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 Sherwood Manufacturing Company Building

other name/site number Arnold Hall

2. Location

street & town 123 SE 3rd Street N/A not for publication

city or town Lee's Summit N/A vicinity

state Missouri code MO county Jackson code 095 zip code 64063

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 — March 5, 2010

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	
1		buildings
		sites
		structures
		objects
1	0	Total

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

Historic Resources of Lee's Summit, MIssouri

Number of contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Function
(Enter categories from instructions)

INDUSTRY/PROCESSING: Manufacturing Facility
GOVERNMENT: Government Office

Current Function
(Enter categories from instructions)

VACANT

7. Description

Architectural Classification
(Enter categories from instructions)

OTHER: One-Part Commercial Block

Materials
(Enter categories from instructions)

foundation Concrete
walls Brick
roof Asphalt
other

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)

INDUSTRY

Period of Significance

1946- c. 1949

Significant Dates

1946

Significant Persons

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

(Unknown)

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:

Lee's Summit Historical Scoiety

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

10. Geographical Data

Acreage of Property < 1 acre

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

	Zone	Easting	Northing
1	1/5	3/8/0/7/6/9	4/3/0/7/9/6/6
2	/	/ / / / /	/ / / / / /
3	/	/ / / / /	/ / / / / /
4	/	/ / / / /	/ / / / / /

Verbal Boundary Description
(Describe the boundaries of the property.)
WB Howard's First Addition

Property Tax No. 61-230-18-02-00-0-00-000

Boundary Justification
(Explain why the boundaries were selected.)
The boundary for the historic property includes the parcel of land historically associated with the resource.

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

11. Form Prepared By

name/title Elizabeth Rosin, Principal, and Rachel Nugent, Associate

organization Rosin Preservation, LLC date 23 December 2009

street & number 215 W 18th Street, Suite 150 telephone 816-472-4950

city or town Kansas City state MO zip code 64108

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 City of Lee's Summit; attn: Mark Dunning

street & number 220 SE Green Street telephone 816-969-1000

city or town Lee's Summit state MO zip code 64063

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

The Sherwood Manufacturing Company Building is located at 123 SE Third Street, Lee's Summit, Jackson County, Missouri on the eastern edge of the downtown business district. The building sits on the south side of Third Street between Douglas and Green Streets. The One-Part Commercial Block, built in 1946, is a brick building with a rectangular footprint and a barrel truss roof. The front (northwest) façade is symmetrically arranged with two large window openings flanking a raised, recessed entrance. A curved parapet with tight eaves echoes the shape of the roof. EIFS covers a historic stucco parge coating on the southwest (side) wall. EIFS has been removed from the southeast (rear) elevation, revealing the historic stucco coating. The stuccoed northeast elevation was never covered with EIFS. The massing, form, materials, and architectural features of the Sherwood Manufacturing Company Building illustrate the Small Manufacturing Facility sub-type of the Downtown Commercial/Industrial Building property type, described in the Multiple Property Documentation Form "Historic Resources of Lee's Summit." The organization of the front façade and the fenestration patterns remain largely unchanged, although the original windows have been replaced, and a majority of the building's historic form, features, and materials are intact. Non-historic alterations (e.g., parging on the southwest elevation) are to be reversed. Inside, a non-historic dropped ceiling and interior partitions and finishes have been removed, revealing brick walls which were painted in some cases but apparently never plastered. The trusses and wood deck are in excellent condition. The Sherwood Manufacturing Company Building retains sufficient integrity of location, design, and materials to communicate feelings about and associations with its period of significance.

ELABORATION

SETTING

The Sherwood Manufacturing Company Building is located at the east end of Lee's Summit's central business district, one half-block east of the Lee's Summit Downtown Historic District. [1] Across Third Street to the north is the Lee's Summit City Hall, completed in 2005. East of Green Street, the commercial buildings are newer. They are larger in size (footprint and volume) and have deeper setbacks from the street than the Sherwood Manufacturing Company Building and the buildings in the historic business district.

The front (northwest) elevation of the Sherwood Manufacturing Company Building abuts the concrete public sidewalk. South of the building (east and west) are paved parking lots. Low shrubs are planted along the building's southwest foundation. There is a narrow gap between the northeast wall of the Sherwood Manufacturing Company Building and the one-story, flat-roofed, concrete block commercial building that anchors the corner of Third and Green Streets.

