NPS Form 10-900
(Oct. 1990)

OMB No. 10024-0018

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 *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x' in the appropriate box or by entering the information requested. If an 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. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Marks and Garvey Historic District

other name/site number N/A

2. Location

street & town 2429, 2433, 2437 Tracy Avenue N/A not for publication

city or town Kansas City N/A vicinity

state Missouri code MO county Jackson code 095 zip code 64108

3. State/Federal Agency Certification

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

Mark A. Miles 05/16/06

Signature of certifying official/Title Mark A. Miles/Deputy SHPO Date

Missouri Department of Natural Resources
State or Federal agency and bureau

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

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

- ☐ entered in the National Register.
  - ☐ See continuation sheet.
- ☐ determined eligible for the National Register
  - ☐ See continuation sheet.
- ☐ determined not eligible for the National Register.
- ☐ removed from the National Register.
- ☐ other, (explain:) _____

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

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	
3		buildings
		sites
		structures
		objects
3	0	Total

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

N/A

Number of contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Function
(Enter categories from instructions)

DOMESTIC: Single Dwelling

Current Function
(Enter categories from instructions)

VACANT/NOT IN USE

7. Description

Architectural Classification
(Enter categories from instructions)

LATE VICTORIAN: Queen Anne

Materials
(Enter categories from instructions)

foundation STONE
walls BRICK
roof ASPHALT
other WOOD

Narrative Description
(Describe the historic and current condition of the property on one or more continuation sheets.)

☒ See continuation sheet(s) for Section No. 7

8. Description

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.)

Property is:

☐ **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 of age or achieved significance within the past 50 years.

Areas of Significance

(enter categories from instructions)

COMMUNITY PLANNING AND DEVELOPMENT

ARCHITECTURE

Period of Significance

1888

Significant Dates

1888

Significant Persons

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Marks, John F., Developer

Garvey, James W., Developer

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

☒ See continuation sheet(s) for Section No. 8

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.

Previous documentation on file (NPS):

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

Primary location of additional data:

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

Kansas City (Missouri) Public Library

☒ See continuation sheet(s) for Section No. 9

10. Geographical Data

Acreage of Property Less than one acre

UTM References
(Place additional boundaries of the property on a continuation sheet.)

	Zone	Easting	Northing
1	15	364832	4327909
2	/	/ / / / /	/ / / / / / /
3	/	/ / / / /	/ / / / / / /
4	/	/ / / / /	/ / / / / / /

Verbal Boundary Description
(Describe the boundaries of the property.)
Please see continuation sheet.

Property Tax No. N/A

Boundary Justification
(Explain why the boundaries were selected.)

☒See continuation sheet(s) for Section No. 10

11. Form Prepared By

name/title Elizabeth Rosin, Partner

organization Historic Preservation Services, LLC date February 24, 2006

street & number 323 West 8th Street, Suite 112 telephone 816-221-5133

city or town Kansas City state MO zip code 64105

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets
Maps A **USGS map** (7.5 or 15 minute series) indicating the property's location.
A **Sketch map** for historic districts and properties having large acreage or numerous resources.
Photographs: Representative **black-and-white photographs** of the property.
Additional items: (Check with the SHPO or FPO for any additional items)

