is appended to the west elevation. The addition features a single-entry door with sidelights and two garage doors. A large brick chimney interrupts the roof surface. Fenestration consists of fixed steel panes on the first floor and multi-light steel frame windows on the upper levels (Photograph 6). Constructed in 1938, the building was the location of the Charleston Laundry Company for several years.¹¹

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1930s that contributes to the historical character of the district.

**16. Site # KA-2745 – Pure Oil Building
605 Virginia Street W
c.1940**

1 contributing building

The building is located on the south side of Virginia Street, at the northwest corner of the intersection with Central Avenue. The building is a one-story, circa-1940 Tudor Revival commercial building standing three bays wide and four bays deep. The building rests on a concrete foundation, is clad in brick, and capped with a truncated-hipped roof covered in metal shingles. The facade (east elevation) features a storefront and two garage doors. One of these doors is located within a protruding gable with eaves that plunge below the roofline. A secondary single-entry door is located on the north elevation. An addition capped by a front gable has been appended to the building's façade. Two external brick chimneys have been appended to the north and south elevations of the addition. Fenestration consists of large metal storefront windows, six-pane, eight-pane, and fifteen-pane metal fixed-frame windows. Outbuildings include a former gas-pump station sheltered beneath a gable-roof covered in asphalt shingles and supported by metal posts (Photographs 7 and 8). The building was constructed circa-1940, but a Pure Oil filling station was located at that location since the early 1920s. The Tudor Revival design for Pure Oil stations was standardized in 1927.¹²

¹¹ Polk 1940

¹² Sanborn Fire Insurance Company 1922, 1933; WV Property Viewer n.d.; Carolyn Andrews, "Pure Oil Station." National Register of Historic Places #13000186, National Park Service, 2012; Figures 4, 5

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The resource represents the growing demand for service industries at a heavily-traveled, vital intersection in Charleston's West Side. The resource also represents the national trend in the mid-twentieth century for gas stations, restaurants, and hotels to standardize their services and appearances to appeal to motorists. The building also represents a significant example of a Tudor Revival commercial filling station of the mid-twentieth century, representative of the national movement of companies standardizing their products and brand. The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of commercial growth during the 1940s that contributes to the historical character of the district.

16a. Pure Oil Building Canopy

605 Virginia Street W

c.1970

1 non-contributing structure

The structure is located southeast of the building and consists of a metal canopy with a gable roof. The structure was constructed circa-1970, according to historic aerial images. Since it was built after the period of the significance for the resource and the district, the structure is a non-contributing element of the resource.

17. Site # KA-2746 – Wright Tire Building

607 Virginia Street W

1955

1 contributing building

The building is located on the south side of Virginia Street, approximately 0.06-mile northwest of the intersection with Central Avenue. The building is a one-story, 1955 commercial building standing three bays wide and one bay deep. The building rests on a concrete foundation, is clad in concrete block with brick quoins, and capped with a flat roof. The facade (northeast elevation) features a recessed single-entry door and large garage door. A secondary recessed single-entry door and large garage door are located on the southwest elevation, facing Central Avenue. A large metal chimney interrupts the roof surface. Fenestration consists of large metal multi-pane commercial windows (Photograph 9). G.W. Wright purchased the property in 1955 and opened the Wright Tire & Battery Company.¹³

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of commercial growth during the 1950s that contributes to the historical character of the district.

¹³ Kanawha County Assessor, Kanawha County Assessor's Office Map Card Viewer. Electronic Resource. <https://kanawhacountyassessor.com/mapcardviewer>, n.d.; Polk 1958

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18. Site # KA-2763 – Purity Baking Co. Building
608 Virginia Street W
c.1950

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.03-mile north of the intersection with Couch Street. The building is a one-story, circa-1950 commercial building standing four bays wide and one bay deep. The building rests on a concrete foundation, is clad in brick, and capped with a flat roof with a short parapet along the façade (southwest elevation). The façade features a single-entry and three garage doors. Fenestration includes metal commercial windows with stone sills. The building, constructed circa-1950, housed the Purity Baking Company by 1954, and then a whole sale sporting goods distribution by the late 1950s (Photograph 10).¹⁴

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character, despite the use of modern garage doors, representing the neighborhood's period of commercial growth during the mid-twentieth century and emphasis on vehicular accommodations during this period of architectural design that contributes to the historical character of the district.

19. Site # KA-2764 – Capital Auto Supply Co. Building
610 Virginia Street W
1948

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.04-mile north of the intersection with Couch Street. The building is a one-story, 1948 Quonset shed standing one bay wide and one bay deep. The building rests on a concrete foundation, is clad in light metal sheeting, and capped with a curved roof covered in sheet metal. The facade (southwest elevation) features a garage door (Photograph 11). The Capitol Auto Supply Company purchased the property in 1948.¹⁵ The resource consists of a Quonset Hut, a structure developed for the US Navy during WWII, and sold to civilians in the post-war years. The resource represents post-WWII development.

19a. Capital Auto Supply Co. Garage
610 Virginia Street W
1948

1 contributing building

The property includes a one-story, 1950 garage standing four bays wide. The building rests on a concrete foundation, is clad in aluminum siding, and capped by a side-gable roof, covered in standing-seam metal. Ventilators are located along the ridgeline. The façade features two garage doors.

¹⁴ Polk 1954, 1958

¹⁵ Kanawha County Assessor n.d.

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19b. Capital Auto Supply Co. Parking Lot
610 Virginia Street W
1948

1 contributing structure

The property also includes an asphalt-covered parking lot adjacent to the southwest elevation of the resource's garage. This structure was built to provide customers with off-street parking, as well as accommodating the repair shop needs.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of commercial growth during the 1940s and rise of the automobile that contributes to the historical character of the district.

20. Site # KA-2765 – Capital Auto Supply Co. Building
614 Virginia Street W
1946

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.05-mile north of the intersection with Couch Street. The building is a two-story, 1946 commercial building standing seven bays wide and seven bays deep. The building rests on a concrete foundation, is clad in brick, and capped with a flat roof. The facade (southwest elevation) features a storefront window. The southeast elevation features a storefront with a central single-entry and a garage door. Fenestration includes metal commercial windows with stone sills and two-over-two, double-hung, wood-sash windows that have been painted over (Photograph 12). The property was purchased by Capitol Auto Supply Company in 1955.¹⁶

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of commercial growth during the 1940s that contributes to the historical character of the district.

21. Site # KA-2750 – Big Four Storage & Transfer Co. Building
615 Virginia Street W
c.1918

1 contributing building

The building is located on the south side of Virginia Street, approximately 0.09-mile southeast of the intersection with Elm Street. The building is a two-story, circa-1918 commercial style building standing three bays wide and one bay deep. The building is clad in brick, and capped with a flat roof with corbelling below the cornice line on the facade. The facade (northeast elevation) features a flush single-entry door and a garage door. Fenestration consists of metal multi-pane commercial windows (Photograph 13). The city directory first documented the address in 1926 as the location of the Big Four Storage & Transfer Company. Apartments were added to the second floor by the 1940s.¹⁷

¹⁶ Polk 1946, 1958; Kanawha County Assessor n.d.

¹⁷ Sanborn Fire Insurance Company 1918; Polk 1926, 1940; see Figure 3

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The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of commercial growth during the 1920s that contributes to the historical character of the district.

22. Site # KA-2766 – Dixie Cleaners & Launderers, Inc. Building

618 Virginia Street W

c.1951

1 non-contributing building

The building is located on the north side of Virginia Street, approximately 0.06-mile north of the intersection with Couch Street. The building is a one-story, circa-1951 commercial building standing two bays wide and one bay deep. The building rests on a concrete foundation, is clad in stucco-covered brick, and capped with a flat roof. The facade (south elevation) features two garage doors. The west elevation features a parapet. A large flush concrete chimney is located on the west elevation. Dixie Land Corp purchased the property in 1951 and constructed this two-bay garage.¹⁸

Due to a lack of integrity including the presence of non-historic alterations out of character with other buildings within the district, the resource is a non-contributing resource to the Five Corners Historic District.

23. Site # KA-8168 – Goff & McGuire Flour and Feed Building

617 Virginia Street W

c.1922

1 non-contributing building

The building is located on the south side of Virginia Street, approximately 0.08-mile northwest of the intersection with Couch Street. The building is a one-story, circa-1922 commercial building standing two bays wide and one bay deep. The building rests on a concrete foundation, is clad in stucco siding, and is capped with a flat roof. There is no visible entrance. A large, circa-1967, metal awning runs the length of the building. Fenestration consists of commercial windows with metal bars. An entrance has been filled. The building is abutted on the side elevations by neighboring structures. The earliest occupant of the building was Goff & McGuire Flour and Feed store, recorded in the 1924 city directory.¹⁹

The resource is a non-contributing element to the Five Corners Historic District due to its loss of integrity.

¹⁸ The Church of Christ was located at that address until 1949 when it was demolished. Sanborn Fire Insurance Company 1933; Polk 1949, 1954; Figure 5

¹⁹ While not listed in the 1922 directory, the resource was documented on the 1922 Sanborn map with the notation "(from plans)", indicating it was in the process of construction at the time of the map's recording. Polk 1924; Sanborn Fire Insurance Company 1922; see Figure 4.

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24. Site # KA-8169 – Capitol Auto Supply Co. Building
619-623 Virginia Street W
c.1940, c.1967

1 non-contributing building

The building is located on the south side of Virginia Street, approximately 0.09-mile northwest of the intersection with Couch Street. The building is a two-story, circa-1940 commercial building standing three bays wide and one bay deep. The building rests on a concrete foundation, is clad in stucco siding, and capped with a flat roof. The façade (northeast elevation) features a single-entry door with flanking sidelights and a transom. A large, metal awning runs the length of the building. A 1967 concrete block addition is appended to the west elevation, and features a secondary entrance, sheltered beneath a metal awning. Fenestration consists of commercial windows with metal bars and aluminum horizontal sliders. The building is abutted on the east elevation by a neighboring structure. The building was built circa-1940, and the first occupant of the building that could be identified was the Capital Auto Supply Company. The Capitol Light Company resided at the property a few years later. In 1967, a large addition and façade changes were made to the building.²⁰

25. Parking Lot
625-627 Virginia Street W
c.1975

1 non-contributing structure

The structure is located on the south side of Virginia Street, across from the intersection with Beuhring Avenue. The blacktop parking lot is surrounded by a security fence and gate. It was constructed following the demolition of residential properties at this location.

Due to the age of the structure, the resource is considered a non-contributing resource to the district.

26. Parking Lot
622 Virginia Street W
c.1950

1 non-contributing structure

The structure is located on the east corner of the intersection of Virginia Street West and Beuhring Avenue. The blacktop patch is broken with grass growing through the surface. The associated building formerly located adjacent to the southeast side of the current parking lot was demolished circa 2004.

Due to the loss of the associated commercial building, the structure is considered a non-contributing resource to the district.

²⁰ Polk 1946, 1954.

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27. Site # KA-2752 – Hughes House
629 Virginia Street W
c.1918

1 contributing building

The building is located on the south side of Virginia Street, approximately 0.04-mile southeast of the intersection with Elm Street. The building is a two-and-a-half-story, circa-1918 American Foursquare dwelling standing two bays wide and five bays deep. The dwelling rests on a concrete foundation, is clad in brick, and capped by a hipped roof covered in asphalt shingles. Three hipped roof dormers are located on the façade, east, and west elevations. A one-story, one-bay addition, clad in aluminum and capped by a hipped roof covered in asphalt shingles, is appended to the rear. One flush brick chimney interrupts the roofline on the east elevation. The façade (northeast elevation) features an enclosed full-width porch with an off-center entryway. The porch is sheltered beneath a hipped roof and metal awning. Fenestration consists of one-over-one double-hung, vinyl and wood-sash windows with stone sills and lintels, vinyl picture windows, and wood fixed-frame windows. The 1920 city directory documented R.E. Hughes as the earliest resident.²¹

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

28. Site # KA-2768 - HBA Housing Center Building
700 Virginia Street W
1979

1 non-contributing building

The building is located on the north side of Virginia Street, at the intersection with Beuhring Avenue. The building is a two-story, 1979 Brutalist commercial building standing two-bays wide and two-bays deep. The building rests on a concrete foundation, is clad in concrete, and capped with a flat roof. The facade (southwest elevation) features a single-entry, sheltered beneath a decorative, flat-roof hood. Two secondary, basement entries are located on the façade. Fenestration includes metal commercial windows.

28a. Site # KA-2768 - HBA Housing Center Parking Lot
700 Virginia Street W
1979

1 non-contributing structure

The structure is located adjacent to the northeast elevation of the building and is covered with blacktop.

Due to the age of the resource, the building and associated structure are considered non-contributing to the historic district.

²¹ Sanborn Fire Insurance Company 1918; Polk 1920; see Figure 3

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29. Site # KA-2769 – Young House
702 Virginia Street W
c.1927

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.03-mile southeast of the intersection with Elm Street. The building is a two-story, circa-1927 Craftsman dwelling standing three bays wide and three bays deep. The dwelling rests on a concrete foundation, is clad in asbestos siding, and capped by a front clipped-gable roof with overhanging eaves and wood brackets, covered in asphalt shingles. The façade (southwest elevation) features a single-entry door atop a three-bay porch and sheltered under a hipped-roof with an intersecting gable, supported by brick and wood posts. One internal brick chimney interrupts the roof surface. Fenestration consists of vinyl horizontal sliders, one-over-one, and six-over-six double-hung, vinyl-sash windows. The 1928 city directory recorded the dwelling for the first time, with Vernie D. Young occupying the property. In 1950, Emil Arcuri purchased the property and lived in the dwelling through the decade.²²

29a. Site # KA-2769 – Young House Garage
702 Virginia Street W
c.1927

1 contributing building

The resource also includes a circa-1927 one-car garage. The garage is clad in asbestos siding and capped by a front-gable roof. A modern garage door is located on the southwest elevation.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

30. Site # KA-2754 –Walker House
633 Virginia Street W
c.1922

1 contributing building

The building is located on the south side of Virginia Street, approximately 0.03-mile southeast of the intersection with Elm Street. The building is a two-and-a-half-story, circa-1922 Craftsman former dwelling standing three bays wide and five bays deep. The dwelling rests on a concrete foundation, is clad in clapboard and vertical wood plank siding, and capped by a front-gable roof with overhanging eaves, exposed rafters and decorative wood brackets, and covered in asphalt shingles. Two external brick chimneys interrupt the roof surface on the east and west elevations. The façade (northeast elevation) features a single-entry door atop a full-width porch and sheltered under a hipped roof with an intersecting gable over the porch steps, supported by wood pillars on brick supports with a brick knee-wall. Fenestration consists of three-over-one, four-over-one double-hung, wood-sash, and three-pane wood fixed-frame windows (Photograph 14). The 1922 city directory documented Rome H. Walker as the owner and occupant. Walker owned

²² Polk 1928, 1954; Kanawha County Assessor n.d.

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and lived at the property until 1930. In 1933, the property was purchased by Jordan Corporation, which likely used the dwelling as a rental property.²³

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural integrity that contributes to the historical character of the district.

31. Site # KA-2755– Walker House

635 Virginia Street W

c.1918

1 contributing building

The building is located on the south side of Virginia Street, approximately 0.02-mile southeast of the intersection with Elm Street. The building is a two-and-a-half-story, circa-1918 Craftsman dwelling standing three bays wide and four bays deep. The dwelling rests on a concrete foundation, is clad in vinyl siding, and capped by a front-gable roof with overhanging eaves, covered in asphalt shingles. Two internal brick chimneys interrupt the roof surface. The façade (northeast elevation) features a single-entry door sheltered under a full-width, enclosed porch capped by a hipped roof. A secondary single-entry, is located on a three-bay, second-story porch, sheltered beneath a shed roof supported by wood posts. An additional secondary entry is located on the southeast elevation. Fenestration consists of one-over-one and fifteen-over-one double-hung, vinyl-sash, and vinyl picture windows (Photograph 15). Dr. Rome H. Walker lived at the property in 1920, but occupancy changed frequently during the first half of the twentieth century. Ann Romskey purchased and occupied the house in 1948.²⁴

31a. Site # KA-2755– Walker House Garage

635 Virginia Street W

c.1918

1 contributing building

A circa-1950 garage is located behind the dwelling. The single-bay garage is clad in brick and capped by a flat-roof.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

32. Site # KA-2770 – Woodall House

704 Virginia Street W

c.1920

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.02-mile southeast of the intersection with Elm Street. The building is a two-and-a-half-story, circa-1920 American Foursquare dwelling standing three bays wide and four bays deep. The dwelling is clad in brick and capped by a hipped roof covered in Spanish tile. Three hipped-roof dormers are located on

²³ Polk 1922, 1930; Kanawha County Assessor n.d.

²⁴ Sanborn Fire Insurance Company 1918; Polk 1920, 1930, 1940, 1954; Kanawha County Assessor n.d.; see Figure 3

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the façade, east, and west elevations. The façade (southwest elevation) features a single-entry door atop a three-bay enclosed porch and sheltered under a hipped roof. A two-story, hipped-roof addition is appended to the rear. An internal brick chimney interrupts the roof surface and a flush brick chimney interrupts the roof surface on the east elevation. Fenestration consists of eight-over-one with flanking four-over-one, double-hung, vinyl-sash with stone sills, one-over-one, double-hung vinyl-sash, and multi-pane wood fixed-frame windows. The 1922 city directory recorded Robert E. Woodall and Earl Harder as occupants of the dwelling.²⁵

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

33. Site # KA-2771 – Meadows House

706 Virginia Street W

c.1924

1 contributing building

The building is located on the north side of Virginia Street, approximately 0.01-mile east of the intersection with Elm Street. The building is a two-and-a-half-story, circa-1924 American Foursquare dwelling standing four bays wide and four bays deep. The dwelling is clad in brick and capped by a pyramidal roof covered in asphalt shingles. The façade (southwest elevation) features a double-entry atop a full-width porch and sheltered under a hipped roof supported by brick pillars. One hipped-roof dormer is located on the façade. A two-story, hipped-roof addition is appended to the rear. A single-bay, flat-roof portico is located on the west elevation. Two flush brick chimneys interrupt the roof surface on the east elevation. Fenestration consists of three-over-one, double-hung, wood-sash windows with stone sills, and three-pane wood fixed frame windows. Remaining fenestration has been boarded (Photograph 16). The 1924 city directory recorded John E. Meadows and E. Raymond as occupants of the dwelling.²⁶

33a. Site # KA-2771 – Meadows House Garage

706 Virginia Street W

c.1924

1 contributing building

Outbuildings include a front-gable, brick garage featuring a single-entry door, located northeast of the dwelling.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

²⁵ Polk 1922.

²⁶ Polk 1924.

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34. Site # KA-2772 – Peerless Cleaners & Laundry Building
708 Virginia Street W
1947

1 contributing building

The building is located on the north side of Virginia Street, on the northeast corner of the intersection with Elm Street. The building is a one-story, 1947 commercial building standing three bays wide and one bay deep. The building rests on a concrete foundation, is clad in brick and concrete block, and capped with a flat roof with corbelling under the cornice line. The facade (southwest elevation) features a storefront and a garage door. A one-bay, second-story addition is appended to the rear. Fenestration consists of storefront windows and one-over-one, double-hung, vinyl-sash windows. The 1948 city directory recorded Peerless Cleaners & Laundry as occupying the property.²⁷

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of commercial growth during the 1940s that contributes to the historical character of the district.

35. Site # KA-2756 – Jordan House
637 Virginia Street W
c.1925

1 contributing building

The building is located on the south side of Virginia Street, at the south corner of the intersection with Elm Street. The building is a two-and-a-half-story, circa-1925 Craftsman Foursquare dwelling standing three bays wide and five bays deep. The dwelling rests on a concrete foundation, is clad in brick, and capped by a front-gable roof with overhanging eaves, exposed rafters and decorative wood brackets, and covered in tile. An internal brick chimney interrupts the roof surface, and a brick flush chimney interrupts the roof surface on the west elevation. A two-bay, two-story hipped-roof addition is appended to the rear. The façade (northeast elevation) features a single-entry door with sidelights atop a full-width porch and sheltered under a hipped-roof, with an intersecting gable over the porch steps, supported by brick pillars and a brick knee-wall. A secondary, basement entry is located on the west elevation. An additional secondary entry is located on the rear, atop a stoop. Fenestration consists of one-over-one, three-over-one, four-over-one, two-over-two double-hung, wood-sash with stone sills, four-pane paired casement, and three-pane wood fixed-frame windows with wood sills (Photograph 17). The 1926 city directory recorded James V. Jordan as the occupant.²⁸

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural integrity that contributes to the historical character of the district.

²⁷ WV Property Viewer n.d.; Polk 1948.

²⁸ Polk 1926, 1930, 1940, 1954; Kanawha County Assessor n.d.

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36. Site # KA-2757 – Mountain Cigar & Tobacco Co. Building
701 Virginia Street W
1946

1 contributing building

The building is located on the south side of Virginia Street, at the west corner of the intersection with Elm Street. The building is a two-story, 1946 commercial building standing four bays wide and eleven bays deep with a Commercial Style. The building rests on a concrete foundation, is clad in brick, and capped with a flat roof with decorative glazed brick beneath the cornice and second story. The facade (north elevation) features two storefronts with single entries, sheltered beneath a large, wraparound metal awning. Three secondary entries, sheltered beneath metal awnings, and a garage door are located on the east elevation. Fenestration includes glass block, storefront, and one-over-one, double-hung, vinyl-sash windows (Photograph 18). The 1948 city directory recorded the Mountain Cigar & Tobacco Company, later the Mountain Cigar and Candy Company as occupants of the storefront, while individuals rented units on the second floor.²⁹

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1940s that contributes to the historical character of the district.