[1] The Lee's Summit Downtown Historic District was listed in the National Register of Historic Places 17 August 2005.

EXTERIOR

The three-bay symmetrical front (northwest) façade of the Sherwood Manufacturing Company Building has a veneer of mottled red brick. At the center of the façade is a deeply recessed entrance. Within the recess, a short flight of concrete stairs rises to a pair of hollow metal pedestrian doors. A brick column separates the two doors. Openings filled with glass block pierce the angled sidewalls next to the stairs. Non-historic, painted metal posts and a metal header structurally reinforce the steel lintel that spans the opening. The bricks at the front corners of the opening weave together where the flat front and angled side walls meet.

A single window opening pierces the front wall on either side of the entrance. Each opening has a flat steel lintel, a projecting rowlock brick sill, and a pair of non-historic, single-light fixed aluminum windows. A belt course of darker brown soldier bricks runs above the openings and below the shaped parapet. Above the soldier course are two small single-light openings filled with wood-framed screens. Behind the screens are fans that ventilate the roof truss area.

A stucco parge coating covers the brick on the side and rear walls. On the northeast side, painted plywood covers the window openings, although the size, shape and depth of each opening and the projecting brick sills are intact. EIFS, installed over metal studs, encapsulates the southwest (side) wall. Non-historic fixed single-light aluminum windows fill the historic window openings on the southwest elevation. In two locations on this elevation, non-historic paired doors provide entrance to the building. A single, hollow aluminum door fills a pedestrian entrance near the center of the rear elevation. Above this opening, near the top of the wall, are two small openings filled with wood-framed slatted vents. These mirror the vent openings on the front elevation.

INTERIOR

As a manufacturing facility, the building interior featured a large open floor plan and no decorative finishes. A small office area and restrooms were partitioned at the rear of the space. Window openings, regularly spaced in the exposed brick walls, provided natural light to the interior. The barrel truss roof and concrete floors were also exposed. When the building became community meeting space in the 1990s, interior finishes including metal stud partition walls, carpet and vinyl tile on the floor and a dropped ceiling grid with lay-in tiles were added, along with larger restrooms.

Recently, many of the 1990s finishes were removed, revealing an interior that substantially reflects its historic appearance with unplastered brick walls, barrel trusses and wooden floor. Under current plans, additional rehabilitation will include removal of the EIFS from the southwest (side) elevation to expose its historic parge coating.

INTEGRITY

The Sherwood Manufacturing Company Building retains integrity of location, design, materials, workmanship, and feeling. It illustrates the registration requirements for Small Manufacturing Facilities, a sub-category of the Downtown Commercial/Industrial Building Property Type as described in the National Register Multiple Property Documentation Form "Historic Resources of Lee's Summit, Missouri." The building also shares commonalities of design, construction, and historical evolution with the resources that comprise the nearby commercial historic district. Character-defining features include the One-Part Commercial Block form with a symmetrical, three-bay façade; the placement of the building with its front façade abutting the public sidewalk; the restrained brickwork on the primary façade; and the barrel-truss roof.

The Sherwood Manufacturing Company Building is readily identifiable as a building of its type and period of construction. The primary façade is largely unaltered, retaining its contrasting brick belt courses, glass block windows, wood-framed roof vents, shaped parapet, and original configuration of openings. Although they currently hold non-historic sashes, examination of the brickwork indicates that all of the original window openings are intact and retain their historic projecting brick sills and steel lintels. As a manufacturing facility it is unlikely that the building would have had a commercial storefront. Stucco applied over the side and rear brick walls was likely added in 1949 after a fire destroyed the building to the west, scorching the brick walls of the nominated property. This alteration has gained significance in its own right.

The later addition of EIFS to the southwest and southeast elevations coincided with the mid-1990s renovation. Removal of EIFS from the rear (southeast) elevation shows that this alteration is fully reversible.