Property Owner

name/title Cathy Brown and Lucia Cheadles, CB Properties

street & number 1127 Brooklyn Avenue telephone 816-417-1991

city or town Kansas City state MO zip code 64127

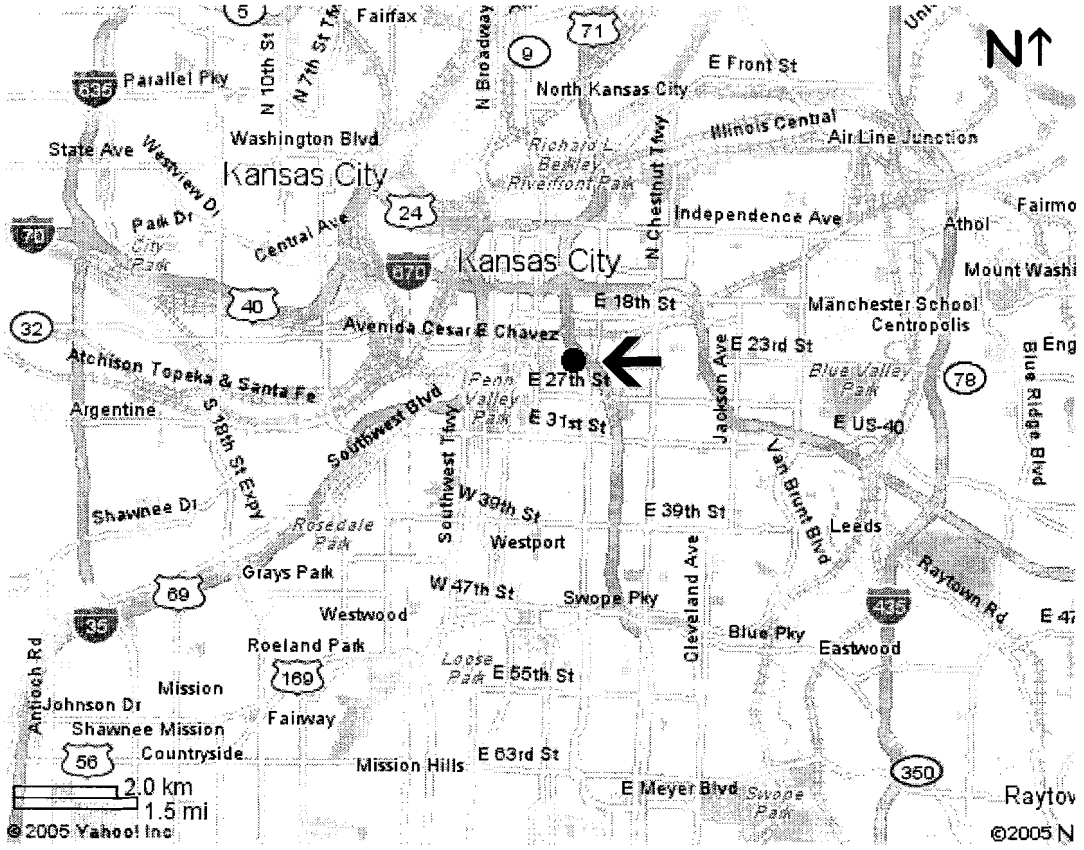
Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain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

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

SUMMARY DESCRIPTION STATEMENT

The Marks and Garvey Historic District encompasses three houses located on adjoining lots at 2429, 2433, and 2437 Tracy Avenue in the Beacon Hill neighborhood of Kansas City, Jackson County, Missouri. The District is located approximately two miles southeast of Kansas City's central business district in a neighborhood that developed between 1880 and 1925. The two- and two-and-a-half-story brick houses share commonalities of design, as well as a vernacular form that incorporates elements of various Late Victorian architectural styles. Constructed speculatively by developers John F. Marks and James W. Garvey in 1888, the District forms the last intact Late Victorian residential streetscape in this neighborhood. All three houses are presently vacant and suffer the effects of neglect. In spite of this and the various alterations made to each, the houses in the Marks and Garvey Historic District clearly communicate information about the design and development of single-family residences constructed for Kansas City's middle class in the late nineteenth century.

FIGURE 1: GENERAL LOCATION MAP
Kansas City, Missouri

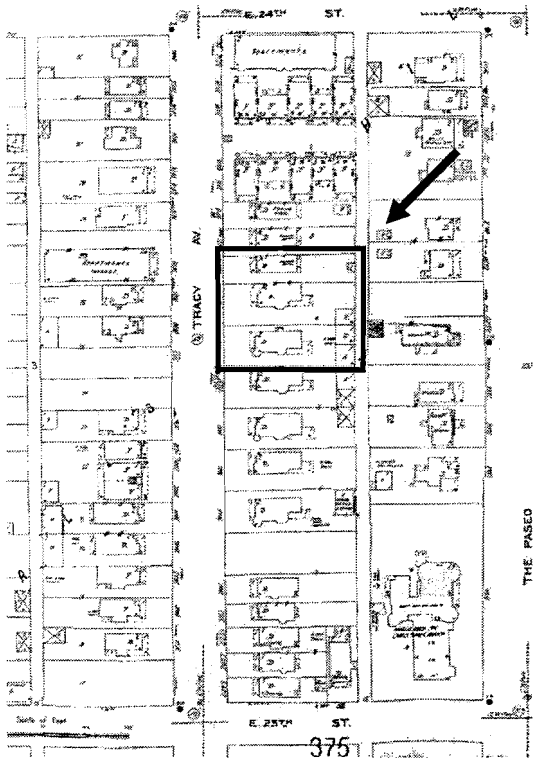


ELABORATION

SETTING

Each of the three buildings that form the Marks and Garvey Historic District occupies a parcel of land 50 feet wide and 150 feet deep. Grassy lawns surround the houses. The grade of each yard sits approximately 10 feet above the sidewalk level. Concrete steps and a concrete front walk connect each house to the sidewalk extending along the east side of Tracy Avenue. The grass easement strips that separate the yards from Tracy Avenue are lined with mature deciduous trees. At the rear property line, there is a north-south alley that once provided access to carriage houses that are no longer extant.