Elm Street

37. Site # KA-2779 – Mullins House
414 Elm Street
c.1920

1 contributing building

The building is located on the east side of Elm Street, approximately 0.01-mile east of the intersection with Sixth Street. The building is a two-and-a-half-story, circa-1920 Craftsman dwelling standing two bays wide and three bays deep. The dwelling rests on a concrete foundation, is clad in vinyl siding, and is capped by a front-gable roof with overhanging eaves, covered in standing-seam metal. One internal brick chimney interrupts the roof surface. The façade (northwest elevation) features a full-width porch with a single-entry door sheltered under a hipped roof covered in standing-seam metal, supported by brick and wood posts. Fenestration consists of one-over-one, double-hung, vinyl-sash, vinyl fixed-frame, and vinyl horizontal sliders (Photograph 19). The 1920 city directory recorded S.B. Mullins as the resident.³⁰

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

²⁹ WV Property Viewer n.d.; Polk 1948, 1954.

³⁰ Polk 1920; Kanawha County Assessor n.d.

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38. Site # KA-2778 – Jordan House

412 Elm Street

c.1918

1 contributing building

The building is located on the east side of Elm Street, approximately 0.01-mile south of the intersection with Sixth Street. The building is a two-and-a-half-story, circa-1918 Craftsman dwelling standing three bays wide and three bays deep. The dwelling rests on a concrete foundation, is clad in stucco siding, and is capped by a cross-gable roof with an intersecting gable on the façade, overhanging eaves and decorative wood brackets, covered in asphalt shingles. One gable-roof dormer is located on the façade. The façade (northwest elevation) features a single-entry door atop a full-width porch, sheltered under a shed-roof with an intersecting gable covered in asphalt shingles, supported by pillars. A secondary single-entry is located on the rear. A two story, hipped-roof addition is appended to the rear. One internal brick chimney interrupts the roof surface. Fenestration consists of one-over-one, three-over-one, four-over-one, and five-over-one, double-hung, wood-sash, and wood casement windows (Photograph 20). The 1920 city directory first recorded a resident at the address: J.W. Jordan. Occupancy of the dwelling changed frequently over the next several decades.³¹

The resource is a contributing resource to the Five Corners Historic District due to its contribution to the historical character of the district.

39. Site # KA-2777 – Thomas House

410 Elm Street

c.1918

1 contributing building

The building is located on the east side of Elm Street, approximately 0.02-mile south of the intersection with Sixth Street. The building is a two-and-a-half-story, circa-1918 Craftsman dwelling standing three bays wide and four bays deep. The dwelling rests on a concrete foundation, is clad in stucco siding, and is capped by a front-gable roof with overhanging eaves, exposed rafters and decorative wood brackets, covered in asphalt shingles. The façade (northwest elevation) features a full-width porch with a single-entry door sheltered under a shed-roof covered in standing-seam metal, supported by pillars. One internal brick chimney interrupts the roofline and one external chimney interrupts the roof surface on the north elevation. Fenestration consists of three-over-one, double-hung, wood-sash windows. Many windows have been covered over with particle board.³²

The building is a contributing resource to the Five Corners Historic District due to its contribution to the historical character of the district.

³¹ Sanborn Fire Insurance Company 1918; Polk 1920, 1930, 1940, 1954; see Figure 3.

³² The 1918 Sanborn map recorded the dwelling, but a resident could not be identified in city directories until 1926. Sanborn Fire Insurance Company 1918; Polk 1926; see Figure 3.

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39a. Site # KA-2777 – Thomas House Garage
408 Elm Street
c.1920
1 non-contributing building

In the resource's original survey in 1988, 408 Elm Street was included in the documentation of KA-2777 as a resource. However, the dwelling associated with 408 Elm Street has since been demolished and only a one-car garage at the rear of the lot remains. The circa-1925 garage is constructed from rusticated concrete blocks and is capped with a front-gable roof.

Since the garage's associated dwelling is no longer extant, the garage is a non-contributing building to the Five Corners Historic District.

40. Site # KA-2776 – Child House
406 Elm Street
c.1925
1 contributing building

The building is located on the east side of Elm Street, approximately 0.03-mile northeast of the intersection with Central Avenue. The building is a two-and-a-half-story, circa-1925 American Foursquare dwelling standing four bays wide and three bays deep. The dwelling rests on a rusticated concrete foundation, is clad in brick, and is capped by a hipped roof covered in asphalt shingles. Four hipped-roof dormers are located on all four elevations. The façade (northwest elevation) features a full-width porch with a single-entry door sheltered under a hipped roof supported by brick and wood posts. Two internal flush brick chimneys interrupt the roof surface on the north and south elevations. Fenestration consists of six-over-one, double-hung, vinyl-sash with stone sills and lintels, a first story oriel window, and three-pane wood fixed-frame windows. The 1926 city directory recorded Matilda Child as the resident of the dwelling. Child purchased the property in 1929 and continued to occupy the house for several decades.³³

The dwelling is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

41. Site # KA-2774 / KA-2775 – Christeller House
402 Elm Street
c.1925
1 contributing building

The building is located on the east side of Elm Street, on the northeast corner of the intersection with Central Avenue. The building is a two-and-a-half-story, circa-1925 Colonial Revival dwelling standing four bays wide and four bays deep. The dwelling is clad in brick and capped by a side-gable roof covered in tile. The façade (northwest elevation) features a single-entry atop a one-bay porch and sheltered under a hipped roof supported by brick posts. Two gable-roof dormers are located on the façade and rear. A two-story, gable-roof extension is located on the

³³ Polk 1926; Kanawha County Assessor n.d.

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north elevation and a one-story, enclosed porch, covered in standing-seam metal, is appended to the south elevation. Two flush brick chimneys interrupt the roof surface on the east elevation. A secondary entrance is located on the southwest elevation. Fenestration consists of one-over-one, double-hung, vinyl-sash windows with stone sills and lintels, and a vinyl picture window (Photograph-21). The 1926 city directory recorded Albert Christeller as the earliest resident of the dwelling. Christeller remained the occupant of the resource for several decades.³⁴

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

42. Site # KA-2616 / KA-2710 – Homer Apartments Building

311 Elm Street

1939

1 contributing building

The building is located on the west side of Elm Street, on the west side of the intersection with Central Avenue. The building is a two-story, 1939 Colonial Revival multi-dwelling standing five bays wide and six bays deep. The dwelling rests on a concrete foundation, is clad in brick, and capped by a truncated hipped roof with a central triangle pediment, covered in asphalt shingles. Two flush brick chimneys interrupt the roof surface on the north and south elevations. The façade (east elevation) features a single-entry door atop a stoop and sheltered under a triangle pediment with flanking pilasters. Secondary single-entries, atop two-bay porches on the first and second stories and sheltered under a flat-roof and supported by brick pillars, are located on the north and south elevations. The second-story porch on the north elevation has been enclosed. A garage door and additional basement single-entry is located on the north elevation. Fenestration consists of six-over-one and one-over-one double-hung, wood and aluminum-sash windows (Photograph 22). The city directory first recorded the building in 1940 as the Homer Apartments, and the resource has served as apartments ever since.³⁵

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1930s that contributes to the historical character of the district.

43. Site # KA-8180 – Simpson House

307 Elm Street

c.1928

1 contributing building

The building is located on the west side of Elm Street, approximately 0.03-mile southwest of the intersection with Central Avenue. The building is a two-and-a-half-story, circa-1928 Craftsman dwelling standing three bays wide and four bays deep. The dwelling rests on a concrete foundation, is clad in brick siding, and capped by a front-gable roof with overhanging eaves, exposed rafters and decorative wood brackets, covered in tile. The façade (southeast elevation)

³⁴ Polk 1926, 1954.

³⁵ WV Property Viewer n.d.; Polk 1940.

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features a single-entry door atop a full-width partially enclosed porch and sheltered under a hipped-roof with an intersecting gable covered in tile, supported by brick posts. Two external brick chimneys interrupt the roof surface on the north and south elevations. Fenestration consists of one-over-one, double-hung, vinyl-sash, picture windows, and fixed-frame windows (Photograph 23). City directories first recorded the dwelling in 1928, with Ross R. Simpson as the resident. Simpson lived at the dwelling for several decades.³⁶

43a. Site # KA-8180 – Simpson House Garage
307 Elm Street
c.1928
1 contributing building

A secondary building on this property is a circa-1930 Craftsman garage with an apartment, located behind the primary dwelling, standing four bays wide and three bays deep. The dwelling rests on a concrete foundation, is clad in brick siding, and capped by a cross-gable roof with overhanging eaves, exposed rafters and decorative wood brackets, covered in tile. One internal brick chimney interrupts the roof surface. The façade (southeast elevation) features a single-entry door atop a stoop, sheltered beneath a gable hood. Fenestration consists of one-over-one, double-hung, vinyl and wood-sash windows.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

Sixth Avenue

44. Site # KA-2729 – Johnson House
631 Sixth Street
c.1918
1 contributing building

The building is located on the south side of Sixth Street, approximately 0.03-mile east of the intersection with Elm Street. The building is a two-story, circa-1918 dwelling standing two bays wide and four bays deep. The dwelling rests on a concrete foundation, is clad in vinyl, and capped by a front-gable roof covered in asphalt shingles. The east elevation features a single-entry door atop a two-bay porch. Fenestration consists of eight-over-eight, four-over-four, and six-over-six, double-hung, vinyl-sash windows. M.F. Johnson is the earliest owner listed on the property card from the assessor's office.³⁷

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

³⁶ Polk 1928, 1930, 1940, 1954

³⁷ Sanborn Fire Insurance Company 1918; Kanawha County Assessor n.d.; see Figure 3

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45. Site # KA-2730 – Johnson House
629 Sixth Street
c.1918

1 contributing building

The building is located on the south side of Sixth Street, approximately 0.04-mile east of the intersection with Elm Street. The building is a one-story, circa-1918, Folk dwelling standing three bays wide and two bays deep. The dwelling rests on a concrete foundation, is clad in vinyl, and capped by a cross-gable roof covered in asphalt shingles. The façade (north elevation) features a single-entry door atop a stoop, sheltered under a metal awning. A secondary entryway is located on the western elevation. The protruding single-entry door rests atop a stoop and is sheltered beneath a metal awning. Fenestration consists of six-over-six, double-hung, vinyl-sash, and vinyl horizontal sliding windows. M.F. Johnson is the earliest owner listed on the property card from the assessor's office.³⁸

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district. Despite the use of modern materials, the dwelling retains its original form and massing, maintaining its relationship to the district's built environment.

Central Avenue

46. Site # KA-2726 – Appalachian Power Company Building
710 Central Avenue
c.1950

1 contributing building

The building is located on the north side of Central Avenue, on the northwest corner of the intersection with Elm Street. The building is a one-story, circa-1950 utility building standing two bays wide and one bay deep. The building rests on a concrete foundation, is clad in patterned brick, and capped with a hipped roof covered in tile. Two large vehicle gates constructed of vertical wood planks and chain-link metal, respectively, flank the main building. Visible fenestration consists of a multi-pane, metal fixed-frame window. A one-story brick wall runs the length of the property and surrounds the utility equipment. A secondary vertical wood plank gate, set within a brick archway, is located within the wall on the east elevation (Photograph 24).

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the mid-twentieth century that contributes to the historical character of the district.

³⁸ Sanborn Fire Insurance Company 1918; Kanawha County Assessor n.d.; see Figure 3

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**47. Site # KA-2476/KA-2709 – Metropolitan Equity Corp.
633 Central Avenue
1966**

1 contributing building

The building is located on the south side of Central Avenue, on the east side of the intersection with Elm Street. The building is a one-story, 1966 commercial building standing one bay wide and five bays deep with International style elements. The building rests on a concrete foundation, is clad in brick and concrete block, and capped with a flat roof. The west elevation features a recessed single-entry door with flanking storefront windows sheltered beneath a metal awning. The west elevation includes four garage doors. Fenestration consists of two metal fixed-frame corner windows along the façade. A large, blacktop parking lot occupies the remainder of the lot (Photograph 25).

**47a. Site # KA-2476/KA-2709 – Metropolitan Equity Corp. Parking Lot
633 Central Avenue
1966**

1 contributing structure

The building has an adjacent, asphalt-covered parking lot located on the northwest side of the property, which provided off-street parking for patrons during a period of design that focused around automobiles.

The resource is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the mid-twentieth century that contributes to the historical character of the district.

**48. Site # KA-2725 – Hurt House
630-632 Central Avenue
c.1945**

1 contributing building

The building is located on the north side of Central Avenue, approximately 0.02-mile east of the intersection with Elm Street.

The resource is a two-story, circa-1945 multi-unit dwelling standing four bays wide and five bays deep. The dwelling is clad in brick, and capped by a flat roof with decorative stone and brickwork along the cornice. The façade (south elevation) features a single-entry door sheltered under a metal awning. Secondary single-entries, atop two-bay porches on the first and second stories, and sheltered under a flat roof and supported by brick pillars, are located on the facade. Fenestration consists of three-pane metal-casement windows with transoms. The resource was purchased by J.F. & Lillian Hurt in 1945.³⁹

³⁹ Polk 1946

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48a. Site # KA-2725 – Hurt House Apartment
630 ½ Central Avenue
c.1945
1 contributing building

A two-story brick apartment building standing one bay wide and three bays deep is located behind the multi-unit dwelling. The building is clad in brick and capped by a flat roof. The east elevation features a single entry. Two garage doors are located on the east elevation. Fenestration consists of one-over-one, double-hung, vinyl-sash windows.

The buildings are contributing resources to the Five Corners Historic District due to their retention of architectural character representing the neighborhood's period of growth during the 1940s that contributes to the historical character of the district.

49. Site # KA-2724 – Lee Tire & Rubber Co. Building
626 Central Avenue
1952
1 contributing building

The building is located on the north side of Central Avenue, approximately 0.03-mile east of the intersection with Elm Street. The building is a one-story, 1952 commercial building standing four bays wide and four bays deep. The building rests on a concrete foundation, is clad in brick and concrete block, and capped with a flat roof. The facade (south elevation) features a flush single-entry door with flanking sidelight. A large garage door is also located on the facade. Fenestration consists of large metal storefront windows and a six-pane wood fixed-frame window. Fenestration on the east and west elevations is obscured by metal bars and plastic coverings. Façade windows have wood planks placed behind them (Photograph 26).

49a. Site # KA-2724 – Lee Tire & Rubber Co. Building Parking Lot
626 Central Avenue
c.1975
1 non-contributing structure

The structure is located adjacent to the building's southeast elevation. The blacktop-covered parking lot appears in historic-period aerial photographs between 1971 and 1984.

The building is a contributing resource to Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of commercial growth during the 1950s that contributes to the historical character of the district.

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50. Site # KA-2708 - Kanawha Valley Bank Trustee Building
631 Central Avenue
1978
1 non-contributing building

The building is located on the south side of Central Avenue, approximately 0.05 miles southeast of the intersection with Elm Street. The building is a one-story, 1978 prefabricated commercial building standing two-bays wide and one-bay deep. The building rests on a concrete foundation, is clad in aluminum siding, and capped with a truncated-hipped roof covered in standing-seam metal. The facade (north elevation) features two, centrally-located, flush storefronts with single-entry doors. Fenestration consists of storefront windows. A large asphalt parking lot occupies the remainder of the lot.

50a. Site # KA-2708 - Kanawha Valley Bank Trustee Building Parking Lot
631 Central Avenue
1978
1 non-contributing structure

The structure is located around three sides of the building. The blacktop-covered parking lot served as customer parking. Due to the age, the resource is considered non-contributing to the historic district.

51. Site # KA-2723 – Shop-A-Minit Building
624 Central Avenue
1967
1 contributing building

The building is located on the north side of Central Avenue, approximately 0.07-mile east of the intersection with Elm Street. The building is a one-story, 1967 commercial building standing two bays wide and one bay deep. The building rests on a concrete foundation, is clad in brick and concrete block, and capped with a flat roof. The facade (south elevation) features two flush storefronts with single-entry doors, sheltered beneath a full-width stucco covered curved overhang. Fenestration consists of storefront windows and one metal fixed-frame window (Photograph 27). While the building has a simple design, it represents the commercial trends of the mid-twentieth century that shifted from walkable commercial storefronts to automobile-centered convenience stores and shopping plazas.

51a. Site # KA-2723 – Shop-A-Minit Parking Lot
624 Central Avenue
1967
1 contributing structure

An asphalt-covered parking lot is located adjacent to the southwest elevation of the building to provide off-street parking for patrons.

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The resource is a contributing resource to the Five Corners Historic District due to its representation of the neighborhood's commercial transformation from the early twentieth century to the mid-twentieth century.

52. Site # KA-2477/KA-2707 – Jenkins House
615 Central Avenue
c.1918
1 contributing building

The building is located on the south side of Central Avenue, approximately 0.06-mile southeast of the intersection with Elm Street. The building is a two-and-a-half-story, circa-1918 American Foursquare dwelling standing three bays wide and three bays deep. The dwelling is clad in stucco siding and capped by a hipped roof covered in asphalt shingles. Three hipped-roof dormers are located on the façade (north elevation), east, and west elevations. Two internal brick chimneys interrupt the roof surface. The façade features a three-bay-wide enclosed porch with a centrally-located, single-entry door sheltered beneath a gable roof. Fenestration consists of one-over-one double-hung, vinyl-sash, wood fixed-frame, and a first-story oriel window (Photograph 28). The dwelling appears on the 1918 Sanborn Fire Insurance Company map. However, the first identifiable resident was Mrs. L.F. Jenkins from the 1920 city directory.⁴⁰

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1910s that contributes to the historical character of the district.

53. Forren Soil Building
601 Central Avenue
2006
1 non-contributing building

The building is located on the south side of Central Avenue, approximately 0.08 miles northwest of the intersection with Virginia Street W. The property consists of a 2006 one-story building clad in wood paneling and capped with a hip roof covered in standing seam metal. The building was formerly used as a garden center.

53a. Forren Soil Parking Lot
601 Central Avenue
2006
1 non-contributing structure

The blacktop-covered parking lot surrounds the association building and is utilized as customer parking. A chain link fence surrounds the structure. Due to the age, the resource is non-contributing to the historic district.

⁴⁰ Sanborn Fire Insurance Company 1918; Polk 1920; see Figure 3.

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54. Site # KA-2700 – KA-2703 – Young Property
509-523 Central Avenue
1965
1 contributing building

The building is located on the south side of Central Avenue, 0.04-mile west of the intersection with Virginia Street. The building is a one-story, 1965 commercial building with five commercial storefronts. The building rests on a concrete foundation, is clad in brick, and capped with a flat roof. The storefronts alternate between three units with large storefront windows and two units with no fenestration. An aluminum awning is located over each unit with storefront windows (Photograph 29). Although constructed with a simplistic design, the building is an example of the competition between modern shopping plazas and traditional neighborhood businesses, which began in the 1960s. The simple architecture is reflective of mid-century modern design favoring function over form.

54a. Site # KA-2701 – Young Property Parking Lot
513 Central Avenue
1965
1 contributing structure

An asphalt-covered parking lot is adjacent to the northeast elevation of the building, which provided off-street parking for patrons during a period of auto-centric design and consumerism.

The resource is a contributing resource to the Five Corners Historic District due to its representation of the neighborhood's commercial transformation from the early twentieth century to the mid-twentieth century.

55. Site # KA-2481 / KA-2698 / KA-2699 – Central Avenue Lunch Room Building
505 Central Avenue
c.1930
1 contributing building

The building is located on the south side of Central Avenue, approximately on the west side of the intersection with Virginia Street. The building is a two-story, circa-1930 commercial building standing five bays wide and one bay deep (Photograph 30). The resource was built in a Commercial Style, with elements including a flat roof, masonry construction, and storefront windows. The building rests on a concrete foundation, is clad in brick, and capped with a flat roof. The façade (north elevation) features a central recessed single-entry door. The façade also includes two flanking storefronts, each with two single entries. A boarded single-entry door is located on the second story of the façade. Fenestration consists of storefront windows along the façade and four large fixed-frame windows with stone sills on the second story. A large mural of West Virginia and the United States is located on the east elevation.

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55a. Site # KA-2481 / KA-2698 / KA-2699 – Central Avenue Lunch Room Building

Parking Lot

505 Central Avenue

c.1975

1 non-contributing structure

The structure is located adjacent to the building's southeast elevation. The blacktop-covered parking lot was constructed between 1971 and 1984 following the demolition of a commercial building.

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1930s that contributes to the historical character of the district.

Delaware Avenue

56. Site # KA-8188 – Christeller Building

213 Delaware Avenue

c.1924

1 contributing building

The building is located on the north side of Delaware Avenue, approximately 0.03-mile northeast of the intersection with Central Avenue. The building is a two story, circa-1924, Commercial style building standing two bays wide and nine bay deep. The building rests on a concrete foundation, is clad in brick siding, and capped with a flat roof with brick corbelling. The façade (east elevation) features a storefront with a recessed single-entry door and large transom. A secondary single entry door with a large transom is located next to the storefront on the façade and a third secondary entry is located on the south elevation. A diamond shaped vent is located beneath the cornice. Fenestration consists of one-over-one, double-hung, vinyl-sash windows (Photograph 31). Albert Christeller was the first occupant at the location, likely utilizing the storefront for his marble contracting business, and the second floor as a residence. By 1940, the property was a barber and beauty shop.⁴¹

The building is a contributing resource to the Five Corners Historic District due to its retention of architectural character representing the neighborhood's period of growth during the 1920s that contributes to the historical character of the district.

⁴¹ Sanborn Fire Insurance Company 1922; Polk 1924, 1940; see Figure 4

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Table 1. Listing of Resources Within the Five Corners Historic District

ID / HPI	Location/ Tax Parcel	Historic Name	Date	Style	Type	Historic Use	Current Use	Status
Virginia Street W								
1	401 Virginia Street West 20-12-0022-0243-0000	N/A	2017	N/A	Building	COMMERCE/ TRADE/ business	CIVIL/ Post Office	NC
2 / KA-8170	400-402 Virginia Street West 20-12-0022-0281-0000	F.W. Blair & Co. Grocery Building	c.1915	Commercial	Building	COMMERCE/ TRADE/ specialty store DOMESTIC/ multiple dwelling	VACANT/ not in use	C
3 / KA-8171	404 Virginia Street West 20-12-0022-0282-0000	Fraternal Order of Eagles	1967	Commercial	Building	SOCIAL/ meeting hall	SOCIAL/ meeting hall	C
4 / KA-8189	406 Virginia Street West 20-12-0022-0283-0000	Rabel House	c.1918	No Style	Building	DOMESTIC/ single dwelling	COMMERCE/ TRADE/ business	C
5	408 Virginia Street West 20-12-0022-0256-0000	N/A	1978	No Style	Building	N/A	COMMERCE/ TRADE/ business	NC
5a	408 Virginia Street West 20-12-0022-0256-0000	Parking Lot	1978	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
6 / KA-8176	411 Virginia Street West 20-12-0022-0255-0000	Standard Oil Co. Building	c.1924; c.1950	No Style	Building	COMMERCE/ TRADE/ business	COMMERCE/ TRADE/ business	NC
6a	411 Virginia Street West 20-12-0022-0255-0000	Standard Oil Co. Building Parking Lot	c.1950	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
7 / KA-8172	418 Virginia Street West 20-12-0022-0258-0000	Daylight Barber and Beauty Shop Building	c.1940	Commercial	Building	COMMERCE/ TRADE/ business	COMMERCE/ TRADE/ business	C
7a	418 ½ Virginia Street West 20-12-0022-0258-0000	Apartment Building	c.1950	No Style	Building	DOMESTIC/ multiple dwelling	DOMESTIC/ multiple dwelling	C
8 / KA-8177	413 Virginia Street West 20-12-0022-0254-0000	Butts House	c.1920	American Foursquare	Building	DOMESTIC/ single dwelling	VACANT/ not in use	C

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9 / KA- 8173	420 Virginia Street West 20-12-0022- 0259-0000	Haddad's Food Market Building	c.1930	No Style	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ professional	NC
10 / KA- 8178	415 Virginia Street West 20-12-0022- 0253-0000	Hite House	c.1920	America n Foursqua re	Building	DOMESTIC/ single dwelling COMMERCE/ TRADE/ business	RELIGION/ religious facility	NC
11 / KA- 8174	422 Virginia Street West 20-12-0022- 0262-0000	Kroger Grocery & Baking Co. Building	c.1924	Commer cial	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ specialty store	C
11a	422 Virginia Street West 20-12-0022- 0262-0000	Kroger Grocery & Baking Co. Building Parking Lot	c.1924	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	C
12 / KA- 8175	426 Virginia Street West 20-12-0022- 0263-0000	Haddad Building	c.1910	Commer cial	Building	COMMERCE/ TRADE/ specialty store DOMESTIC/ single dwelling	VACANT/ not in use	C
13 / KA- 8179	421 Virginia Street West 20-12-0022- 0251-0000	Virginia Street Pharmacy Building	c.1915	Commer cial	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ restaurant	C
14 / KA- 2761	504 Virginia Street West 20-12-0022- 0103-0000	Pioneer Motor Sales Building	c.1925	Art Deco	Building	COMMERCE/ TRADE/ specialty store	RELIGION/ religious facility	C
14a	504 Virginia Street West 20-12-0022- 0103-0000	Pioneer Motor Sales Parking Lot	c.1925	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	C
15 / KA- 2762	602 Virginia Street West 20-12-0022- 0079-0000	Charlesto n Laundry Building	1938	Commer cial	Building	COMMERCE/ TRADE/ specialty store	VACANT/ not in use	C
16 / KA- 2745	605 Virginia Street 20-12-0022- 0077-0000	Pure Oil Co. Building	c.1940	Tudor Revival	Building	COMMERCE/ TRADE/ business	COMMERCE/ TRADE/ business	C; Indivi. Eligible Crit. A and C
16a	605 Virginia Street 20-12-0022- 0077-0000	Pure Oil Co. Canopy	c.1970	n/a	Structure	OTHER	OTHER	NC

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ID / HPI	Location/ Tax Parcel	Historic Name	Date	Style	Type	Historic Use	Current Use	Status
17 / KA- 2746	607 Virginia Street 20-12-0022- 0076-0000	Wright Tire Building	1955	No Style	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ specialty store	C
18 / KA- 2763	608 Virginia Street West 20-12-0022- 0080-0000	Purity Baking Co. Building	c.1950	No Style	Building	COMMERCE/ TRADE/ specialty store	VACANT/ not in use	C
19 / KA- 2764	610 Virginia Street West 20-12-0022- 0081-0000	Capitol Auto Supply Co. Building	1948	Quonset Hut	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ specialty store	C
19a	610 Virginia Street West 20-12-0022- 0081-0000	Capitol Auto Supply Co. Garage	1948	No Style	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ specialty store	C
19b	610 Virginia Street West 20-12-0022- 0081-0000	Capitol Auto Supply Co. Parking Lot	1948	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	C
20 / KA- 2765	614 Virginia Street West 20-12-0022- 0082-0000	Capitol Auto Supply Co. Building	1946	No Style	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ specialty store	C
21 / KA- 2750	615 Virginia Street 20-12-0022- 0070-0000	Big Four Storage & Transfer Co. Building	c.1918	Commer cial	Building	COMMERCE/ TRADE/ warehouse	VACANT/ not in use	C
22 / KA- 2766	618 Virginia Street West 20-12-0022- 0083-0000	Dixie Cleaners & Launders, Inc. Building	c.1951	No Style	Building	COMMERCE/ TRADE/ specialty store	COMMERCE/ TRADE/ specialty store	NC
23 / KA- 8168	617 Virginia Street West 20-12-0022- 0069-0000	Goff & McGuire Flour and Feed Building	c.1922	No Style	Building	COMMERCE/ TRADE/ specialty store	HEALTH CARE/ medical business / office	NC

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24 / KA- 8169	619-623 Virginia Street West 20-12-0022- 0068-0000	Capitol Auto Supply Co. Building	c.1940/ 1967	No Style	Building	COMMERCE/ TRADE/ specialty store	HEALTH CARE/ medical business / office	NC
25	625-627 Virginia Street West 20-12-0022- 0065-0000	Parking Lot	c.1975	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
26	622 Virginia Street West 20-12-0022- 0086-0000	Parking Lot	c.1950	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
27 / KA- 2752	629 Virginia Street 20-12-0022- 0063-0000	Hughes House	c.1918	America n Foursqua re	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
28 / KA- 2768	700 Virginia Street West 20-12-0021- 0377-0000	HBA Housing Center	1979	Brutalist	Building	COMMERCE/ TRADE/ organizational	RELIGION/ religious facility	NC
28a	700 Virginia Street West 20-12-0021- 0377-0000	HBA Housing Center Parking Lot	1979	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
29 / KA- 2769	702 Virginia Street West 20-12-0021- 0378-0000	Young House	c.1927	Craftsma n	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
29a	702 Virginia Street West 20-12-0021- 0378-0000	Young House Garage	c.1927	No Style	Building	DOMESTIC/ garage	DOMESTIC/ garage	C
30 / KA- 2754	633 Virginia Street West 20-12-0022- 0061-0000	Walker House	c.1922	Craftsma n	Building	DOMESTIC/ single dwelling	COMMERCE/ TRADE/ professional	C
31 / KA- 2755	635 Virginia Street West 20-12-0022- 0060-0000	Walker House	c.1918	Craftsma n	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
31a	635 Virginia Street West 20-12-0022- 0060-0000	Walker House Garage	c.1918	No Style	Building	DOMESTIC/ garage	DOMESTIC/ garage	C
32 / KA- 2770	704 Virginia Street West 20-12-0021- 0379-0000	Woodall House	c.1920	America n Foursqua re	Building	DOMESTIC/ single dwelling	DOMESTIC/ multiple dwelling	C
33 / KA- 2771	706 Virginia Street West 20-12-0021- 0380-0000	Meadows House	c.1924	America n Foursqua re	Building	DOMESTIC/ single dwelling	DOMESTIC/ multiple dwelling	C

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33a	706 Virginia Street West 20-12-0022-0060-0000	Meadows House Garage	c.1924	No Style	Building	DOMESTIC/ garage	DOMESTIC/ garage	C
34 / KA- 2772	708 Virginia Street West 20-12-0021-0381-0000	Peerless Cleaners & Laundry Building	1947	No Style	Building	COMMERCE/ TRADE/ specialty store	VACANT/ not in use	C
35 / KA- 2756	637 Virginia Street West 20-12-0022-0059-0000	Jordan House	c.1925	Craftsman	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
36 / KA- 2757	701 Virginia Street West 20-12-0021-0395-0000	Mountain Cigar & Tobacco Co. Building	1946	Commercial	Building	COMMERCE/ TRADE/ specialty store; DOMESTIC/ multiple dwelling	VACANT/ not in use	C
Elm Street								
37 / KA- 2779	414 Elm Street	Mullins House	c.1920	Craftsman	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
38 / KA- 2778	412 Elm Street 20-12-0022-0054-0000	Jordan House	c.1918	Craftsman	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
39 / KA- 2777	410 Elm Street 20-12-0022-0053-0000	Thomas House	c.1918	Craftsman	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
39a KA- 2777	408 Elm Street 20-12-0022-0053-0000	Thomas House Garage	c.1920	No Style	Building	DOMESTIC/ garage	DOMESTIC/ garage	NC
40 / KA- 2776	406 Elm Street 20-12-0022-0051-0000	Child House	c.1925	American Foursquare	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
41 / KA- 2774 / KA- 2775 *	402 Elm Street 20-12-0022-0050-0000	Christeller House	c.1925	Colonial Revival	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
42 / KA- 2616 / KA- 2710 *	311 Elm Street 20-12-0021-0432-0000	Homer Apartments	1939	Colonial Revival	Building	DOMESTIC/ multiple dwelling	DOMESTIC/ multiple dwelling	C
43 / KA- 8180	307 Elm Street 20-12-0021-0433-0000	Simpson House	c.1928	Craftsman	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C

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43a KA- 8180	307 Elm Street 20-12-0021- 0433-0000	Simpson House Garage	c.1928	Craftsman	Building	DOMESTIC/ garage	DOMESTIC/ garage	C
Sixth Street								
44 / KA- 2729	631 Sixth Street 20-12-0022- 0055-0000	Johnson House	c.1918	No Style	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
45 / KA- 2730	629 Sixth Street 20-12-0022- 0056-0000	Johnson House	c.1918	Folk	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
Central Avenue								
46 / KA- 2726	710 Central Avenue 20-12-0021- 0416-0000	Appalachian Power Company Building	c.1950	No Style	Building	INDUSTRY/ PROCESSING/ EXTRACTION/ energy facility	INDUSTRY/ PROCESSING/ EXTRACTION/ energy facility	C
47 / KA- 2476 / KA- 2709 *	633 Central Avenue 20-12-0022- 0022-0000	Metropolitan Equity Corp. Building	1966	International Elements	Building	COMMERCE/ TRADE	VACANT/ not in use	C
47a KA- 2476 / KA- 2709 *	633 Central Avenue 20-12-0022- 0022-0000	Metropolitan Equity Corp. Parking Lot	1966	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	C
48 / KA- 2725	630-632 Central Avenue 20-12-0022- 0049-0000	Hurt House	c.1945	No Style	Building	DOMESTIC/ multiple dwelling	DOMESTIC/ multiple dwelling	C
48a KA- 2725	630 ½ Central Avenue 20-12-0022- 0049-0000	Hurt House Apartment	c.1945	No Style	Building	DOMESTIC/ multiple dwelling	DOMESTIC/ multiple dwelling	C
49 / KA- 2724	626 Central Avenue 20-12-0022- 0048-0000	Lee Tire & Rubber Co.	1952	No Style	Building	COMMERCE/ TRADE/ specialty store	VACANT/ not in use	C
49a	626 Central Avenue 20-12-0022- 0048-0000	Lee Tire & Rubber Co. Parking Lot	1975	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC

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50 / KA- 2708	631 Central Avenue 20-12-0022- 0020-0000	Kanawha Valley Bank Trustee Building	1978	No Style	Building	COMMERCE/ TRADE	VACANT/ not in use	NC
50a	631 Central Avenue 20-12-0022- 0020-0000	Kanawha Valley Bank Trustee Building Parking Lot	1978	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
51 / KA- 2723	624 Central Avenue 20-12-0022- 0048-0001	Shop-A- Minit Building	1967	No Style	Building	COMMERCE/ TRADE	COMMERCE/ TRADE	C
51a KA- 2723	624 Central Avenue 20-12-0022- 0048-0001	Shop-A- Minit Parking Lot	1967	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	C
52 / KA- 2477 / KA- 2707 *	615 Central Avenue 20-12-0022- 0018-0000	Jenkins House	c.1918	America n Foursqua re	Building	DOMESTIC/ single dwelling	DOMESTIC/ single dwelling	C
53	601 Central Avenue 20-12-0022- 0017-0000	N/A	2006	No Style	Building	N/A	COMMERCE/ TRADE/ warehouse	NC
53a	601 Central Avenue 20-12-0022- 0017-0000	Parking Lot	2006	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
54 / KA- 2700 – KA- 2703 *	509-523 Central Avenue 20-12-0022- 0040-0000	Young Property	1965	No Style	Building	COMMERCE/ TRADE	VACANT/ not in use	C
54a KA- 2701	513 Central Avenue 20-12-0022- 0040-0000	Young Property Parking Lot	1965	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	C
55 / KA- 2481 / KA- 2698 / KA- 2699 *	505 Central Avenue 20-12-0022- 0038-0000	Central Avenue Lunch Room	c.1930	Commer cial	Building	COMMERCE/ TRADE/ restaurant	COMMERCE/ TRADE/ specialty store	C

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ID / HPI	Location/ Tax Parcel	Historic Name	Date	Style	Type	Historic Use	Current Use	Status
55a	505 Central Avenue 20-12-0022-0038-0000	Central Avenue Lunch Room Parking Lot	c.1975	n/a	Structure	LANDSCAPE/ parking lot	LANDSCAPE/ parking lot	NC
Delaware Avenue								
56 / KA-8188	213 Delaware Avenue 20-12-0022-0102-0000	Christelle r Building	c.1924	Commer cial	Building	COMMERCE/ TRADE/ specialty store COMMERCE/ TRADE/ business DOMESTIC/ single dwelling	COMMERCE/ TRADE/ specialty store DOMESTIC/ multiple dwelling	C

*Resources with more than one HPI number were assigned multiple numbers in previous surveys.

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8. Statement of Significance

Applicable National Register Criteria

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

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

Criteria Considerations

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

- ☐ A. Owned by a religious institution or used for religious purposes
- ☐ B. Removed from its original location
- ☐ C. A birthplace or grave
- ☐ D. A cemetery
- ☐ E. A reconstructed building, object, or structure
- ☐ F. A commemorative property
- ☐ G. Less than 50 years old or achieving significance within the past 50 years

Areas of Significance

(Enter categories from instructions.)

COMMERCE

COMMUNITY PLANNING AND DEVELOPMENT

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Period of Significance

c.1918-1967

Significant Dates

n/a

Significant Person

(Complete only if Criterion B is marked above.)

n/a

Cultural Affiliation

n/a

Architect/Builder

n/a

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Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Five Corners Historic District meets National Register Criterion A on the local level in the areas of Commerce and Community Planning and Development for its importance as a settlement that evolved into a prominent streetcar and automobile neighborhood on the West Side of Charleston. The Five Corners Historic District consists primarily of commercial buildings and residences from the district's period of significance (circa 1918 to 1967), located at a vital commercial intersection in West Charleston. The period of significance is related to the earliest documented contributing buildings in the district, circa 1918. It terminates in 1967 following the period when the last shift in commercial architecture took place. The district's significance within the theme of community planning and development extends between 1918 and 1939 to accommodate the street layout designs, as well as the development and decline of public transit. The intersection is located between two platted additions, which resulted in a shift in the street layout. The shift created the Five Corners intersection of Virginia Street, Central Avenue, and Delaware Avenue. The neighborhood first developed as a residential area during the first few decades of the twentieth century as the city expanded its housing stock to accommodate the rapidly growing population. As the West Side became more populated and subdivisions were developed, an accessible, walkable commercial district comprising of shops, restaurants, and services was needed for nearby residents. As such, the district significantly represents local commerce spanning from 1918 to 1967. The Five Corners neighborhood was established between the Walker Addition and Glenwood Addition, with accompanying groceries, meat markets, pharmacies, and restaurants. The electric streetcar line along Virginia Street and Central Avenue was extended to neighboring communities, allowing shoppers from St. Albans and Dunbar to ride to and frequent the Five Corners Historic District. As a result, the district became the hub of one of Charleston's thriving commercial centers. With the evolving mode of transportation, available businesses expanded to include filling stations, tire shops, and automobile part suppliers. National periods of economic prosperity were reflected at the local level within the district. Service-based industries, such as laundry services and beauty shops became more plentiful during years that corresponded with national periods of increased disposable income. As the neighborhood transitioned into the late twentieth century, shopping centers and convenience stores became part of the neighborhood's development. During this time, the development of large automobile thoroughfares, including the interstate highway system led to the neighborhood's decline, slowing the construction of new buildings, and indirectly leading to the demolition of others.

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Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Historical Context

Indigenous Peoples

Prehistoric settlement of the area that would later become West Virginia (WV) is most evident via the presence of earthen mounds, constructed and occupied by the indigenous Adena culture. The Adena were primarily concentrated in Ohio (OH), WV, and Kentucky (KY) and are well known for their intricate burial rituals, which often manifest themselves in the form of temple and burial mounds. It is estimated that 50 prehistoric mounds once stood between Charleston and Institute, West Virginia. The preponderance of prehistoric settlement including mounds in the region can likely be explained by Charleston's proximity to the Kanawha River, which served not only as a food source but also as a prehistoric transportation artery.

European Expansion

The first European explorers to the area of present-day central WV arrived in the late-seventeenth century. In 1671, Thomas Batts and Robert Fallam headed an expedition from Fort Henry to the falls of the New River, near the current border between WV and Virginia (VA).⁴² This expedition led to an influx of other explorers and traders, who came to the area in search of trade relations with Native Americans.

Many of the first settlers were farmers who began to arrive in the 1730s and settled in the agriculturally productive valley bottoms and along present-day WV's rivers.⁴³ Since these areas were isolated and very few improvements had been made, these early settlers were often left to depend on fortified homes or blockhouses for survival. The formidable Allegheny Front barrier was not crossed until after the British government granted the Ohio Company large tracts of land in the trans-Allegheny region in 1749 for the express purpose of developing the land from the Blue Ridge to the Ohio River.⁴⁴ Throughout the early- to mid-eighteenth century, local indigenous groups became more entangled in the struggle between England and France for access to the fur trade.

Contested Territory and the French and Indian War

During the French and Indian War, the defeat of General Braddock at Fort Duquesne by the French and their Indian allies encouraged attacks as far east as the Valley of VA. Settlements in

⁴² Otis Rice, *A History of Greenbrier County*. Greenbrier Historical Society, Lewisburg, WV, 1986. Page 12.

⁴³ Warren R. Hofstra, Land Policy and Settlement in the Northern Shenandoah Valley. In *Appalachian Frontiers: Settlement, Society, & Development in the Preindustrial Era*. University of Kentucky Press: Lexington, 1991, page 117.

⁴⁴ Siemon et al, Cultural Resources Technical Report, Volume I—Alignment Selection SDEIS, Appalachian Corridor H. Prepared by Michael Baker Jr., Inc. for the West Virginia Department of Transportation, Charleston, WV, 1995. Page 156; Frank S. Riddel, *The Historical Atlas of West Virginia*, West Virginia University Press: Morgantown, 2008. Page 46.

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the eastern panhandle of present-day WV also came under frequent attack. Pressure on the settlements along the South Branch River and nearby areas was intense, and several forts protected those settlers from being attacked. By 1758, however, the course of war was changing as British forces in the north experienced increasing success, thus reducing raids on western VA. The great conflict ended in early 1763 with the French surrender of its North American empire.⁴⁵ Many frontier settlements, including several in western VA continued to be targets of Indian raids during this time until General Bouquet's victory at Bushy Run in August 1763 which reduced the Indian threat to the frontier settlements.⁴⁶ Much of present-day WV was located within an area contested by England and France leading to unrest for settlers in the region.⁴⁷

Pre-Revolutionary and Revolutionary War Era: Settlement and Fortification

In the decade between the French and Indian War and the beginning of the Revolution, settlements were only possible by opposing the policies of the British government. King George III's Proclamation Line of 1763 prohibited European settlement beyond the Allegheny Front, nullifying pioneer claims to the land. Although many individuals in colonies, such as PA, disregarded this law, it was not frequently the case in VA. As such, settlement in the trans-Allegheny area of VA was delayed by several years.⁴⁸ In the 1768 Treaty of Fort Stanwix, the Six Nations ceded to the King of England practically all of the land that is now WV. VA did not sell lands in the trans-Allegheny region, or present-day WV, until 1779, and no land titles granted by the state can be traced beyond that year. The state did respect the claims of the earlier settlers and in fact taxed their lands before patents were granted.