FIGURE 2: DISTRICT LOCATION MAP
1951 Sanborn Fire Insurance Company Map



The Beacon Hill neighborhood, which includes the Marks and Garvey Historic District, experienced extensive disinvestment during the late twentieth century. By 2000, many of the neighborhood's late nineteenth and early twentieth century single-family and multi-family residences had been demolished. This was especially prevalent in the blocks north of 25th Street. Within this context, the cohesiveness of the Marks and Garvey Historic District provides the 2400 block of Tracy Avenue with a distinct connection to its nineteenth century period of development.

DESIGN

The three buildings that compose the Marks and Garvey Historic District share commonalities of design, massing, and materials, with each building representing a variation of Late Victorian architecture that melded the Queen Anne style with lingering elements of Italianate design. All of the houses have roughly rectangular plans augmented by irregular lobes and projections, as was characteristic of the Queen Anne style. Limestone foundations support painted brick walls. The houses at 2429 and 2433 Tracy Avenue

have complex hipped roofs with asphalt shingles. The house at 2437 Tracy Avenue has a flat built-up roof, which appears to date to 1939 when repairs occurred to correct fire damage to the house. Wood shingles clad the gable peaks, and wood trim details the cornices, oriels, and projecting bays. The building interiors also reflect contemporary residential design and feature plaster walls and ceilings; wood floors, baseboards, chair rails, and beadboard wainscoting; and wood-framed windows and doors.

John F. Marks and James W. Garvey developed six single-family houses on this block in 1888. Three of the houses have been demolished since 1951, and the three surviving houses have experienced a variety of alterations. Despite this, as a group of buildings, the Marks and Garvey Historic District clearly communicates information about the middle-class residences built in Kansas City's growing neighborhoods during the late 1880s. Their massing and materials illustrate a hybrid vernacular design that incorporates elements of Queen Anne and Italianate architecture. Standing amid vacant lots, these three buildings present a cohesive streetscape that distinctly recalls Kansas City's late nineteenth century neighborhoods. In the Beacon Hill neighborhood, they represent the last vestige of this initial development period.

INTEGRITY

The Marks and Garvey Historic District communicates the qualities of design, setting, and massing that distinguish it as a rare surviving Late Victorian residential streetscape in Kansas City, and as the last such streetscape in the Beacon Hill neighborhood. The relationship of the buildings to each other and the rhythm of their designs, which is at once regular and irregular, evoke the feelings of this period. Although each building has experienced a variety of alterations, as a District they retain commonalities of design that reinforce their shared history. These features include brick walls, arched window openings, projecting eaves with molded cornices, and various projecting bays and oriels, as well as their regular placement on adjoining lots. Although the integrity of setting has been slightly altered by the demolition of neighboring buildings constructed concurrently by developers John Marks and James Garvey and by the more widespread general demolition that has occurred in the neighborhood, this does not diminish the capacity of the three buildings within the Marks and Garvey Historic District to express their associations with the historic context in which they developed.

CONTRIBUTING PROPERTIES

1. 2429 Tracy Avenue

2429 Tracy Avenue
1940 Tax Assessor Photograph

Located at the north end of the District, the building at 2429 Tracy Avenue has the irregular massing typical of Queen Anne houses. The rectangular footprint is augmented by a two-story polygonal bay attached to the southwest corner of the dwelling and a two-story rounded bay on the south elevation. An oriel also projects from the second story on the north elevation. Additional non-character-defining aspects of the massing include a one-story addition with a flat roof at the rear of the south elevation and a one-story ell with a shallow saltbox roof that is attached to the east (rear) wall.

In addition to these elements, several dormers accentuate the house's complex hipped roof, which has asphalt shingles. On the roof, crumbling remnants of two chimneys are visible at the rear of the main block and at the south elevation immediately to the east of the polygonal bay. A tall molded cornice encircles the building.