By the end of the eighteenth century, settlement in WV had moved past the Eastern Panhandle and Greenbrier Valley and now extended into the Kanawha, Monongahela, and Ohio Valleys.⁴⁹ While tensions remained with many Native American groups that used the area for hunting, over time European immigrants slowly took control of the Kanawha Valley.⁵⁰

Permanent Euro-American Settlement, Agriculture, and Resource Extraction

With the end of the Revolutionary War in 1783, Americans resumed their course westward in search of new lands in trans-Allegheny WV, PA, KY, TN, and the Old Northwest. While the earliest settlements in what became WV were made in the 1760s, the rate of settlement did not pick up until the 1780s and 1790s. Increases in settlement led to the establishment of additional counties in what was then western Virginia. Kanawha County was formed in 1788 from Greenbrier and Montgomery Counties. Its name was derived from the Kanawha River, which

⁴⁵ John A Caruso, *The Appalachian Frontier: America's First Surge Westward*, The Bobbs-Merill Company, Inc., Indianapolis, 1959

⁴⁶ Otis Rice, *The Allegheny Frontier: West Virginia Beginnings, 1730-1830*, University Press of Kentucky: Lexington, 1970.

⁴⁷ Charles Ambler and Festus P. Summers, *West Virginia, the Mountain State*, 2nd ed. Englewood Cliffs, NJ: Prentice Hall, 1958; Fairfax Harrison, "The Virginians on the Ohio and Mississippi in 1742" *Virginia Magazine of History and Biography* 30: 203-22, 1922.

⁴⁸ Riddel 2008, 66

⁴⁹ Ibid, 88

⁵⁰ W.S. Laidley, *History of Charleston and Kanawha County West Virginia and Representative Citizens*, Richmond-Arnold Publishing Co., Chicago, IL, 1911.

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flows in a northwesterly direction across the entire county. In 1790, Virginia's total population was 55,873, but only about 20,000 lived west of the Appalachian Mountains. Daniel Boone represented Kanawha County during this period as a member of Virginia's House of Delegates. Charleston was established as the county seat in 1794.

The earliest navigation was by man-powered boats, but the introduction of steam power was swift, with the first steamboat reaching Charleston in 1823. River traffic, for both travel and industry, was relatively easy on the Kanawha River, and it was the main form of travel in the Kanawha Valley.⁵¹ The region continued to grow, and by 1870, following the creation of West Virginia, Kanawha County was home to 22,350 people. The rising population through the first two-thirds of the century necessitated transportation improvements in the central portion of the state as the main form of transportation in the valley during this period was by water.

Natural resources fueled the economy of Kanawha County. Rich soils along river bottomlands gave rise to the production of corn, wheat, oats, and hay. Cattle, sheep, hogs, and poultry also proved profitable.⁵² However, salt came to be one of the more lucrative industries in Charleston and the surrounding valley in the early- to mid-nineteenth century. As early as 1815, the Kanawha Valley was considered one of the foremost salt-producing centers in the United States. Salt produced in Kanawha County was primarily sent to Louisville and Cincinnati for use in meat processing.

The salt industry necessitated barrels and hoop poles, flatboats, and coal in order to function, thus creating the need for many accompanying businesses. This growth of associated businesses and employment caused a shift in the Kanawha Valley economy from yeoman farming to one based more on industry. Salt production peaked in 1846 but faced a decline during the Civil War as salt works were destroyed.

Oil and gas were discovered in many of the early subterranean salt wells that were drilled in the area. At the time, there was little use for oil and gas, so the salt makers allowed it to run off from their wells and into the Kanawha River, giving it the name of Old Greasy. These energy sources were later used to fuel salt furnaces. Coal was also extracted in the region at an early date. Many of the early mines were drift mines, with easy access to coal coming from the mountains. The area was well known for the varied kinds and quality of coal produced in the area.⁵³

Civil War

During the onset of the Civil War, representatives from Virginia's counties met at the Virginia Convention of 1861 in May to discuss the secession crisis. Two local representatives included George Summers and Spicer Patrick, early landowners in Charleston's current West Side neighborhood. In a vote of 88 to 55, the representatives voted to secede from the Union. Of the 55 to vote against the secession were the state's 32 western counties. These counties met in the

⁵¹ Laidley 1911; George Wesley Atkinson, *History of Kanawha County*, The West Virginia Journal: Charleston, 1876.

⁵² Charles E. Krebs and D.D. Teets, Jr., *West Virginia Geological Survey, Kanawha County*, Wheeling News Litho. Co., Wheeling, WV, 1914. Page 3.

⁵³ Atkinson 1876; Laidley 1911

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days prior to the statewide convention at the First Wheeling Convention to develop a consensus on the impending vote. In the days following the statewide vote, the 32 counties met again on June 11, 1861 at the Second Wheeling Convention and voted to create the Reorganized Government of Virginia, a temporary Union-supporting state government. The State of West Virginia was admitted to the Union during the Lincoln Administration as the 35th state on June 20, 1863.⁵⁴

While no major battles took place in what is now WV, there were several minor skirmishes and engagements.⁵⁵ During the Civil War, present-day WV both supplied troops to the Union and the Confederacy and became a battleground for the control of western VA. Many citizens had divided loyalties at the beginning of the war. As part of VA, Kanawha County was part of the Confederacy after VA seceded in April 1861.

One of the earliest military actions in the Kanawha Valley occurred when Confederate and Union forces met at the Battle of Scary Creek on July 17, 1861. Union and Confederate troops engaged in a five-hour battle from which the Confederates emerged victorious. The Confederate victory was short lived as they abandoned the valley to consolidate their forces in VA.⁵⁶ The Battle of Charleston occurred on September 13, 1862.⁵⁷ When Union forces were pulled from the Kanawha Valley to protect positions in MD, Confederate troops under the command of General William W. Loring occupied this area. The Confederates claimed control of Charleston for only about a month, however, as Union troops once again returned from MD and reclaimed their hold on the Kanawha Valley. For the remainder of the war, the Kanawha Valley remained in Union hands.⁵⁸

Many forts and camps were erected throughout the Kanawha Valley to station supplies and troops (Figure 6). This included Camp Piatt, a Union camp established in the heart of the Kanawha salt industry, along the Kanawha River and the James River and Kanawha Turnpike. Camp White served as the Union Army's main camp in Charleston. Fort Scammon at this location was a strategic lookout over the Kanawha River and the James River and Kanawha Turnpike. Additionally, North Charleston was the site of a Confederate camp, known as Camp Two Mile, along Two Mile Creek.⁵⁹

Post-Civil War Industrial Development

The Reconstruction-Era government of West Virginia was controlled by Republicans, who instituted many reform policies including disenfranchising those who supported the

⁵⁴ Otis Rice, *Charleston and the Kanawha Valley: An Illustrated History*, Windsor Publications, Inc.: Woodland Hills, 1981. pages 36-37, 46.

⁵⁵ Riddel 2008, 162

⁵⁶ Lowery, "The Battle of Scary Creek." e-WV: The West Virginia Encyclopedia. Published 17 July 2012. Website. Accessed 17 December 2020. <http://www.wvencyclopedia.org/articles/190>.

⁵⁷ James Morton Callahan, *History of West Virginia: Old and New*, The American Historical Society: Chicago, IL, 1923

⁵⁸ Richard A. Andre, "Loring Raid," e-WV: *The West Virginia Encyclopedia*, Published 07 October 2010. Website. Accessed 13 December 2020, <http://www.wvencyclopedia.org/articles/1455>.

⁵⁹ Roy Bird Cook, "The Civil War Comes to Charleston." *West Virginia History*, vol. 23, no. 2. January 1962, pp. 153-167. Electronic Resource. http://www.wvculture.org/history/journal_wvh/wvh23-1.html.

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Confederacy. While the state's first capital was in Wheeling (1863-1870), as more Democrats were elected in the late 1860s, many officials sought a location that was more central to the rest of the state, and not along a northern border (where they could be influenced by surrounding Republican-held governments). The relocation of the capital would have economic and political implications and local citizens urged the Charleston City Council to offer Charleston to state officials. While the West Virginia capital moved back and forth between Charleston and Wheeling for several years, Charleston was chosen as the permanent location in 1877 by popular vote.⁶⁰

During the latter part of the nineteenth century, timber, coal, oil, and gas extraction took agricultural land out of production. While river traffic had been successful in the previous 100 years, the Federal Government decided in 1873 to invest four million dollars in the Kanawha River to build a slack-water canal. This increased the ease of river traffic and prolonged the life of river transportation in WV. Locks and dams were constructed on the Kanawha River, thus allowing year-round navigation. Even with the investments of the federal government in river traffic development, railroads began to run through the valley in the 1870s and 1880s. While navigable roadways were slower to evolve, several primary roads traversed Kanawha County. These included the James River and Kanawha Turnpike and the Charleston and Point Pleasant Turnpike.⁶¹

Transportation improvements towards the end of the nineteenth century opened previously inaccessible areas where many of the state's natural resources were located. The first railroad in Charleston was the Chesapeake & Ohio Railway (C&O). The C&O was built through the state in 1873 following the purchase of the railroad by Collis P. Huntington. Smaller lines, such as the Coal & Coke Railroad, were built to access coal fields in central WV and later became part of the Baltimore & Ohio Railroad.⁶²

Coal was mined in this portion of WV for many years, with the earliest coal mines established in the first half of the nineteenth century. The coal industry remained relatively small until the 1880s. The state's rail system was responsible for the success of the local coal industry accessing regional and national markets. Eventually, coal became the state's most important industry. Kanawha County consistently ranked among the top 10 coal-producing counties in the state.⁶³

In 1883, Kanawha County extracted 622,695 tons of coal and produced 16,645 tons of coke. By 1910, that number rose to 6,444,911 tons of coal and 21,908 tons of coke. In 1910, the state of WV produced 59,274,708 tons of coal, with Kanawha County coal making up about 11 percent of total production, making it the third largest production county in the state. About 20 percent of this coal continued to be shipped by river, while the remainder was shipped on the expanding

⁶⁰ Rice 1981, 49-56

⁶¹ Krebs and Teets 1914, 28 29

⁶² Robert L. Frey, "Chesapeake & Ohio Railway." E-WV: The West Virginia Encyclopedia. Electronic Resource. <https://www.wvencyclopedia.org/articles/1143>, 2018; Thomas W. Dixon, Jr. "Railroads." E-WV: The West Virginia Encyclopedia. Electronic Resource. <https://www.wvencyclopedia.org/articles/1972>, 2016.

⁶³ Charles E. Krebs, *West Virginia Geological Survey: Jackson, Mason and Putnam Counties*, Wheeling News Litho. Co., Wheeling, WV, 1911

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railroad network.⁶⁴ The coal industry developed quickly in the region after the Civil War and continues to be a large employer and an important part of the state and county's economy.

Several other industries were active in and around Charleston after the Civil War including lumber. Incorporated in 1868, St. Albans was home to a large number of lumbering companies that milled timber from the surrounding hillsides and shipped it locally and nationally for use in building and mining. Nearby Charleston was also home to three lumber companies. While lumbering was an important industry, there were also various manufacturing companies located in Charleston, given the availability of raw materials in the surrounding hillsides. These included three glass factories, two woolen mills, two brick companies, an engineering works, and a furniture company, among others. These industries stimulated population growth in the valley. The population of Charleston doubled between 1860 and 1870, and again in 1900-1910.⁶⁵

While not the area's primary pursuit, agriculture continued throughout the region. The primary products were grains (used for human and animal consumption) while the production of wool and tobacco was undertaken to supplement subsistence farms. Tobacco was an important cash crop, and 12.6 million pounds was produced in WV in 1909. Just one year later, over two million pounds of tobacco was sold and shipped in St. Albans, and three million pounds was sold at Hurricane in Putnam County, nearly half of the statewide total. Fruit production was another industry that flourished in the Kanawha Valley. In 1910, the Great Kanawha Orchard Company had 35,000 trees in production in Raymond City, dwarfing all other producers in the state. Tobacco and tree fruits served as cash crops in a region that often proved difficult to farm in anything but small personal plots.⁶⁶

Natural gas and oil were not exploited until the late-nineteenth and early-twentieth centuries. US industries began using natural gas for fuel and general heating in the Kanawha Valley, finding the resource more efficient than coal. The first profitable oil field in Kanawha County, Swartz & Barth No. 1 well, was drilled in 1911 near Blue Creek.⁶⁷

World War I and World War II

Census data reveals the population of Charleston more than tripled in size between 1900 and 1920, from 11,099 to 39,608.⁶⁸ This population explosion can be attributed to the industrial growth of the region during World War I. In 1907, Charleston incorporated the South Hills neighborhood, formerly part of South Charleston, reserved for "high class families".⁶⁹ As Europe was plunged into World War I, the state turned to manufacturing, the chemical industry, and electric power production to maintain economic stability. The chemical industry took hold in the Kanawha Valley due, in part, to the extensive brines and rock salt beds available.

⁶⁴ Laidley 1911

⁶⁵ Laidley 1911

⁶⁶ Krebs 1911; Laidley 1911; Atkinson 1876

⁶⁷ Krebs and Teets 1914, 297, 303

⁶⁸ US Decennial Census, Decennial Census of Population and Housing. Census.gov, 1900, 1920.

⁶⁹ Alice Carter, South Hills Multiple Resource Area, NRHP 64000966. West Virginia Division of Culture and History (WVDCH), National Park Service, 1983.

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Prompted by wartime needs, during both World War I and World War (WW) II, multiple chemical plants were established in Kanawha County, including a Union Carbide plant, a high-explosives plant at Nitro, and a mustard gas plant and the DuPont plant at Belle which produced ammonia, methanol and other products.⁷⁰ Electric power began to rival natural gas, oil, and coal as an energy source during this period. Electric power production grew so rapidly that, between 1940 and 1977, production increased by 1,900 percent. In 1916, Congress authorized the construction of the Naval Ordnance Plant. The plant, which took two years to construct, was located between US-60 and the railroad in South Charleston. It produced armor, projectile weapons, and ammunitions, all of which were specifically tailored to the American war effort following its entrance into World War I in 1917. The plant closed briefly during the interwar years. It reopened in 1939 following the outbreak of World War II, but closed down shortly after the conclusion of the war.⁷¹

Between World War I and World War II, the country suffered a staggering depression. Many people were out of work, and even extractive industries like those in WV were hard hit by broader economic forces. During the Great Depression, the Federal Government took steps to alleviate economic hardships through several programs like the Works Progress Administration, Civilian Conservation Corps (CCC), and others. In the Kanawha Valley the CCC had several camps, including Camp Kanawha, which was in existence from April 1938 until June 1942. The workers who lived and worked at Camp Kanawha were tasked with road, trail, and recreation facility construction at the newly-established Kanawha State Forest. The new forest land had been extensively mined and the workers completed the task of removing abandoned buildings and machinery so that they could construct new buildings in their place in the CCC's well-known rustic style.⁷²

Mid-Twentieth Century to Modern Era

Following World War II, WV focused its attention on attracting various industries. By the 1970s, more than 120,000 people were employed in manufacturing, which covered everything from primary metals to stone, clay, and glass products which were also produced in the early history of West Virginia.⁷³

Economic development of WV was also bolstered by highway development. The Federal Aid Highway Act of 1956 authorized construction of a 41,000-mile interstate highway system that would span the nation. In the 1960s, the Kanawha Valley was integrated into the US Highway system. With the necessity of post-World War II housing and roadway expansion, the South Hills expanded with mid-twentieth century, residential subdivisions.⁷⁴

⁷⁰ Otis Rice and Stephen W. Brown, *West Virginia, A History*, Second edition. University Press of Kentucky: Lexington, 1993. Pages 200-201.

⁷¹ William D. Wintz, *Nitro, the World War I Boom Town*. Jalamap Publications Inc., 1985.

⁷² Robert Beanblossom, "Kanawha State Forest." e-WV: The West Virginia Encyclopedia. Published 30 January 2013. Website. Accessed 17 December 2020. <http://www.wvencyclopedia.org/articles/1134>.

⁷³ Rice and Brown 1993, 203.

⁷⁴ Carter 1983.

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In recent decades, the population within the historic district has tapered off. This trend is a statewide phenomenon, due primarily to an aging population and the net migration of a younger, educated population to urban centers.⁷⁵ Although the Kanawha County population decreased from 1980 to 2010, it remains the most heavily populated county in WV. Top employers in the county include the local, state, and federal governments, the Charleston Area Medical Center, Kanawha County school system, Thomas Memorial Hospital, and Toyota Motor Manufacturing.⁷⁶

The Kanawha Valley is nestled in a region known as the Rust Belt, so named for the period of steep industrial decline that extended from the 1960s through the 1990s. Many of the large factories that had been operated by the valley's dynastic business families have since closed or sold within the last several decades. The population of the region has been on the decline since the 1960s. Like many rustbelt cities, Charleston and its surrounding suburbs have been attempting to revitalize its economy since the 1980s. Revitalization projects often focus on building cultural institutions by highlighting local art, music, and media. Additional efforts include city beautification efforts and investment in local shopping centers.⁷⁷

Charleston's West Side and Five Corners Neighborhood

Charleston was a small, but burgeoning river town by the mid-nineteenth century. By 1860, Charleston's population reached 1,520 residents. Land west of the Elk River and Kanawha River confluence was initially settled in the 1840s and 1850s with the creation of five plantations within today's West Side by local businessmen and slaveholders, George Summers, Adam Littlepage, Spicer Patrick, J.L. Carr, and William Gillison.⁷⁸

In 1860, Summers owned 14 slaves, Littlepage owned 9, Patrick 22, and Carr 21. Gillison owned 6 slaves on his own and co-owned an additional 59 slaves that, at the time, were rented out elsewhere. Littlepage developed a 1,200-acre farm circa-1845, located further west than the other agricultural properties. His stone house still stands at the current intersection of West Washington Street and Rebecca Street. Gillison, a lawyer, established a 200-acre plantation sometime prior to 1840, located between neighboring plantations owned by Patrick and Summers. In 1855, Patrick established his plantation on 410 acres adjacent to Littlepage's tract, near his namesake bridge and street today. Summers bought the Glenwood Estate from James M. Laidley in 1857, consisting of 366 acres and further developed it into a plantation. Summers was a lawyer, judge, and four-term member of Virginia's House of Delegates prior to the Civil War. While he supported gradual emancipation as early as the 1830s, he remained a slaveholder until

⁷⁵ Sean O'Leary, "The Where and the How of West Virginia's Population Decline." West Virginia Center on Budget & Policy. Electronic Resource. <https://wvpolicy.org/the-where-and-the-how-of-west-virginias-population-decline/>, 2019.

⁷⁶ Charleston Area Alliance, "Workforce." Electronic resource. <http://charlestonareaalliance.org/workforce>, 2020.

⁷⁷ Charleston Urban Renewal Authority, Strategic Urban Renewal Plan for Downtown Charleston, Near East End and Near West Side Districts. Community Solutions Group, 2016.

⁷⁸ Rick Steelhammer, "Charleston's West Side story began with plantations, slave." Charleston Gazette-Mail. 2 November 2013.

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the end of the war. Carr purchased land for his Edgewood Estate in 1848. The 485-acre plantation was located southeast of the Glenwood Plantation.⁷⁹

Land speculation on the west bank of the Elk River took hold following the Civil War, as large plantations were divided and sold. Entrepreneur John Brisben Walker purchased approximately 2,000 acres beginning in 1870 with a plan to plot and sell the land as residential lots, forming the initial layout of the West Side. Walker, born near Pittsburgh, Pennsylvania, and a graduate of West Point, moved to Charleston in 1870 at the age of 23 and reportedly amassed a large fortune in the local iron industry. His first development, the J.B. Walker Addition, was laid out from the Kanawha River near the end of Delaware Avenue and extended to West Washington Street, and includes the present historic district. He partnered with Nicholas Bigley to plat his second addition, Glen Elk, extending north of present-day West Washington Street. The third addition and last of Walker's plan, extended to Two Mile Creek (Figure 7).⁸⁰

By 1872, Walker began promoting the sale of his properties on the Elk River's west bank. He and his business partners laid out the additions in a grid, with streets running one way and avenues running perpendicular. His original plan, with some minor variations, remains the same today. Walker commissioned a new bridge in 1873; a wood structure carrying Virginia Street over the Elk River to replace the 1852 suspension bridge that collapsed. The new bridge created an industrial boom for the neighborhood, transforming the heavily forested and heavily agricultural landscape. Walker lost nearly all of his property holdings that same year, however, due to the economic panic of 1873 and he left the region to start anew out west.⁸¹

The local economy bounced back by the following decade, aided by the construction of the first railroad bridge across the Elk River in 1883. Nearby Washington Street West developed as the West Side's primary business district during this period. In 1891, the Glen Elk and Walker Additions were incorporated as Elk City. The new city's population numbered 2,000 residents by the following year which boasted manufacturing such as a foundry, brick yard, planing mills, and furniture factories. During this same period, the Glenwood Addition, named after the Glenwood Estate plantation, was platted, and included land on the west portion of the historic district, resulting in a shift in street directions and the creation of the five-point intersection between Delaware Avenue, Virginia Street, and Central Avenue; the origin of the Five Corners name. Only a few years later in 1895, the City of Charleston annexed Elk City.⁸²

West Charleston's development grew at an exponential rate during the first half of the twentieth century which included Five Corners as a commercial center during this time. Developing

⁷⁹ (Steelhammer 2013; Dr. Billy Joe Peyton, "The Peculiar Institution at Glenwood: Putting a Face on Slavery in the Kanawha Valley." Afternoon Keynote at The Glenwood Symposium, 28 July 2007.

⁸⁰ *Charleston Gazette*, "John Brisben Walker, 84, West Side Founder, Dies." 8 July 1931. Electronic Source. <http://www.wvculture.org/history/businessandindustry/walkerjohnbrisben01.html>; *Charleston Daily Mail*, "Active Career of J.B. Walker Ends." 8 July 1931. Electronic Source. [Dwvculture.org/history/businessandindustry/walkerjohnbrisben02.html](http://www.wvculture.org/history/businessandindustry/walkerjohnbrisben02.html); Dr. Billy Joe Peyton, *Historic Charleston: The First 225 Years*, HPNbooks, San Antonio 2013. page 53.

⁸¹ *Charleston Daily Mail* 1931; Erin Riebe and Bethany Canfield, "Luna Park Historic District." Prepared by Taylor & Taylor Associates, Inc. NRHP 12000181, 2011; Dr. Billy Joe Peyton, "Elk City Historic District." Prepared by Firm of Michael Gioulis. NRHP 08000392, 2007.

⁸² Charleston Urban Renewal Authority 2016; Riebe and Canfield 2011; Peyton 2007b.

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beyond the former Elk City's limits, lots in Walker's other additions sold quickly. Just southwest of the district, a golf course, Glenwood Park was built. Later, that same land became an amusement park, Luna Park, constructed in the Glenwood Addition during the early 1910s, with some housing located along Main Street. A fire destroyed the Luna Park amusement park in 1923. Damage to the park was extensive and the land was subsequently cleared for residential development by the mid-1920s. Residential architecture within the Luna Park development primarily reflected popular, contemporary styles and types of the 1920s and 1930s, including Craftsman, Colonial Revival, Tudor Revival, and American Foursquare.⁸³ Many of these same designs were used for the residential properties within the Five Corners Historic District, both those that are extant along Elm Street and the northeast end of Virginia Street, as well as those formerly along Virginia Street, but have since been demolished.

The Luna Park Land Company platted the land within the Luna Park Subdivision with additional thoroughfares. However, streets were primarily laid out with the widening and paving of the former park's paths.⁸⁴ As a result, the Luna Park development was laid out in a different pattern than neighboring blocks to the east, with the streets aligned parallel and perpendicular to Kanawha River, rather than the Elk River. Although located outside of the historic district, Luna Park's development in addition to other neighboring residential additions during this period influenced the layout of the Five Corners district as new development in this portion of the city shifted its focus and alignment from the Elk River to the Kanawha River. This shift is noticeable at the Central Avenue, Virginia Street, and Delaware Avenue intersection, as well as the shift in Elm Street at the intersection with Sixth Street.

The expanding city infrastructure also influenced the district's development. In 1888, the city acquired a horse-drawn streetcar line with a limited route around the downtown area. A second line was developed shortly thereafter that extended into West Charleston at the Virginia Street Bridge and to Patrick Street, through the district. W.W. Hazard purchased the horse-drawn line in 1898, forming the Charleston Traction Company. By 1903, the Charleston Traction Company electrified the streetcar line and constructed a trolley barn at the 100 block of Virginia Street West, just three blocks from the district boundaries. In 1907, an Edgewood line was constructed off of the Charleston Street West line, and in 1908, a line was constructed over the C&O bridge to South Charleston from the Virginia Street West and Central Avenue line.⁸⁵ Riders using this route to travel across the river rode through the district.

The Charleston Interurban Railroad Company (CIRR) was formed in 1910 and greatly expanded the electric streetcar line. The CIRR built a line from South Charleston to St. Albans in 1912, and the Charleston Street West line was built to provide service to Dunbar (Figure 8).⁸⁶ Those living in the Five Corners neighborhood could now travel to other communities via the streetcar that traveled along Virginia Street West. More importantly, nearby neighborhoods and communities had public transit access to Five Corners by the mid-1910s.

⁸³ Riebe and Canfield 2011.

⁸⁴Ibid; Peyton 2013, 84-85.

⁸⁵ Cohen and Andre 1987, 180.

⁸⁶ Ibid.

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Few extant buildings in the district date to this early period. According to the 1918 Sanborn Fire Insurance Company map, most of the buildings along Virginia Street West and Central Avenue were dwellings, where primarily commercial properties are located today (see Figure 3). That being said, a few commercial properties in the 400 block of Virginia Street West remain from this period, as well as some dwellings primarily located along the north end of Virginia Street West, Elm Street, and Sixth Street: Johnson House (KA-2729), Johnson House (KA-2730), Hughes House (KA-2752), Walker House (KA-2755), Jordan House (KA-2756), Child House (KA-2776), and Thomas House (KA-2777).⁸⁷

As the streetcar line was being constructed, providing greater access to the city's West Side and allowing for residential expansion, a new factory was established only a mile northwest of the Five Corners neighborhood. In 1904, the Kelly Axe and Tool Company (later True Temper Tools) opened on a 53-acre site along Patrick Street (Figure 9). The new factory created hundreds of jobs for area residents during its operation through the twentieth century and was one of the first large industries in the Kanawha Valley.⁸⁸ Industries of this kind provided employment opportunities in the region encouraging further residential development and commercial and transportation growth through the West Side including the Five Corners neighborhood.

The 1922 Sanborn map recorded similar growth as the 1918 map with some commercial buildings and businesses beginning to appear at the Virginia Street, Central Avenue, and Delaware Avenue intersection, such as the Haddad Brothers Confectionary (KA-8175), Virginia Street Pharmacy (KA-8179) (see Photograph 4), and the F.W. Blair & Co. Grocery (KA-8170) (see Photograph 1) (see Figures 4 and 10). However, the remaining properties in the district at that time were residential, many of which were demolished for further commercial development along Virginia Street and Central Avenue.⁸⁹

Saleem Haddad, a local resident and Lebanese immigrant, owned and operated the confectionery with his brother, Elias, beginning as early as 1920 until the 1960s, at 426 Virginia Street West (KA-8175).⁹⁰ Haddad later opened a food market down the street at 420 Virginia Street by 1940.⁹¹ Across the street, the Virginia Street Pharmacy (KA-8179) opened in 1915, and operated until the mid-1920s. The pharmacy was replaced by Hickel's Cafeteria and Drug Store by 1926.⁹²

Five Corners was also located along the CIRR route with access to residents as far as Patrick Street, South Charleston, and St. Albans. The 1933 Sanborn recorded more businesses replacing vacant and residential lots northwest of the Five Corners intersection. City directories of the period indicate a variety of new businesses in the neighborhood by 1930, including Pioneer

⁸⁷ (Sanborn Fire Insurance Company 1918)

⁸⁸ Mary Johnson, "Kelly Axe and Tool Company." E-WV: The West Virginia Encyclopedia. Electronic resource. <https://www.wvencyclopedia.org/articles/1178>, 2010.

⁸⁹ Sanborn Fire Insurance Company 1922

⁹⁰ Polk 1920

⁹¹ Polk 1940

⁹² Polk 1915, 1920, 1926

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Motor Sales and McMillion Motors, Inc (Pioneer Motor Sales/KA-2761) (see Photograph 5), and Kroger Grocery & Baking Co (KA-8174) (see Photograph 3) (see Figures 5, 9).⁹³

The CIRR fell into receivership in 1933. The streetcars were largely replaced by buses, supplied by the Charleston Transit Company in 1935, and all local streetcar service ended by 1939.⁹⁴ Businesses in the Five Corners neighborhood during the 1930s and 1940s reflected this local and national trend of favoring gas-powered vehicles over other forms of transit. Personal vehicles had become popular during the 1920s as production became more efficient, lowering costs. Pioneer Motor Sales Company (KA-2761), first recorded in the 1926 directory, appears to be the oldest, extant building used for an automobile-related business in the historic district. However, other non-extant, contemporary auto businesses appear in the city directory within the district including a tire service and filling station.⁹⁵

The Great Depression during the 1930s and rationing during WW II slowed the demand for cars as auto part production was converted to war production by 1942. During this period of economic downturn, many luxury and experimental car manufacturers shuttered. Service stations and supply shops met the demand, however, by maintaining available and inexpensive vehicles.⁹⁶

Totten's Pure Oil Station replaced a corner store at the Five Corners intersection in 1923. The current building likely replaced the original building sometime around 1940 (see Figure 5).⁹⁷ The extant former Pure Oil station was constructed in Pure Oil's signature Tudor Revival cottage style (Figure 11). This architectural model became the company's trademark in 1927 in an effort to standardize and represent the company, while also creating a recognizable landmark for motorists. This marketing tool was part of a national trend used by roadside businesses, specifically gas stations, restaurants, and motels, beginning in the early twentieth century. Cultural geographer John Jakle defined this trend as "place-product-packaging." As automobiles led to a more mobile population that traveled faster and more frequently than ever before, national companies sought to standardize their products and relay this standardization to would-be customers. Gas stations were one of the earliest industries to influence the built environment as a cultural marketing tool.⁹⁸

By the mid-1940s, several additional auto-related businesses opened in the district including Totten's Pure Oil Station (KA-2745) (see Photographs 7, 8), and Capitol Auto Supply Co (KA-2764 and KA-2765) (see Photographs 11, 12).⁹⁹

⁹³ Sanborn Fire Insurance Company 1933; Polk 1930

⁹⁴ Peyton 2013, 67

⁹⁵ Polk 1926

⁹⁶ Charles K. Hyde, *Arsenal of Democracy: The American Automobile Industry in World War II*, Wayne State University Press, Detroit, 2013.

⁹⁷ Mywvhome.com, "Tottens Service Station." My West Virginia Home in Photos. Electronic Resource.

<https://mywvhome.com/thirties/pure2.html>, n.d.; Sanborn Fire Insurance Company 1933; Polk 1940.

⁹⁸ Andrews 2012; John A. Jakle, "Roadside Restaurants and Place-Product-Packaging," in *Fast Food, Stock Cars, and Rock 'n' Roll: Place and Space in American Pop Culture*, edited by George O. Carney. Rowman & Littlefield Publishers, Inc.: Lanham, Maryland, 1995.

⁹⁹ Polk 1940, 1946.

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Part of the Capitol Auto Supply Company's architecture was also influenced by the circumstances of the 1940s. One of the company's properties was partially constructed circa-1948 from a metal Quonset hut (see Photograph 11). Quonset huts were first developed and manufactured in 1941 for the US Navy during WWII. The Navy needed buildings that could be assembled and disassembled quickly, were lightweight, and easy to ship. Following the war, the Navy sold surplus Quonset huts to the public.¹⁰⁰ It is unclear if the Quonset hut (KA-2764) is from WW II surplus sales, but it is reflective of the type of buildings available during this period and influenced by wartime architecture.

The rise of the automobile during the first half of the twentieth century continued to alter the built environment of Charleston's West Side along with the construction of Kanawha Boulevard. Located a few blocks southwest of the district, Kanawha Boulevard was financed by the Works Progress Administration at the approximate cost of \$3.5 million. The project began in 1939, the same year as the last operating streetcar in the city. Placed along the riverfront and the bridge connecting the east and west sides of the road was meant to alleviate the growing automobile congestion on major city thoroughfares, including Virginia Street (Figure 12).¹⁰¹

The nation began to fare better economically following WW II. Despite the general post-WW II economic prosperity, few extant buildings were constructed in the Five Corners district in the 1950s: Lee Tire & Rubber Company (KA-2724) (see Photograph 26), Wright Tire & Battery (KA-2746) (see Photograph 9), and Purity Baking Co (KA-2763) (Photograph 10) (Polk 1954, 1958). However, signs of the neighborhood's economic success are indicated by the number of businesses listed in city directories. New businesses took residence in the neighborhood's existing commercial buildings, including Nu Way Dry Cleaner (Central Avenue Lunch Room/KA-2481), the Mountain Cigar & Candy Co (KA-2757) (see Photograph 17), Peerless Cleaners & Laundry (KA-2772), and Harper's Barber & Beauty Shop (Daylight Barber and Beauty Shop/KA-8172) (see Photograph 2). Other businesses, such as Haddad Brothers, Midway Beauty Shoppe, and Kroger, continued operation during this period as well (Polk 1954).

By the late 1920s, the Kroger grocery chain opened 23 total stores in the city, advertising that they provided stores in every neighborhood.¹⁰² The regional grocery store chain, originally based in Cincinnati, Ohio, first appeared in the Five Corners neighborhood at 422 Virginia Street West (KA-8174) in 1924. In 1939, Kroger moved their Five Corners location one block west to a larger building at 504 Virginia Street, the former McMillion Motors, Inc. and Pioneer Motor Sales (KA-2761). Kroger left the historic district in 1964 for a new location along Ohio Avenue and Wyoming Street.¹⁰³

¹⁰⁰ Kanawha County Assessor n.d.; PowerBilt Steel Builders, Inc., "History of Quonset Huts." Electronic Resource. <https://powerbiltbuildings.com/our-buildings/history-of-quonset-huts/>, n.d.; Steel Master Building Systems, "Quonset Hut History: From World War II & Beyond." Electronic Resource. <https://www.steelmasterusa.com/quonset-huts/history/>, n.d.

¹⁰¹ Cohen and Andre 2001, 267-269

¹⁰² Mywvhome.com, "Kroger." My West Virginia Home in Photos. Electronic Resource. <https://mywvhome.com/thirties/kroger.html>, 2016.

¹⁰³ Polk 1928, 1940; The Charleston Daily Mail, "Ten Homes to Yield to Kroger Project." 21 July 1964. Electronic Resource. <https://www.newspapers.com/image/36751215/?terms=five%2Bcorners>.

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The 1960s saw other changes to the neighborhood. Five new buildings were constructed in the 1960s and two more in the 1970s. Most of these properties were built on empty lots on Central Avenue, and included a real estate office, a bank, shopping plaza, and convenience store.¹⁰⁴ Several of these businesses reflect the local commercial and economic developments of the period. As commercial spaces began to modernize existing buildings during the mid-twentieth century, the country experience the rise of shopping plazas and shopping centers. Most mid-twentieth century shopping centers were constructed in residential suburbs, but others competed directly with historic commercial neighborhoods, such as the Young Property (KA-2700 – KA-2703). These modern commercial buildings were often the first expression of modernism in early-twentieth century neighborhoods.¹⁰⁵

Other new development altered the historic-period built environment of Charleston's West Side during the mid-twentieth century. The construction of Interstates 64 and 77 resulted in the demolition of a portion of the West Side bordering downtown. While travel between downtown and the West Side was still possible, changing traffic patterns and the interstate served as a psychological and physical boundary to the once cohesive community.¹⁰⁶ As economic hardships resulted from these altered traffic and pedestrian patterns, vacant properties arose. The construction of new buildings slowed significantly during this period and demolitions began occurring by the 1980s and 1990s in an effort to combat blight in the neighborhood indirectly caused by changing traffic patterns implemented in the 1970s.

Community Planning and Development (Criterion A)

The district's local significance associated with the area of community planning and development is demonstrated through the growth and development of neighborhood additions in Charleston's West Side and related improvements in the city's transportation infrastructure, with a period of significance from circa 1918 to 1939, ending with the closing of the CIRR local service. These two factors created the street layout and retail demand of the Five Corners neighborhood during the early twentieth century. The grid patterns of the adjacent additions were formed at different angles, creating the five-cornered intersection for the which the district is named. Early development in West Charleston occurred at the turn of the twentieth century, with the Glen Elk and Walker Additions laid out oriented to the Elk River. During the 1910s, the Glenwood Addition was designed to be positioned along the Kanawha River, rather than extending the earlier plans. This change in street layout resulted in an alignment shift occurring at the intersection of Central Avenue, Virginia Street, and Delaware Avenue, as well as the intersection of Elm Street and Sixth Street.

As these residential additions rapidly expanded in the early twentieth century, a commercial core developed to accommodate neighborhood residents. The neighborhood is an example of a prominent area of Charleston transformed from an agricultural setting to a residential

¹⁰⁴ Kanawha County Assessor n.d.

¹⁰⁵ Carol J. Dyson, "Mid-Century Commercial Modernism: Design and Materials." National Center for Preservation Technology and Training, National Park Service. Electronic Resource. <https://www.ncptt.nps.gov/blog/mid-century-commercial-modernism-design-and-materials/>, 2015.

¹⁰⁶ Charleston Urban Renewal Authority 2016

Five Corners Historic District

Name of Property

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neighborhood to a more substantial commercial corridor made accessible to local residents and surrounding communities by the streetcar and the automobile.

Commerce (Criterion A)

The district's local significance in the area of commerce is reflected by its retail growth through the twentieth century, from circa 1918 to 1967. As the Glenwood and Walker residential additions grew during this period, a commercial corridor developed between the neighborhoods providing a walkable retail space with essential businesses, such as pharmacies and groceries. Streetcars and later automobiles provided access to these businesses from the immediate area and neighboring communities. Businesses in the Five Corners Historic District most prominently reflected this latter shift beginning in the 1930s through the post-WWII period. The economic prosperity of the post-war period also brought in other retailers, several being service-oriented such as laundries and barbers. The Five Corners District continued to adapt in the mid-to-late twentieth century as consumer trends shifted to shopping plazas and convenience stores, adding these types of businesses along the less-populated Central Avenue corridor and introducing modernism to the neighborhood.

In microcosm, the Five Corners Historic District reflects these national trends in consumerism, community planning, and urban development played out at a local level. The area began as a residential neighborhood at the junction of two subdivisions. As the neighborhood became more populated, the need for a central commercial district led to the establishment of groceries, pharmacies, and barbershops. As the consumer trends shifted from the early to mid-twentieth century, service-oriented and automotive businesses became more common. Commercial businesses in the neighborhood began incorporating automobiles into their designs, utilizing garage doors and parking lots. By the 1960s, the rise of convenience stores and shopping plazas began to appear in the neighborhood, a representation of the consumer trends of the last half of the twentieth century. Within a timeframe of approximately 50 years, the Five Corners neighborhood demonstrates the transition from a small commercial center accessed by local pedestrians and the interurban trolley to a commercial core reflective of national trends of standardization and modernization.

Five Corners Historic District
Name of Property

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Five Corners Historic District
Name of Property

Kanawha County, WV
County and State

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 # _____
- ☐ recorded by Historic American Landscape Survey # _____

Primary location of additional data:

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

Historic Resources Survey Number (if assigned): N/A

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State

10. Geographical Data

Acreage of Property 18

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

1. Latitude: _____ Longitude: _____

2. Latitude: _____ Longitude: _____

3. Latitude: _____ Longitude: _____

4. Latitude: _____ Longitude: _____

Or

UTM References

Datum (indicated on USGS map):

☐ NAD 1927 or ☒ NAD 1983

1. Zone: 17S Easting: 443370.28 Northing: 4246028.70

2. Zone: 17S Easting: 443441.10 Northing: 4246072.04

3. Zone: 17S Easting: 443182.28 Northing: 4246474.50

4. Zone: 17S Easting: 443009.09 Northing: 4246309.45

Verbal Boundary Description (Describe the boundaries of the property.)

The boundaries of the district, delineated by the City of Charleston (City), are defined as Virginia Street West from Maryland Avenue to Elm Street; Central Avenue from Delaware Avenue to Elm Street; and Elm Street from the alley between Main Street and Central Avenue to Virginia Street West, encompassing approximately 18 acres.

Boundary Justification (Explain why the boundaries were selected.)

The National Register boundary for the Five Corners Historic District is delineated to include those properties that are historically associated with and retain adequate integrity to portray their relationship to the commercial and residential development of the Five Corners

Five Corners Historic District

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neighborhood in West Charleston during the period of significance (c.1918-1967) as a result of the City of Charleston's rapid expansion. The boundary was drawn to encompass the core extant businesses of the neighborhood, centered on Virginia Street West and Central Avenue between Maryland Avenue and Elm Street, as well as residential properties along Virginia Street West and Elm Street from Virginia Street to Main Street near the north and west boundaries of the district. The district is centered around the most identifiable feature of the neighborhood: the five corners intersection formed by the crossing of Virginia Street West, Central Avenue, and Delaware Avenue. The district then extends to the realignment of Elm Street at the intersection of Sixth Street where the street shifts from being parallel to the Elk River to perpendicular with the Kanawha River (Figure 13).

11. Form Prepared By

name/title: Dana Cress / Senior Architectural Historian

organization: GAI Consultants, Inc.

street & number: 385 E. Waterfront Drive

city or town: Homestead state: PA zip code: 15120

e-mail: d.cress@gaiconsultants.com

telephone: 412-399-5165

date: 2/9/2021

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo

Five Corners Historic District

Name of Property

Kanawha County, WV

County and State

date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Maps and Historic Photographs

Figure 1 – National Register Boundary on USGS Map

Figure 2 – Sheet Index – National Register Historic District Boundary Maps: Contributing and Non-Contributing Resources with Photo Locations

Figure 2 – Sheet 1 of 3 – National Register Historic District Boundary Maps: Contributing and Non-Contributing Resources with Photo Locations

Figure 2 – Sheet 2 of 3 – National Register Historic District Boundary Maps: Contributing and Non-Contributing Resources with Photo Locations

Figure 2 – Sheet 3 of 3 – National Register Historic District Boundary Maps: Contributing and Non-Contributing Resources with Photo Locations

Figure 3 – 1918 Sanborn Fire Insurance Company Map

Figure 4 – 1922 Sanborn Fire Insurance Company Map

Figure 5 – 1933 Sanborn Fire Insurance Company Map

Figure 6 – Map of Civil War Camps and Forts in Kanawha County.