The front porch is currently missing. The ghost lines of the porch roof are visible on the west (primary) and north (side) elevations. To the south of the entrance, a low brick railing capped with stone remains extant. A building permit on file at the City of Kansas City, Missouri Landmarks Commission documents that the building's owners replaced the original porch in 1926. It is likely that the visible ghost lines of the porch roof and the extant railing date to that period.

Plywood covers the windows' sashes, leaving the arched shapes of the window openings exposed. While the windows in the west (primary) elevation and some of the windows in the side elevations

have stone sills, the remaining windows have brick sills. All of the window openings have brick headers.

The interior of the house at 2429 Tracy Avenue shows extensive damage from fire and water. Sections of the roof have collapsed at the rear of the dwelling, leaving the interior elements damaged and exposed.

2. 2433 Tracy Avenue

2433 Tracy Avenue
1940 Tax Assessor Photograph

Located at the center of the District, the building at 2433 Tracy Avenue also has massing that recalls the irregular forms of the Queen Anne architectural style. Projecting from the west (primary) elevation, a polygonal oriel is at the north corner and a two-and-a-half-story gabled bay is at the south half of the west elevation. Another two-story polygonal bay projects from the south elevation and an oriel at the second story projects from the north elevation. Two non-historic elements are located toward the rear of the building: a flat-roofed two-story block attached to the south wall immediately behind the polygonal bay and a one-story ell attached to the east (rear) wall of the building.

In addition to these elements, several dormers accentuate the form of the complex hipped roof, which has asphalt shingles. Two chimney stacks rise above the roof. The first is an exterior chimney on the south elevation just east of the west (primary) elevation. Portions of its decorative stack rise through the south roof slope. The second chimney is an interior element, centered on the east (rear) wall with an unadorned stack. A molded cornice with heavy dentils encircles the building.

The front porch is presently missing, leaving only a narrow set of concrete stairs to connect the front walk and the main entrance.

Plywood covers the windows' sashes, leaving the arched shape of the openings visible. While the window openings on the west (primary) elevation have stone sills, those on the secondary elevations have brick sills. All of the windows have arched brick headers. Other notable details include the wood-shingled gable peak and the bracketed wood window surrounds on the front oriel.

The interior of this dwelling has also suffered considerable damage from water infiltration.

3. 2437 Tracy Avenue

The southernmost building in the District, 2437 Tracy Avenue, has an irregular plan that most distinctly recalls the asymmetrical variant of Italianate dwellings. The building's rectangular footprint takes a series of steps forward at the west (primary) elevation, terminating in a two-story polygonal bay attached to the southwest corner of the dwelling. Other additions to the basic footprint include a second two-story polygonal bay at the south elevation and a second-story oriel at the north elevation.

2437 Tracy Avenue
1940 Tax Assessor Photograph

The building has a flat built-up roof that has a very shallow slope to the east. A 1939 building permit records repairs to be made in response to fire damage, including a new asphalt roof, and it is likely that the current configuration dates from that time. Despite the loss of its original roof form, the dwelling retains the original dentiled cornice encircling the eave line. A plain brick chimneystack also rises through the eave line at the east (rear) elevation.

An enclosed front porch with wide eaves and a flat roof spans the first two bays at the front of the building. The square brick piers that support the porch roof and the width of the eaves suggest an

early twentieth century construction date. The lack of additional building permits indicates that the porch may have been added in 1939 when the fire damage was repaired.

Of the three buildings within the District, this one was the most recently inhabited. As a result, the interior is in the best condition of the three. Some trim elements have been removed from the house, including the fireplace mantel, the lower portion of the stair railing and newel post, and some decorative elements of window and door surrounds. However, the building notably retains its multi-paneled wood doors and much of its wood trim, which features fluted members capped with bull's eye corner blocks framing the window and door openings, and a tall composite baseboard. Several doorways on the second floor retain their integral transoms, and painted bead-board wainscot remains extant in the kitchen.

STATEMENT OF SIGNIFICANCE

The Marks and Garvey Historic District in Kansas City, Jackson County, Missouri is locally significant under National Register Criterion A for the area of COMMUNITY PLANNING AND DEVELOPMENT and under Criterion C for the area of ARCHITECTURE. Developed by John F. Marks and James W. Garvey, the District is a rare surviving example of the speculative residential construction that occurred in Kansas City's burgeoning Beacon Hill neighborhood during the late 1880s. It also illustrates the vernacular melding of Late Victorian architectural styles popular at the time. The period of significance for the District is 1888, the year in which the development occurred.

ELABORATION

The expansion of Kansas City's city limits in 1875 and the extension of the city's streetcar system to the south and east of the traditional city center encouraged the development of neighborhoods in the newly annexed areas. The Beacon Hill neighborhood, which includes the 2400 block of Tracy Avenue, began taking shape when landowners platted large land holdings as residential subdivisions during the 1880s.

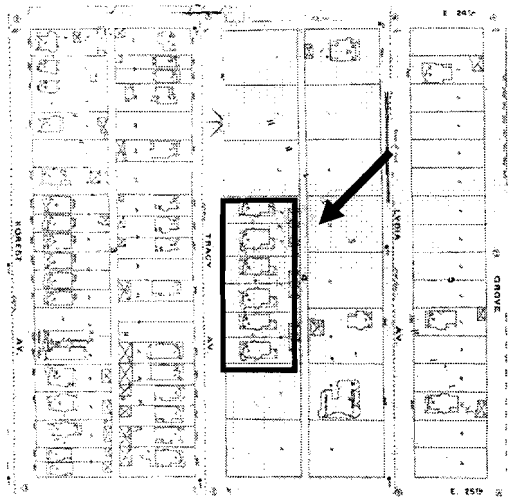
In 1886, the Hall family filed a plat for the Hall's Hill subdivision. Hall's Hill encompassed an area bounded by 23rd Street on the north, 25th Street on the south, Grove Street on the east, and Forest Avenue on the west. The subdivision's lots varied in size, but those on the east side of Tracy Avenue and the west side of Lydia Avenue were notable for their 100-foot widths, which contrasted sharply with other nearby lots that had 25- and 50-foot widths.

During the 1880s, real estate developers such as Marks and Garvey built solid vernacular houses in Kansas City's rapidly developing middle-class neighborhoods. In 1888, contractor John F. Marks and insurance agent James W. Garvey purchased three 100-foot lots in Hall's Hill. They split the lots and constructed six brick houses on 50-foot parcels. In addition to the nominated properties at 2429, 2433, and 2437 Tracy Avenue, Marks and Garvey also erected houses at 2425, 2441, and 2445 Tracy Avenue that are no longer extant. When they built these houses, Marks and Garvey used rectangular and lobed footprints on alternating lots. Each pair of dwellings shared a two-story frame carriage house that was located along the rear alley. None of the carriage houses remain extant.

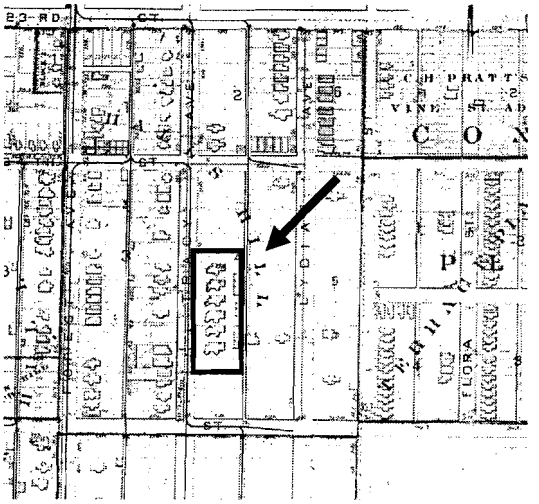
Initially, Garvey took up residence in the northernmost dwelling at 2425 Tracy Avenue (which is no longer extant), while Marks lived at 2429 Tracy Avenue, just to the south. They advertised the remaining houses in the *Kansas City Times:*

> *For Sale — if you want to buy a nice home go and see the 4 fine dwellings on Tracy Ave. between Twenty-fourth and Twenty-Fifth Sts., lot 50x150, nicely elevated, brick house, steam heat and all modern improvements; first floor finished in oak; terms to suit. Marks and Garvey, Owners*[1]

By 1891, a variety of two-and-a-half-story dwellings with sizable footprints occupied many of the 50-foot wide lots in the Hall's Hill subdivision north of 24th Street, on the west side of Tracy Avenue, and on Forest Avenue. However, the houses developed by Marks and Garvey stood alone on the east side of Tracy Avenue, and only a few scattered houses occupied the lots on Lydia Avenue. As late as 1896, the Marks and Garvey development remained the only construction on the east side of Tracy Avenue and, into the twentieth century, their substantial size and similar designs dominated the streetscape of this block.