Figure 7 – Original West End Extension, proposed by J.B. Walker, 1873.

Figure 8 – 1934 Interurban Railroad Company Map and 1913 Advertisement.

Figure 9 – 1931/1932 aerial photograph of the Kelly Axe and Tool Company. Source: Mywvhome.com.

Figure 10 – Intersection of Virginia Street and Delaware Avenue, late 1920s. Facing Southeast. Kroger located on the left side, pharmacy located on the right side. Streetcar tracks are present on Virginia Street. Source: Mywvhome.com.

Figure 11 – Pure Oil Service Station at the Corner of Virginia Street, Central Avenue, and Delaware Avenue, c.1940.

Figure 12 – Aerial view of the Kanawha Boulevard construction. The Five Corners intersection is visible in the top left corner. Source: Cohen and Andre 2001: 269.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State

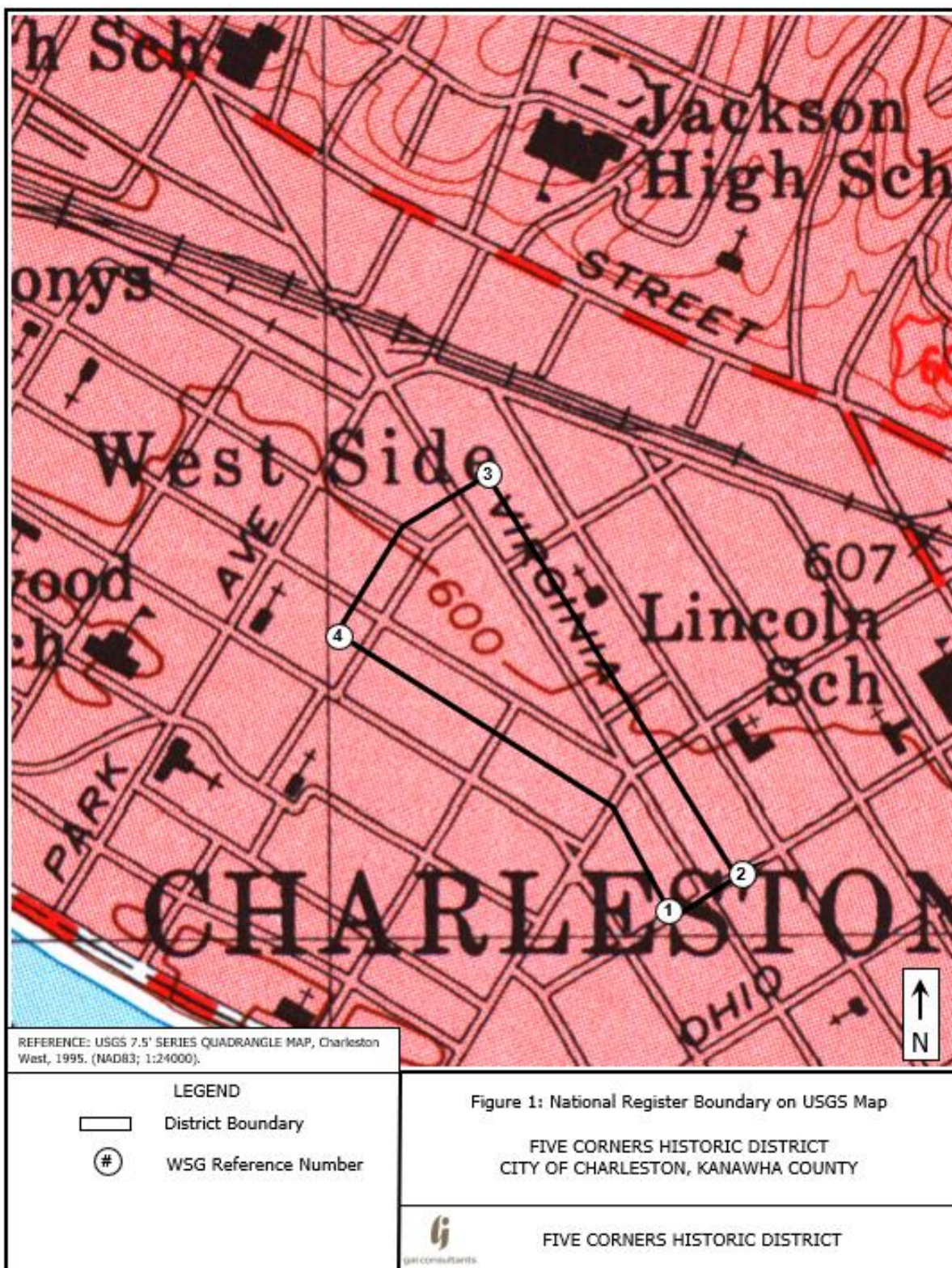
Figure 13 – Historic District Boundary

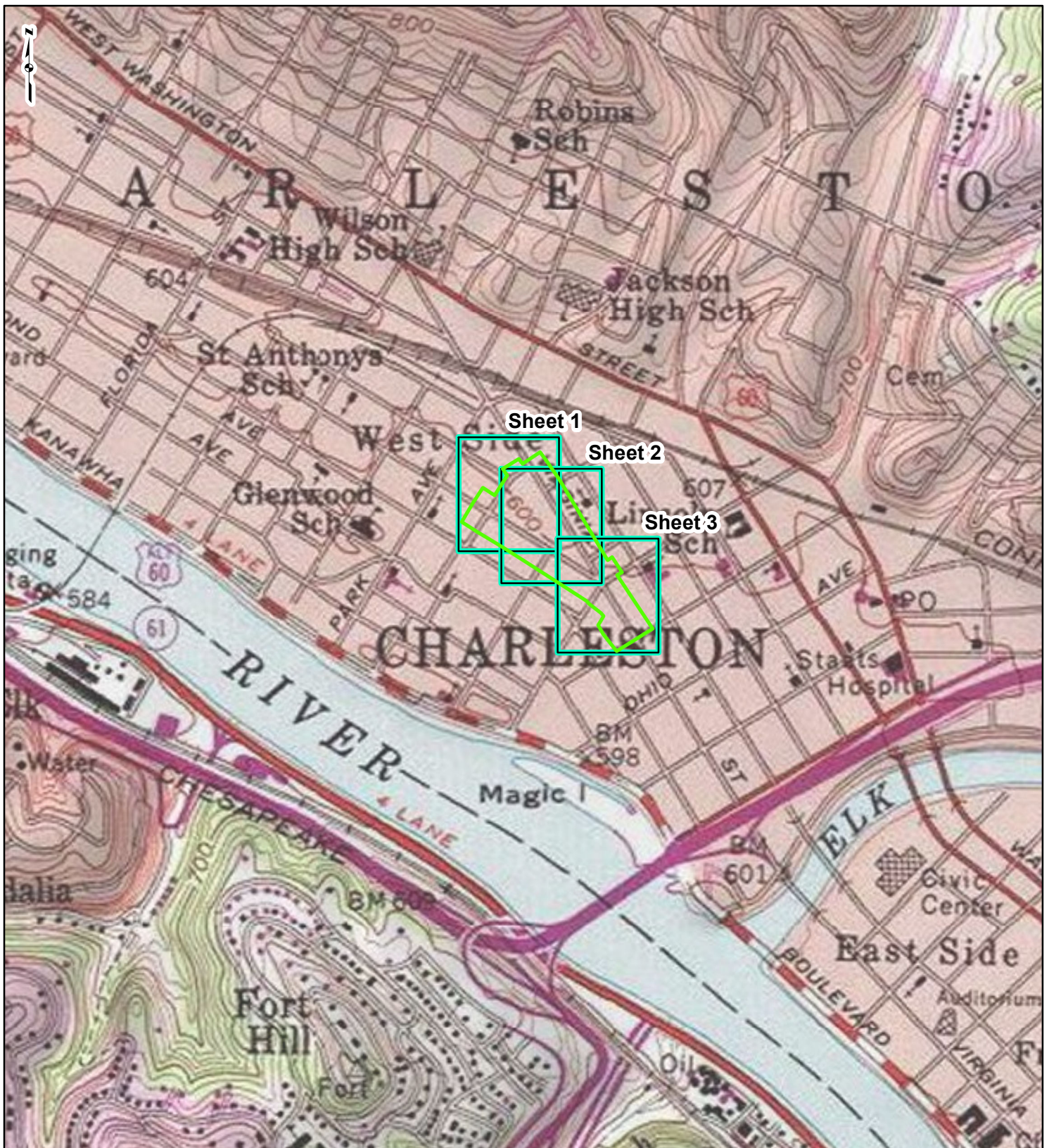
Five Corners Historic District

Name of Property

Kanawha County, WV

County and State





PROJECT LOCATION



KANAWHA
COUNTY,
WEST VIRGINIA

LEGEND

- Five Corners Historic District Boundary
- Sheet Index

0 500 1,000 2,000
Feet

FIGURE 2 SURVEY RESULTS SHEET INDEX

FIVE CORNERS HISTORIC DISTRICT
NOMINATION PROJECT
THE CITY OF CHARLESTON,
WEST VIRGINIA



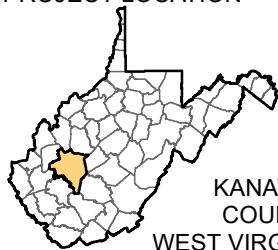
DRAWN BY: AJW
CHECKED: SWW

DATE: 2/21/2022
APPROVED: BR

REFERENCE: USGS 7.5 MINUTE TOPOGRAPHIC QUADRANGLES: POCATALICO (1999), AND CHARLESTON WEST (2000), WEST VIRGINIA, OBTAINED THROUGH ESRI USA TOPO MAPS, NATIONAL GEOGRAPHIC TOPO AND USGS, ACCESSED 02/2022.



PROJECT LOCATION



KANAWHA
COUNTY,
WEST VIRGINIA

LEGEND

-  Photograph Location / Direction
 -  Vacant Property
 -  Contributing Architectural Resource
 -  Non-Contributing Architectural Resource
 -  Five Corners Historic District Boundary
- 0 50 100 200 Feet

FIGURE 2 SURVEY RESULTS SHEET 1 OF 3

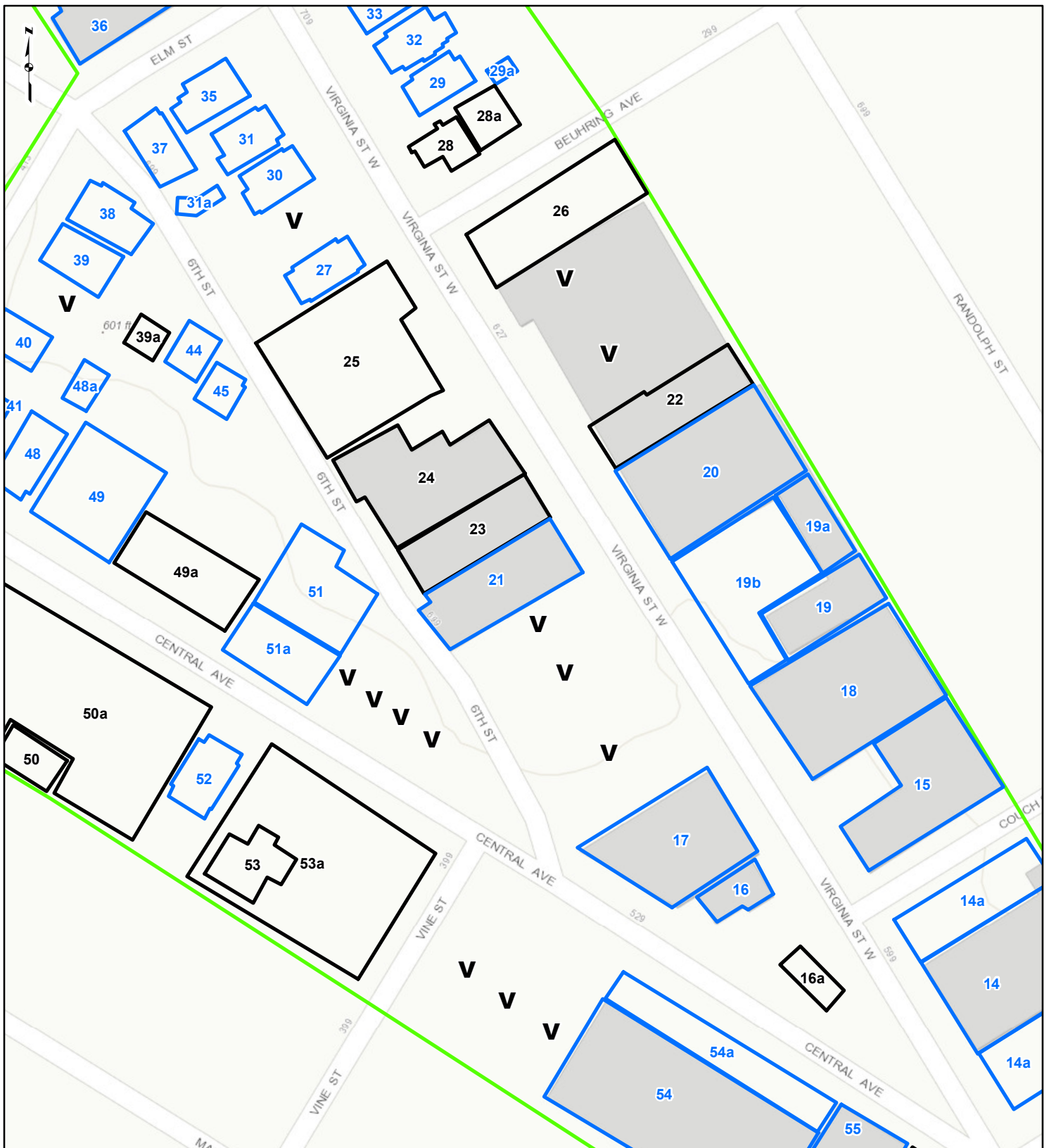
FIVE CORNERS HISTORIC DISTRICT
NOMINATION PROJECT
THE CITY OF CHARLESTON,
WEST VIRGINIA



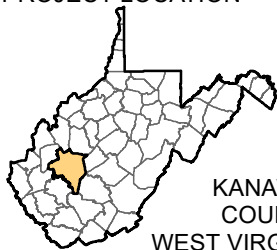
DRAWN BY: AJW
CHECKED: SWW

DATE: 2/21/2022
APPROVED: BR

REFERENCE: ESRI WORLD TOPOGRAPHIC MAP, OBTAINED VIA ESRI ARCGIS BASEMAP SERVICES, ACCESSED 02/2022.



PROJECT LOCATION



KANAWHA
COUNTY,
WEST VIRGINIA

LEGEND

- Photograph Location / Direction
 - Vacant Property
 - Contributing Architectural Resource
 - Non-Contributing Architectural Resource
 - Five Corners Historic District Boundary
- 0 50 100 200 Feet

FIGURE 2 SURVEY RESULTS SHEET 2 OF 3

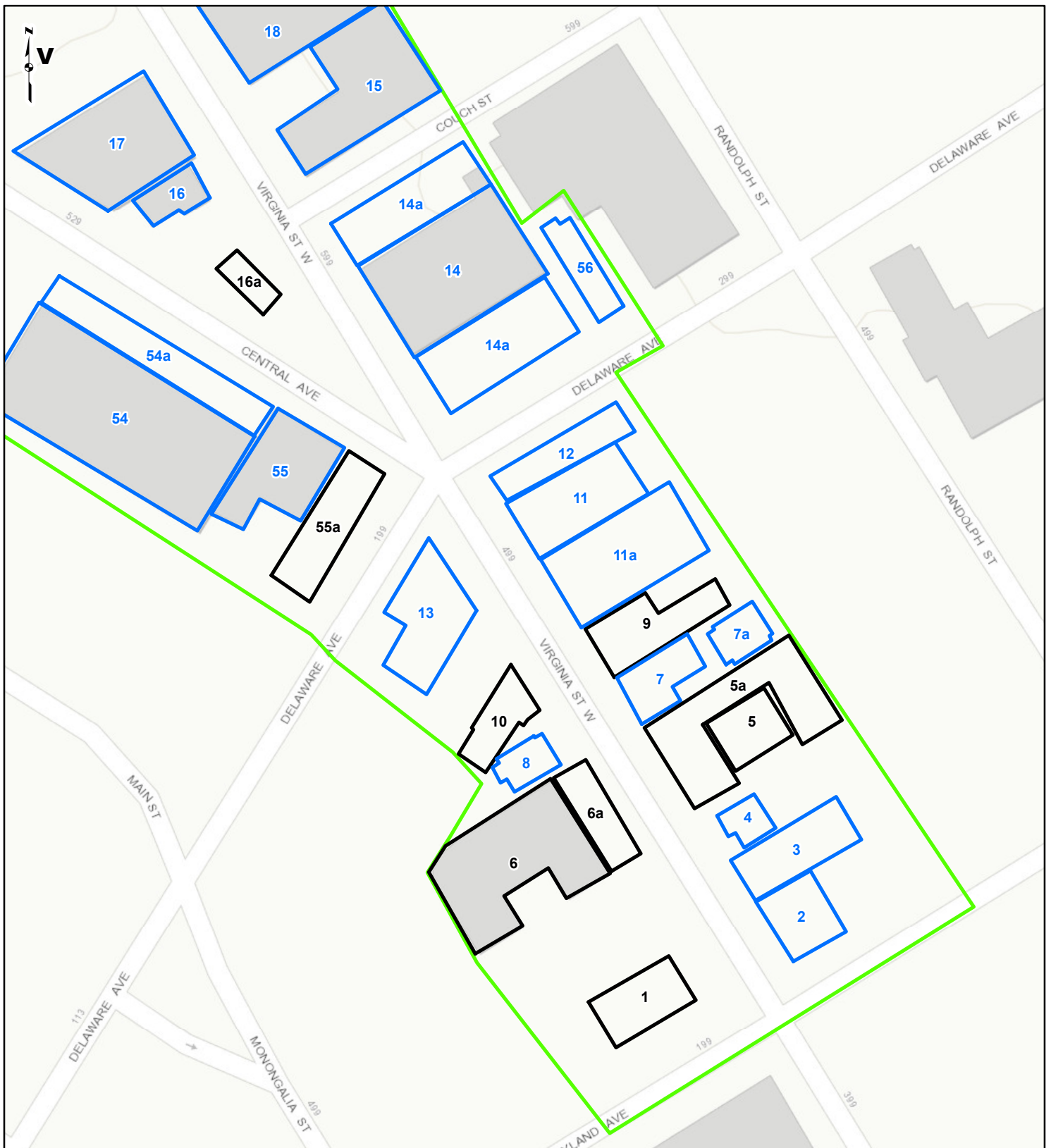
FIVE CORNERS HISTORIC DISTRICT
NOMINATION PROJECT
THE CITY OF CHARLESTON,
WEST VIRGINIA



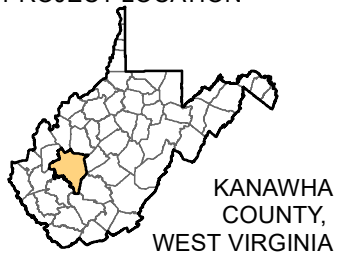
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CHECKED: SWW

DATE: 2/21/2022
APPROVED: BR

REFERENCE: ESRI WORLD TOPOGRAPHIC MAP, OBTAINED VIA ESRI ARCGIS BASEMAP SERVICES, ACCESSED 02/2022.



PROJECT LOCATION



LEGEND

- Photograph Location / Direction
 - Vacant Property
 - Contributing Architectural Resource
 - Non-Contributing Architectural Resource
 - Five Corners Historic District Boundary
- 0 50 100 200 Feet

FIGURE 2 SURVEY RESULTS SHEET 3 OF 3

FIVE CORNERS HISTORIC DISTRICT
NOMINATION PROJECT
THE CITY OF CHARLESTON,
WEST VIRGINIA



DRAWN BY: AJW
CHECKED: SWW

DATE: 2/21/2022
APPROVED: BR

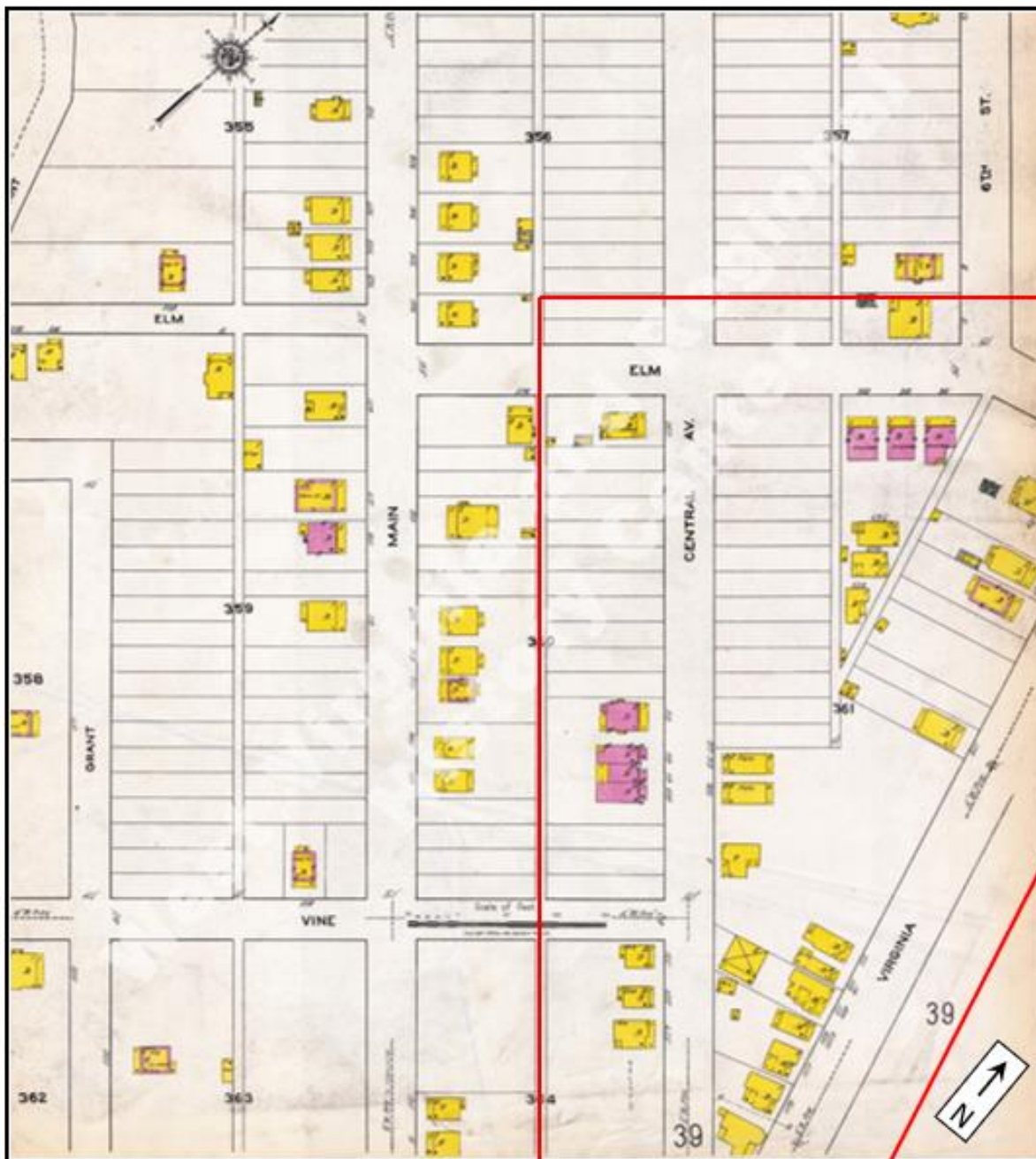
REFERENCE: ESRI WORLD TOPOGRAPHIC MAP, OBTAINED VIA ESRI ARCGIS BASEMAP SERVICES, ACCESSED 02/2022.

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Reference: Sanborn Fire Insurance Company,
Charleston, West Virginia. Sheet 69. (1918) West Virginia and Regional History Center. West Virginia University.
*Sheet 39 not available

LEGEND

 District Boundary

FIGURE 3
1918 SANBORN FIRE INSURANCE MAP
FIVE CORNERS HISTORIC DISTRICT
CITY OF CHARLESTON, KANAWHA COUNTY



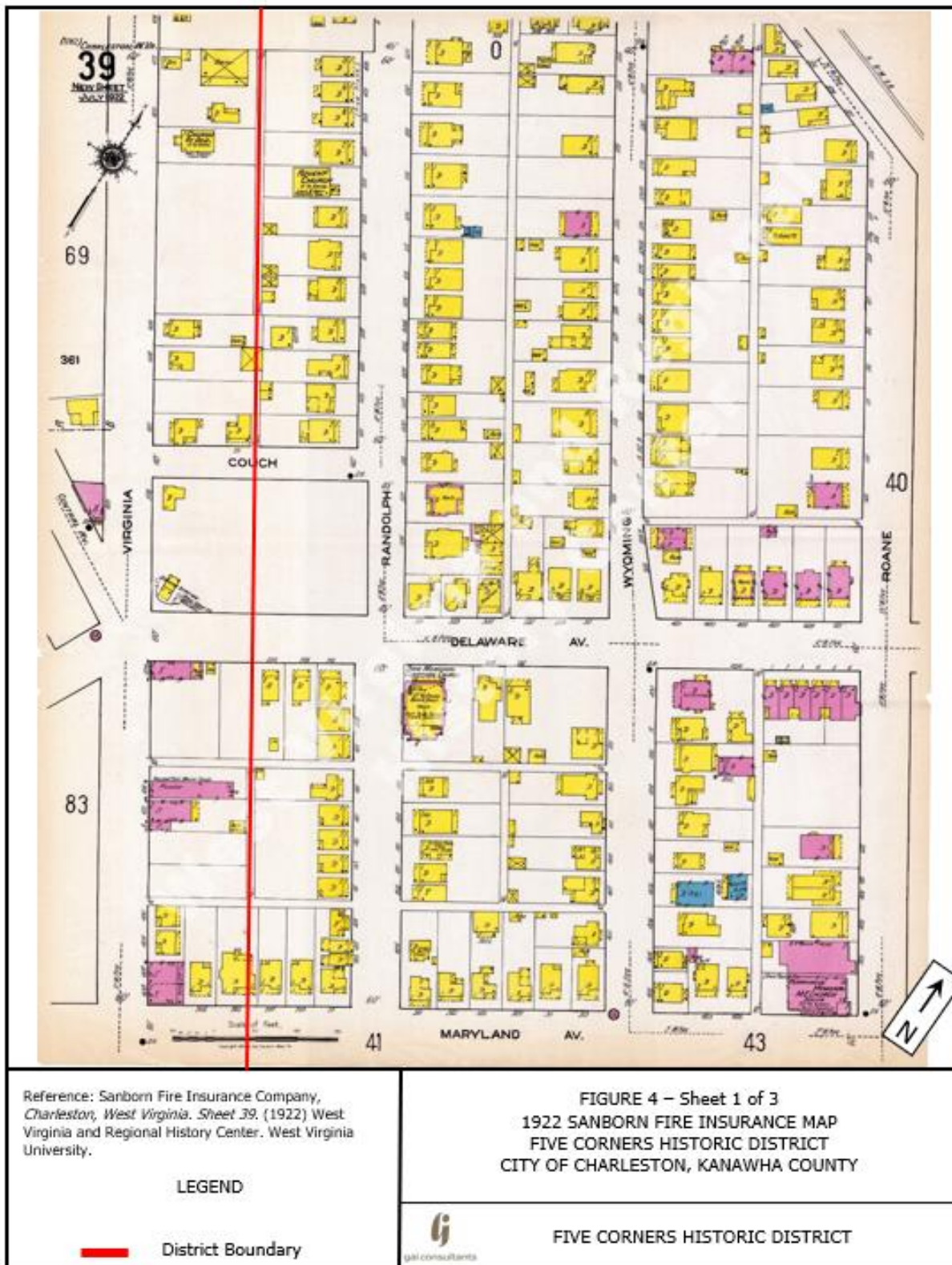
FIVE CORNERS HISTORIC DISTRICT

Five Corners Historic District

Name of Property

Kanawha County, WV

County and State

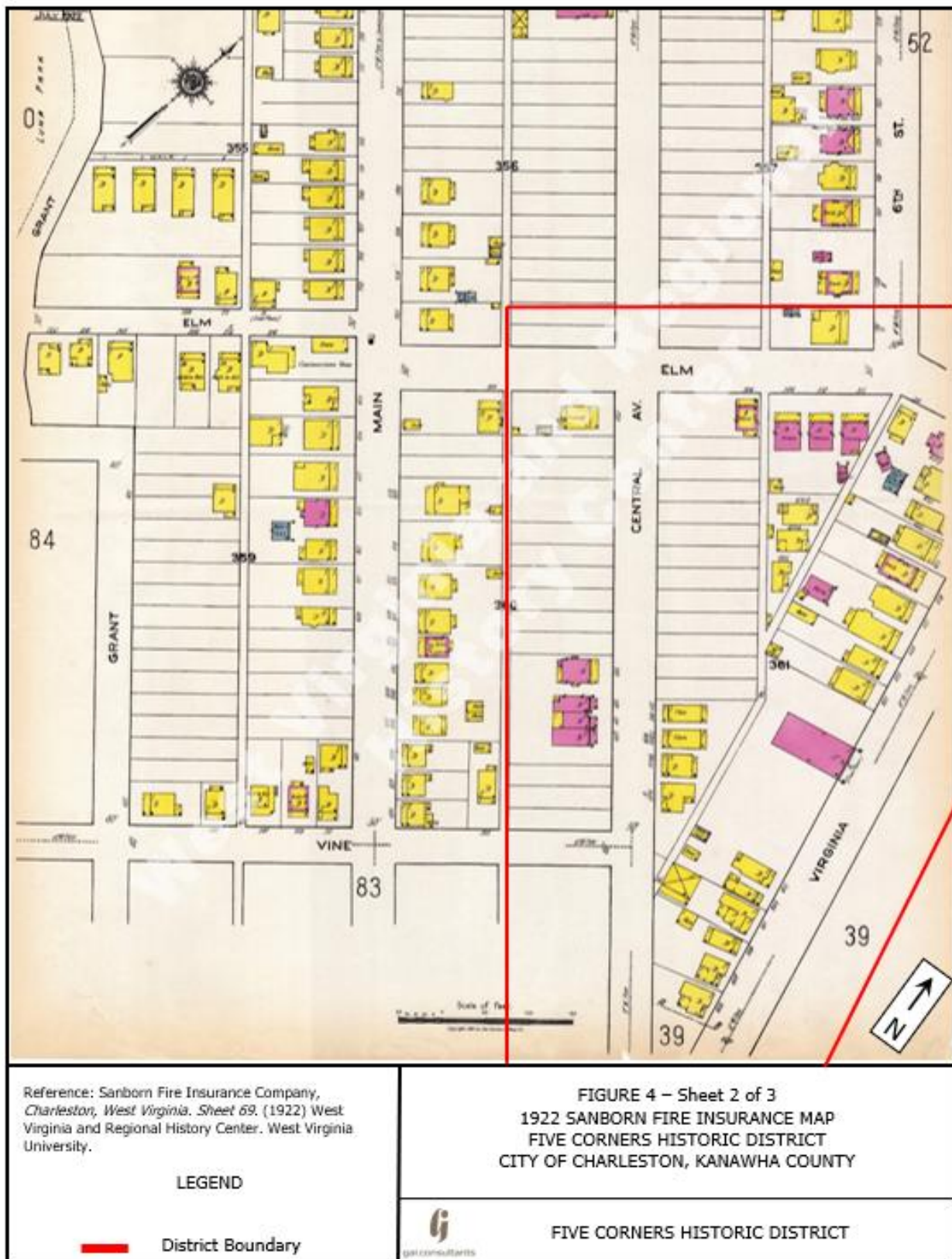


Five Corners Historic District

Name of Property

Kanawha County, WV

County and State

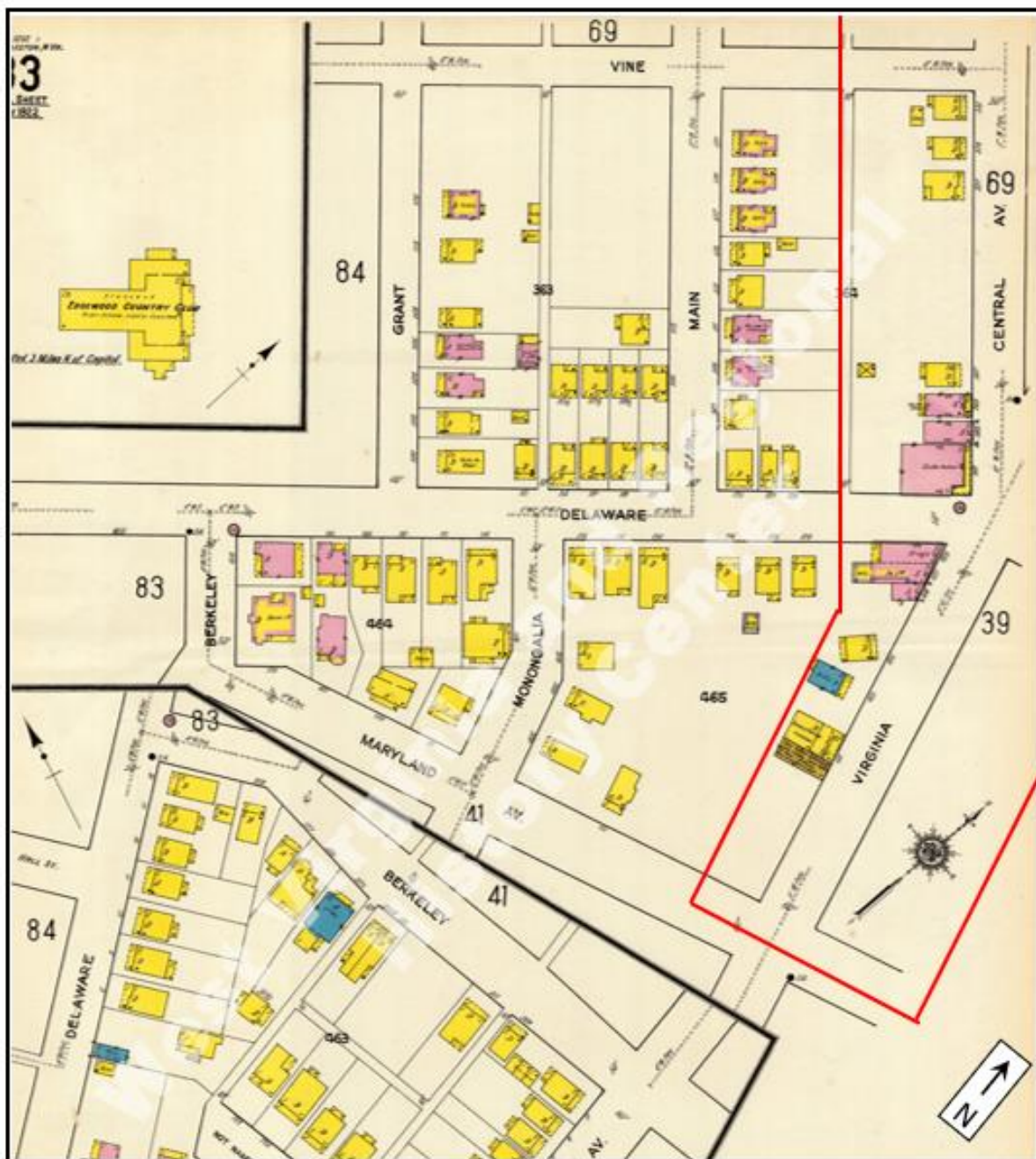


Five Corners Historic District

Name of Property

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County and State



Reference: Sanborn Fire Insurance Company,
Charleston, West Virginia. Sheet 83. (1922) West
Virginia and Regional History Center. West Virginia
University.

LEGEND

— District Boundary

FIGURE 4 – Sheet 3 of 3
1922 SANBORN FIRE INSURANCE MAP
FIVE CORNERS HISTORIC DISTRICT
CITY OF CHARLESTON, KANAWHA COUNTY



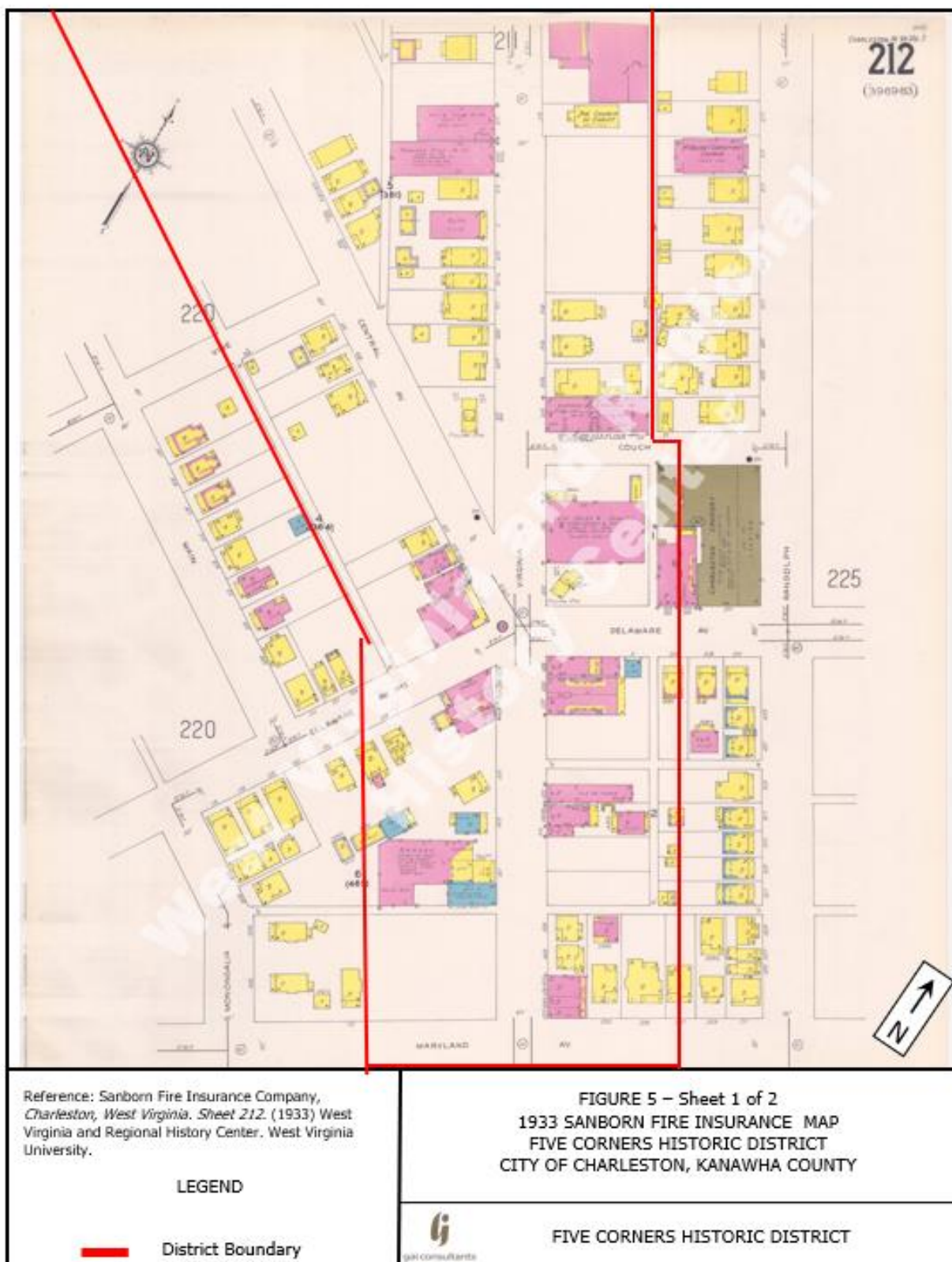
FIVE CORNERS HISTORIC DISTRICT

Five Corners Historic District

Name of Property

Kanawha County, WV

County and State



Five Corners Historic District

Name of Property

Kanawha County, WV

County and State



Five Corners Historic District

Name of Property

Kanawha County, WV

County and State

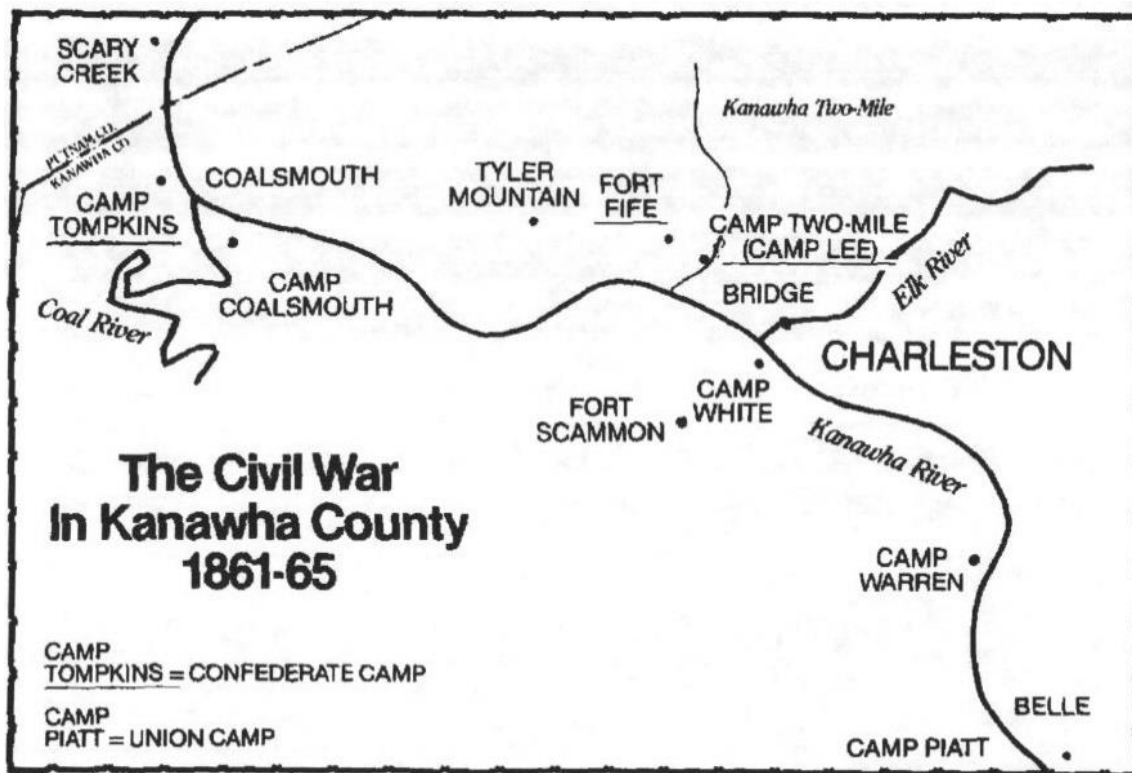


Figure 6. Map of Civil War Camps and Forts in Kanawha County. Source: WV and Regional History Collection n.d.