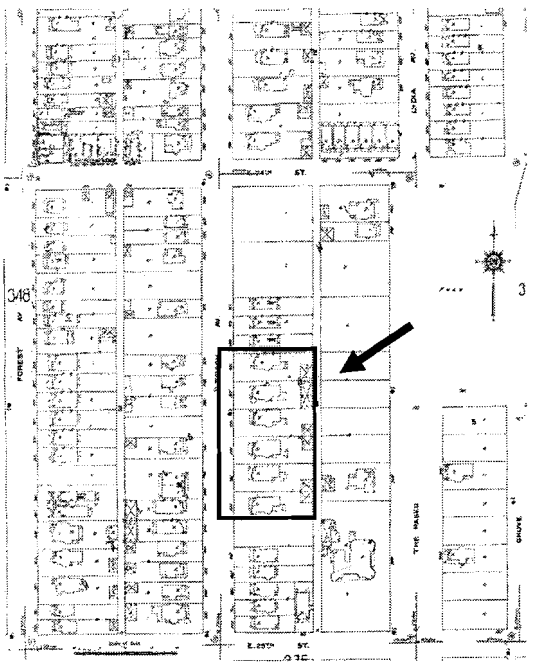
Marks and Garvey Development, 1896
Sanborn Fire Insurance Map of Kansas City, Missouri



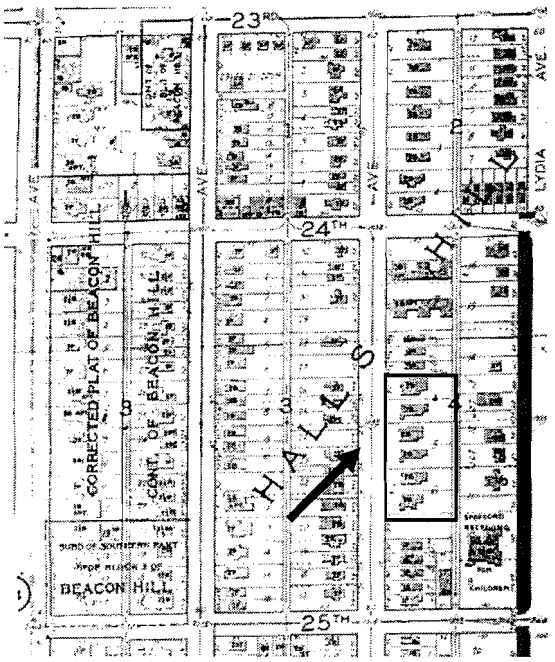
Marks and Garvey Development, 1891
***A Complete Set of Surveys and Plats of Properties of Kansas City, MO,* G. M. Hopkins**

[1] *Kansas City Times,* 16 September 1888, Kansas City (MO) Public Library, Microfilm.

By 1909, the first multi-family apartment flats appeared in the neighborhood, responding to a citywide influx of new residents and the corresponding need for new middle-class housing. The population boom stimulated construction throughout the Beacon Hill neighborhood until only a handful of vacant lots remained on the 2400 block of Tracy Avenue by 1925.



Marks and Garvey Development, 1909
Sanborn Fire Insurance Map of Kansas City, Missouri



Marks & Garvey Development, 1925
Atlas of Kansas City Missouri and Environs,
Tuttle-Ayers-Woodward Co.

Beginning around the turn of the twentieth century, a number of benevolent institutions arrived to the Beacon Hill neighborhood. Between 1899 and 1904, the Women's Christian Association built two sizable buildings at 21st Street and Tracy Avenue to house the Gillis Orphans Home and the Armour Home for Aged Couples. At 27th Street and The Paseo, Christian Church Hospital and a Nurses' Home were erected in 1916-1917. Existing buildings were also converted to institutional uses. One of the most notable was the Spofford Receiving Home for Children, which occupied a sprawling estate at 25th Street and The Paseo by 1925. Beginning in 1911, 2429 Tracy Avenue, originally the home of developer John Marks, housed a series of children's aid organizations. The first was the Children's Home Finding Society, a national organization that provided temporary housing for homeless children. A later occupant,

the Children's Hotel, prided itself on not being a charitable organization, but rather a location where struggling parents could board their children for a nominal fee.

By 1920, 2429 Tracy Avenue reverted to its original use as a single-family dwelling. By this time, the character of the Beacon Hill neighborhood was changing. Middle-class African American families were moving in as the original German, Jewish, Italian, and Irish families moved to new neighborhoods further south and east of the city center. During the 1920s, residents in the Marks and Garvey Historic District included a teacher, the owner of a poultry and egg shop, a chef, a newspaper typesetter, several clerks, a porter, and a maid.

During the last decades of the twentieth century, the Beacon Hill neighborhood experienced considerable demolition, leaving its once dense streetscapes riddled with vacant lots. In 2001, the vast majority of the surviving buildings in the neighborhood were variants of the bungalow or American four-square house types constructed during the early twentieth century. At that time, only two other Victorian houses remained in the neighborhood. Today, only one of those houses survives, leaving the Marks and Garvey Historic District as the last cohesive remnant from the neighborhood's first wave of speculative development during the late 1880s.

ARCHITECTURE

The identity of the architect who designed the homes in the Marks and Garvey Historic District is unknown. It is possible that Marks used a contact from his construction business or that the developers picked plans from a published pattern book. It was also common during this time for contractors to assume the role of architect, and the houses in the District may reflect the design work of Marks himself. Regardless of the source, the houses at 2429, 2433, and 2437 Tracy Avenue distinctly evoke the residential architecture popular among middle-class homeowners in the late 1880s.

The architecture of the houses that form the Marks and Garvey Historic District melds lingering elements of mid-nineteenth century Italianate design with the late-nineteenth century Queen Anne style. Italianate architecture was popular between 1850 and 1890, especially in the rapidly growing urban communities of the Midwest. Italianate houses typically featured brick construction with shallow hipped roofs and tight eaves adorned with brackets and other applied ornament. Variants feature asymmetrical plans and full-height towers or polygonal bays. Queen Anne styling was near the height of its popularity when Marks and Garvey constructed these dwellings in 1888. In its most common presentation, Queen Anne

residences feature steeply pitched roofs with intersecting gables and dormers, irregular footprints, and devices such as towers, oriels, contrasting cladding materials, and extensive wood ornament that relieve smooth wall surfaces.

The houses within the District deftly blend elements of the two styles. Brick wall cladding emphasizes their substantial massing. Full-height polygonal projecting bays and oriels at the front corners of the houses and square projecting oriels on their side elevations emphasize the houses' asymmetrical forms. All of the houses have arched window openings and molded cornices. The house at 2437 Tracy Avenue, with its stepped plan, which is typical of asymmetrical Italianate design, and dentiled eaves, displays the most Italianate influences of the three houses. The house at 2433 Tracy Avenue incorporates the most traits of the Queen Anne style, which are emphasized by the wood-shingled front gable and a polygonal bay projecting from the second story of the west (primary) elevation. This vernacular melding of Late Victorian architectural styles is typical of middle-class residential construction that appeared in Kansas City during the final decades of the nineteenth century. Many houses constructed during this period have been demolished, and those that remain are often substantially altered.

Kansas City's next boom in residential construction came after the turn of the twentieth century in the years leading up to World War I. In neighborhoods around Kansas City, including Beacon Hill, empty lots were filled with houses of a more modern design. They represented variations of the bungalow and American four-square vernacular forms and featured elements of Craftsman, Prairie School, and period revival designs. Many of the houses constructed in Beacon Hill during this period were also more modest in size. The changes in scale and design further reinforce the Marks and Garvey Historic District's associations with its period of construction and the design of its houses as architecturally unique within the Beacon Hill neighborhood.

CONCLUSION

The three houses in the Marks and Garvey Historic District represent an intact streetscape from the first wave of development in Kansas City's Beacon Hill neighborhood. Since their construction in 1888, they have been a unique feature on the streetscape of the 2400 block of Tracy Avenue, distinguished from their neighbors by their Late Victorian design and their cohesive relationship to each other.

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GEOGRAPHIC DATA

VERBAL BOUNDARY DESCRIPTION

The South 50 feet of Lot 4 and all of Lot 5, Block 4, Hall's Hill, a subdivision in Kansas City, Jackson County, Missouri.

BOUNDARY JUSTIFICATION

The Marks and Garvey Historic District boundaries encompass the parcels of land historically associated with the three houses.