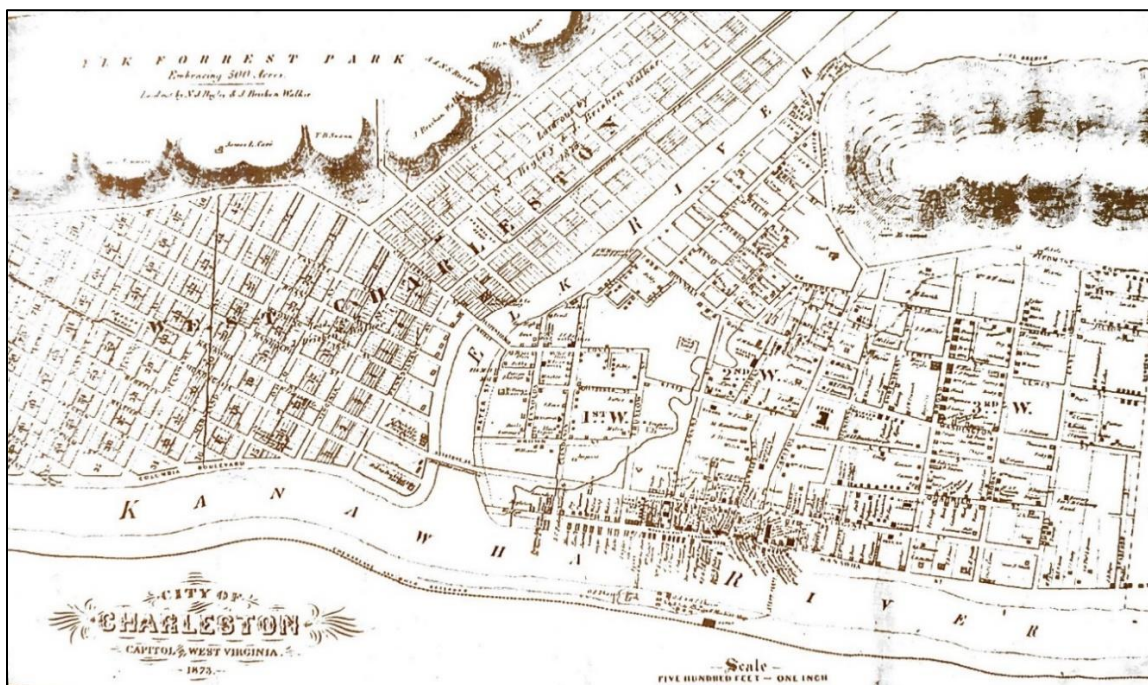


Figure 7. Original West End Extension, proposed by J.B. Walker, 1873. Source: Peyton 2013: 53.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State

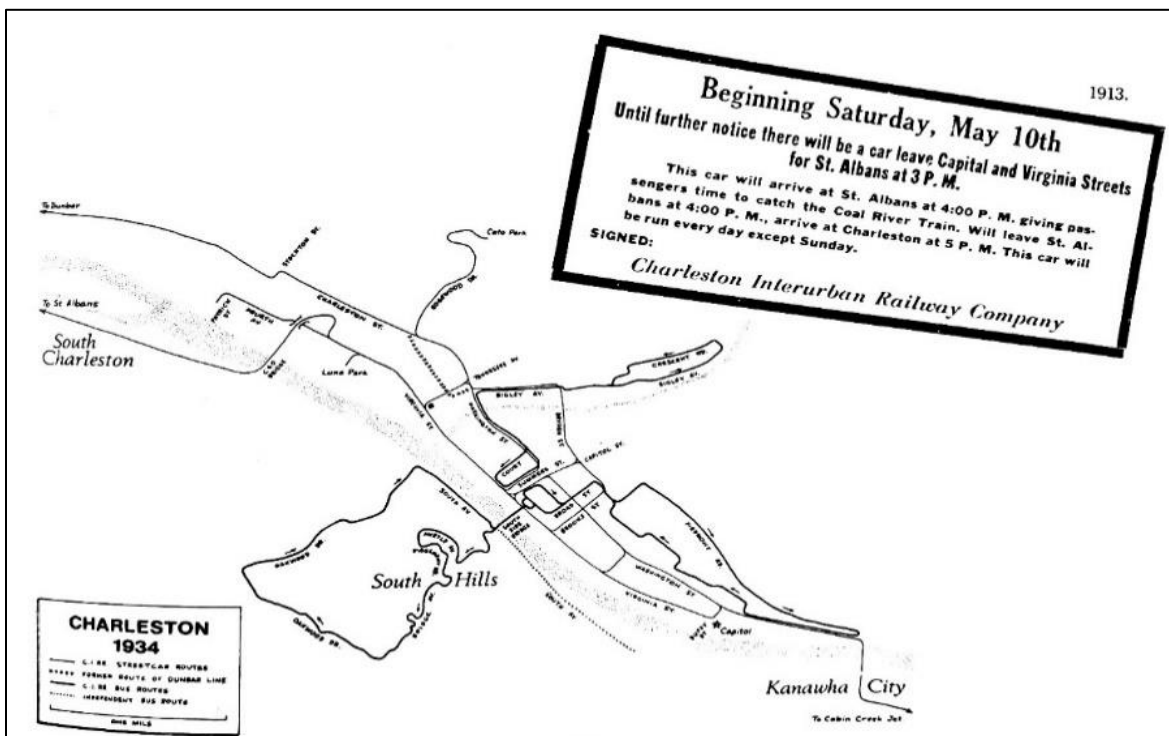


Figure 8. 1934 Interurban Railroad Company Map and 1913 Advertisement. Source: Cohen and Andre 1987: 183.

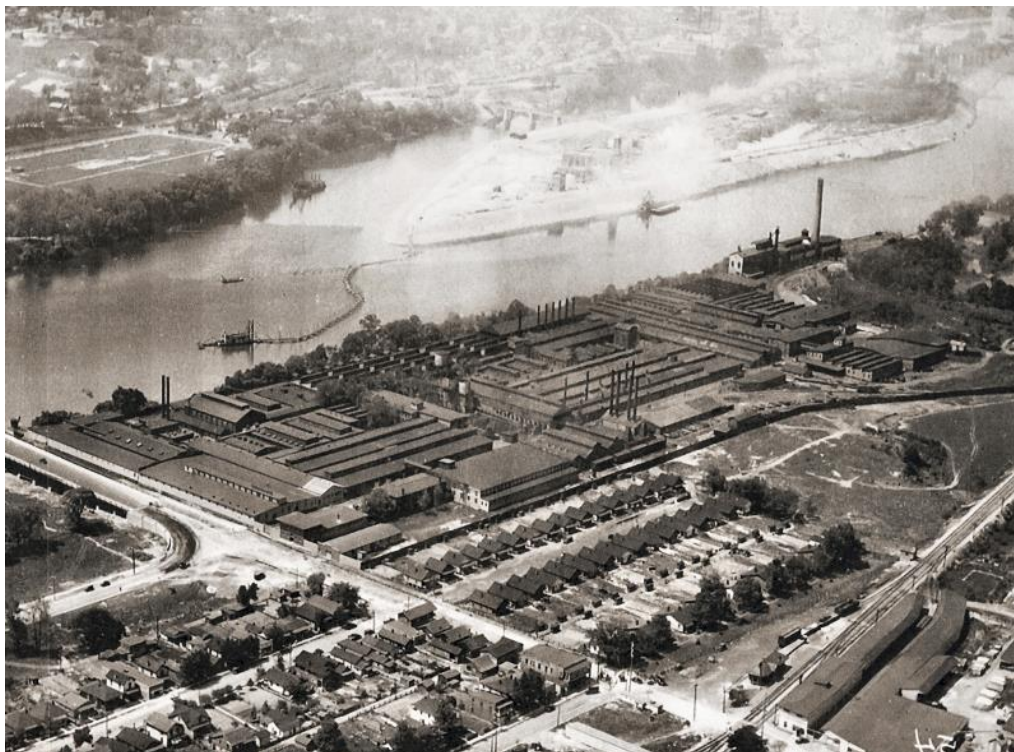


Figure 9. 1931/1932 aerial photograph of the Kelly Axe and Tool Company. Source: Mywvhome.com.

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Name of Property

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Figure 10. Intersection of Virginia Street and Delaware Avenue, late 1920s. Facing Southeast. Kroger located on the left side, pharmacy located on the right side. Streetcar tracks are present on Virginia Street. Source: Mywvhome.com.

Five Corners Historic District
Name of Property

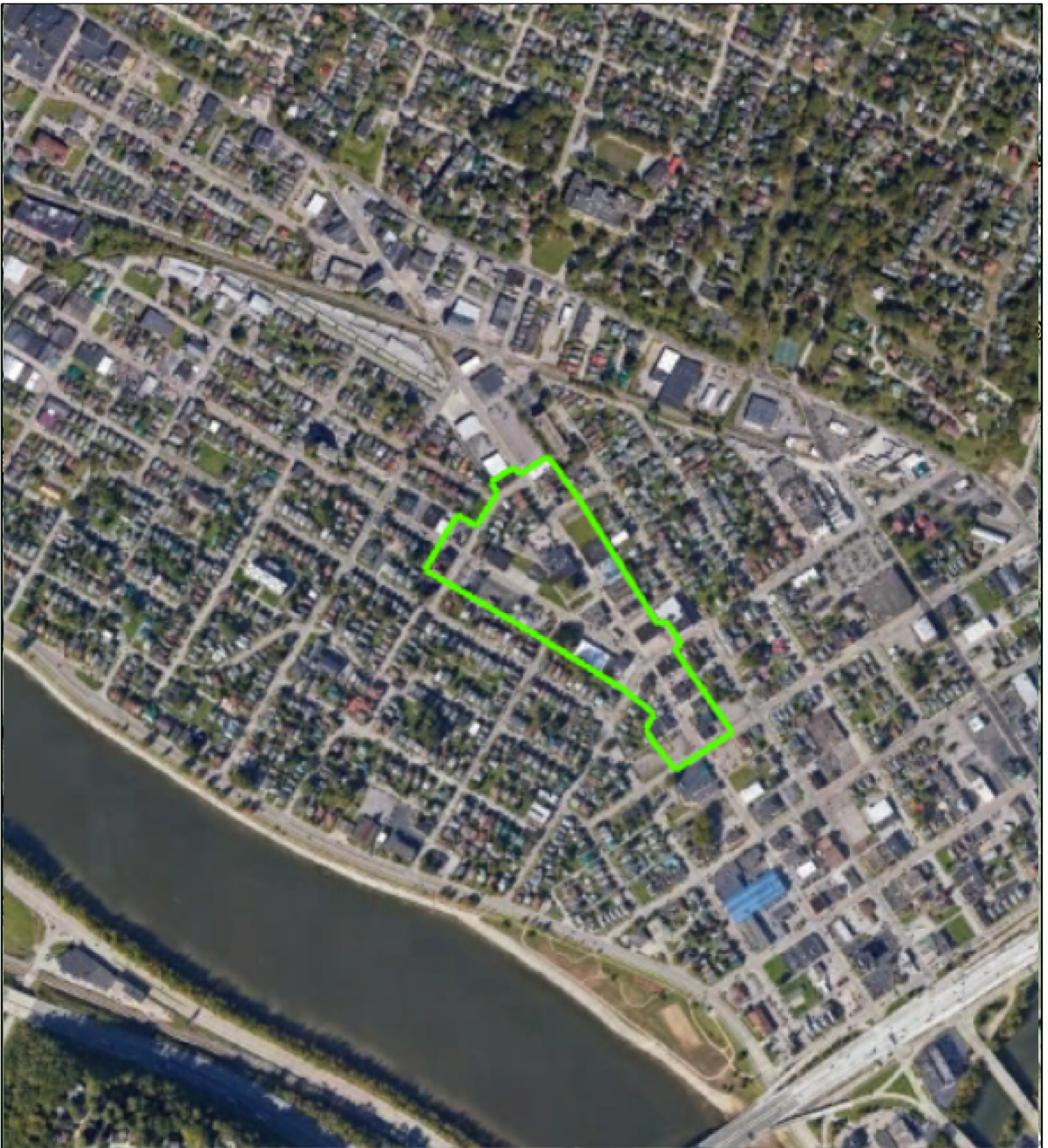
Kanawha County, WV
County and State



Figure 11. Pure Oil Service Station at the Corner of Virginia Street, Central Avenue, and Delaware Avenue, c.1940. Source: Mywvhome.com.



Figure 12. Aerial view of the Kanawha Boulevard construction. The Five Corners intersection is visible in the top left corner. Source: Cohen and Andre 2001: 269.



PROJECT LOCATION



KANAWHA
COUNTY,
WEST VIRGINIA

LEGEND



Five Corners Historic District Boundary

**FIGURE 13
HISTORIC DISTRICT
BOUNDARY**

FIVE CORNERS HISTORIC DISTRICT
NOMINATION PROJECT
THE CITY OF CHARLESTON,
WEST VIRGINIA



DRAWN BY: AJW
CHECKED: SWW

DATE: 2/21/2022
APPROVED: BR

REFERENCE: ESRI WORLD IMAGERY, PROVIDED BY DIGITALGLOBE, VIVID - MAXAR, 2020, AND WORLD TRANSPORTATION, OBTAINED THROUGH ESRI ARCGIS ONLINE, © 2012 ESRI, DeLORME, NAVTEQ, TOMTOM, ACCESSED 02/2022.

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Five Corners Historic District

Name of Property

Kanawha County, WV

County and State

Photo Log

Name of Property: Five Corners Historic District

City or Vicinity: Charleston

County: Kanawha

State: WV

Photographer: Aaron Swickard and Mackenzie Horne

Date Photographed: May 2020

Description of Photograph(s) and number, include description of view indicating direction of camera:

PHOTO 1 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0001.

VIEW: KA-8170 and KA-8171 at 400-402 and 404 Virginia Street West, facing Northeast.

PHOTO 2 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0002.

VIEW: KA-8172 at 418 Virginia Street West, facing North.

PHOTO 3 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0003.

VIEW: KA-8174 and KA-8175 at 422 and 426 Virginia Street West, facing Northeast.

PHOTO 4 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0004.

VIEW: KA-8179 at 421 Virginia Street West, facing South.

PHOTO 5 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0005.

VIEW: KA-2761 at 504 Virginia Street West, facing North.

PHOTO 6 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0006.

VIEW: KA-2762 at 602 Virginia Street West, facing Southeast.

PHOTO 7 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0007.

VIEW: KA-2745 and KA-2746 at 605 Virginia Street West, facing Northwest.

PHOTO 8 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0008.

VIEW: KA-2745 and KA-2746 at 605 Virginia Street West, facing North from Central Avenue.

PHOTO 9 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0009.

VIEW: KA-2746 at 607 Virginia Street West, facing Northwest.

PHOTO 10 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0010.

VIEW: KA-2763 at 608 Virginia Street West, facing Southeast.

PHOTO 11 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0011.

VIEW: KA-2764 at 610 Virginia Street West, facing East.

PHOTO 12 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0012.

VIEW: KA-2765 at 614 Virginia Street West, facing Northeast.

Five Corners Historic District

Name of Property

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PHOTO 13 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0013.

VIEW: KA-2750 at 615 Virginia Street West, facing West.

PHOTO 14 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0014.

VIEW: KA-2754 at 633 Virginia Street West, facing Northwest.

PHOTO 15 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0015.

VIEW: KA-2755 at 635 Virginia Street West, facing Northwest.

PHOTO 16 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0016.

VIEW: KA-2771 at 706 Virginia Street West, KA-2770 is to the right, facing Southeast.

PHOTO 17 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0017.

VIEW: KA-2756 at 637 Virginia Street West, KA-2755 is on the left, facing Southwest.

PHOTO 18 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0018.

VIEW: KA-2757 at 701 Virginia Street West, facing Northwest.

PHOTO 19 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0019.

VIEW: KA-2779 at 414 Elm Street, facing Southeast.

PHOTO 20 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0020.

VIEW: KA-2778 at 412 Elm Street, KA-2777 is on the right, facing South.

PHOTO 21 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0021.

VIEW: KA-2774/2775 at 402 Elm Street, facing East.

PHOTO 22 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0022.

VIEW: KA-2616/2710 at 311 Elm Street, facing West.

PHOTO 23 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0023.

VIEW: KA-8180 at 307 Elm Street, facing Northwest.

PHOTO 24 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0024.

VIEW: KA-2726 at 710 Central Avenue, facing North.

PHOTO 25 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0025.

VIEW: KA-2476/2709 at 633 Central Avenue West, facing South.

PHOTO 26 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0026.

VIEW: KA-2724 at 626 Central Avenue, facing Northwest.

PHOTO 27 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0027.

VIEW: KA-2723 at 624 Central Avenue, facing East.

PHOTO 28 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0028.

VIEW: KA-2477/2707 at 615 Central Avenue, facing South.

Five Corners Historic District

Name of Property

Kanawha County, WV

County and State

PHOTO 29 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0029.

VIEW: KA-2700-2703 at 509-523 Central Avenue, facing Southeast.

PHOTO 30 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0030.

VIEW: KA-2481 / KA-2698 / KA-2699 at 505 Central Avenue, facing Southeast.

PHOTO 31 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0031.

VIEW: KA-8188 at 213 Delaware Avenue, facing Northwest.

PHOTO 32 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0032.

VIEW: Virginia Street West from Beuthring Avenue intersection, KA-2768 is on the right, facing Northwest.

PHOTO 33 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0033.

VIEW: Elm Street from KA-2776, facing Northeast.

PHOTO 34 of 34 (May 2020): WV_KanawhaCounty_FiveCornersHD_0034.

VIEW: Virginia Street West from KA-2745, facing Northwest.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State



Photograph 1. KA-8170 and KA-8171 at 400-402 and 404 Virginia Street West, facing Northeast.



Photograph 2. KA-8172 at 418 Virginia Street West, facing North.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State



Photograph 3. KA-8174 and KA-8175 at 422 and 426 Virginia Street West, facing Northeast.



Photograph 4. KA-8179 at 421 Virginia Street West, facing South.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State



Photograph 5. KA-2761 at 504 Virginia Street West, facing North.



Photograph 6. KA-2762 at 602 Virginia Street West, facing Southeast.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State



Photograph 7. KA-2745 and KA-2746 at 605 Virginia Street West, facing Northwest.



Photograph 8. KA-2745 and KA-2746 at 605 Virginia Street West, facing North from Central Avenue.

Five Corners Historic District
Name of Property

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County and State



Photograph 9. KA-2746 at 607 Virginia Street West, facing Northwest.



Photograph 10. KA-2763 at 608 Virginia Street West, facing Southeast.

Five Corners Historic District
Name of Property

Kanawha County, WV
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Photograph 11. KA-2764 at 610 Virginia Street West, facing East.



Photograph 12. KA-2765 at 614 Virginia Street West, facing Northeast.

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Photograph 13. KA-2750 at 615 Virginia Street West, facing West.



Photograph 14. KA-2754 at 633 Virginia Street West, facing Northwest.

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Photograph 15. KA-2755 at 635 Virginia Street West, facing Northwest.



Photograph 16. KA-2771 at 706 Virginia Street West, KA-2770 is to the right, facing Southeast.

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Kanawha County, WV
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Photograph 17. KA-2756 at 637 Virginia Street West, KA-2755 is on the left, facing Southwest.



Photograph 18. KA-2757 at 701 Virginia Street West, facing Northwest.

Five Corners Historic District
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Photograph 19. KA-2779 at 414 Elm Street, facing Southeast.



Photograph 20. KA-2778 at 412 Elm Street, KA-2777 is on the right, facing South.

Five Corners Historic District
Name of Property

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Photograph 21. KA-2774/2775 at 402 Elm Street, facing East.



Photograph 22. KA-2616/2710 at 311 Elm Street, facing West.

Five Corners Historic District
Name of Property

Kanawha County, WV
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Photograph 23. KA-8180 at 307 Elm Street, facing Northwest.



Photograph 24. KA-2726 at 710 Central Avenue, facing North.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State



Photograph 25. KA-2476/2709 at 633 Central Avenue West, facing South.



Photograph 26. KA-2724 at 626 Central Avenue, facing Northwest.

Five Corners Historic District
Name of Property

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County and State



Photograph 27. KA-2723 at 624 Central Avenue, facing East.



Photograph 28. KA-2477/2707 at 615 Central Avenue, facing South.

Five Corners Historic District
Name of Property

Kanawha County, WV
County and State



Photograph 29. KA-2700-2703 at 509-523 Central Avenue, facing West.



Photograph 30. KA-2481 / KA-2698 / KA-2699 at 505 Central Avenue, facing Southeast.

Five Corners Historic District
Name of Property

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Photograph 31. KA-8188 at 213 Delaware Avenue, facing Northwest.



Photograph 32. Virginia Street West from Beuthring Avenue intersection, KA-2768 is on the right, facing Northwest.

Five Corners Historic District
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Photograph 33. Elm Street from KA-2776, facing Northeast.



Photograph 34. Virginia Street West from KA-2745, facing Northwest.

Five Corners Historic District

Name of Property

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Paperwork Reduction Act Statement: This information is being collected for nominations to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 460 et seq.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.

Estimated Burden Statement: Public reporting burden for each response using this form is estimated to be between the Tier 1 and Tier 4 levels with the estimate of the time for each tier as follows:

Tier 1 – 60-100 hours

Tier 2 – 120 hours

Tier 3 – 230 hours

Tier 4 – 280 hours

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