PHOTOGRAPHIC DOCUMENTATION

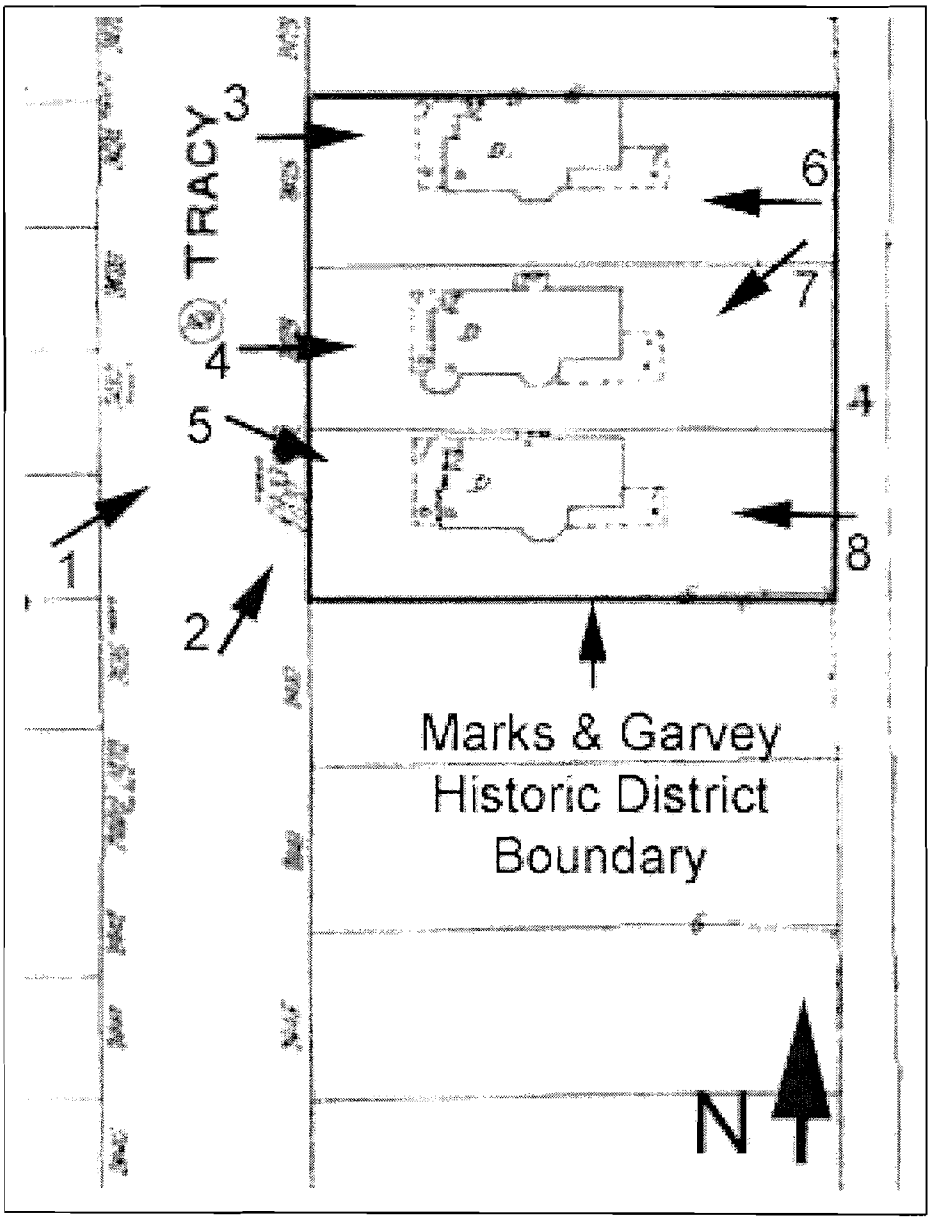
Photographer: Brad Finch
F-Stop Photography
Kansas City, Missouri 64124

Date of Photographs: January 2006

Location of Original Negatives: City of Kansas City, Missouri Landmarks Commission
City Hall, 414 East 12th Street, 26th Floor
Kansas City, MO 64106

Photograph Number	Description	Camera View
1.	Marks and Garvey Historic District	NE
2.	Marks and Garvey Historic District	NE
3.	2429 Tracy Avenue, primary (west) elevation	E
4.	2433 Tracy Avenue, primary (west) elevation	E
5.	2437 Tracy Avenue, primary (west) elevation	E
6.	2433 Tracy Avenue, rear (east) elevation, and 2429 Tracy Avenue, rear (east) and south elevations	W
7.	2433 Tracy Avenue, east and north elevations, and 2437 Tracy Avenue, north elevation	SW
8.	2437 Tracy Avenue, rear (east) and south elevations, and 2433 Tracy Avenue, south elevation	NW

MARKS AND GARVEY HISTORIC DISTRICT
PHOTOGRAPH LOCATION MAP



Marks & Garvey Historic District
Jackson County, Missouri
UTM Reference:
15/364382/4327090