SUMMARY

The Sherwood Manufacturing Company Building, located at 123 SE Third Street, Lee's Summit, Jackson County, Missouri is significant under National Register Criterion A in the area of INDUSTRY. The building illustrates the commercial evolution of Lee's Summit as the importance of the railroad diminished in the mid-twentieth century. As described in the Multiple Property Documentation Form, "Historic Resources of Lee's Summit," the Sherwood Manufacturing Company Building possesses the distinct characteristics of the Downtown Commercial/Industrial Building Property Type, specifically as a small manufacturing facility. The one-story brick building fronts Third Street, a major transportation corridor through Lee's Summit. It is a rare example in Lee's Summit of a building constructed for the sole purpose of manufacturing. As such, the design includes neither a formal storefront nor a retail space. The Sherwood Building, used for the manufacture of pipe nipples for plumbers, was the last manufacturing facility built within downtown Lee's Summit, and it is one of few buildings in town constructed with a barrel-shaped roof. Its form, massing, size, scale, and materials continue the pattern of commercial design that typifies historic commercial construction in downtown Lee's Summit. The Sherwood Manufacturing Company Building also reflects the evolution of commercial and industrial development in downtown Lee's Summit as businesses shifted away from their reliance on the railroad to a vastly improved road system that fostered transportation of goods by truck. The period of significance for this property is 1946-1949, beginning with the date of construction and ending when the Sherwood Manufacturing Company ceased operating from the building.

ELABORATION

COMMERCIAL AND INDUSTRIAL DEVELOPMENT IN LEE'S SUMMIT[2]

Lee's Summit established itself as a railroad market center in the mid-nineteenth century. When the Missouri Pacific Railroad arrived in Jackson County shortly after the end of the Civil War, long-time Jackson County resident William Howard took advantage of this opportunity, platting seventy-five acres in October 1865 to create the town that would become Lee's Summit. The town lots straddled the railroad tracks that connected Lee's Summit to St. Louis and Kansas City, aligning the street grid with the rail line rather than the compass points.

The railroad brought prosperity to Lee's Summit. The surrounding agricultural community thrived with ready access to a wide distribution network for produce and livestock. Typical of railroad market towns, the earliest industrial facilities in Lee's Summit were the lumber yard, grain silo, and flour mill. These small, one- and two-story timber structures were constructed adjacent to the railroad tracks.

[2] Unless noted otherwise, the general context for development in Lee's Summit comes from Sally Schwenk, National Register of Historic Places Multiple Property Documentation Form "Historic Resources of Lee's Summit, Missouri," (Kansas City, Missouri: Historic Preservation Services, LLC, 2005), E-11.

Lee's Summit grew steadily through the end of the nineteenth century. By the turn of the twentieth century a large concentration of brick buildings along Main and Third Streets defined the downtown business district. These buildings housed the variety of commercial concerns required to support the growing town and the surrounding agricultural community. New residential subdivisions expanded outward from the commercial center, and the railroad remained the lifeline of the burgeoning town.

In the early twentieth century, the rising popularity of the automobile generated a need for improved roads. Harry S Truman, then a Jackson County judge, worked diligently to modernize Jackson County's rural road system. This included rebuilding and paving many of the county's dirt roads.[3] The resulting improvements affected the Lee's Summit commercial center. There was a shift in the types of businesses present in the community, the design of these business buildings, and the location of new construction.

The automobile freed businesses to locate away from the railroad tracks. Soon the Lee's Summit commercial district began to sprawl outward along improved roads. The design of these new buildings evolved as well. Auto dealerships, filling stations, and garages introduced new architectural forms with distinct features that differentiated them from traditional commercial buildings. Early filling stations imitated residential architecture, but on a smaller scale and with the necessary mechanisms for pumping gas. Dealerships and garages required generous, open floor plates that provided room to maneuver their large products. Often the best way to span these spaces was with a roof truss system.

In the 1920s the barrel-shaped truss system became a popular option for bridging the showroom/work area while minimizing—or eliminating altogether—the number of columns interrupting the floor. There are five extant buildings in Lee's Summit with barrel-shaped roofs, including the Sherwood Manufacturing Company Building. Three were constructed in the 1920s as automobile garages and dealerships. The fourth building was constructed in 1948-49 as a grocery store. Like the Sherwood Manufacturing Company Building, all of these commercial blocks have brick facades, but unlike the Sherwood Manufacturing Company Building, the other buildings have stepped parapets that conceal the curved shape of the roof. The shaped parapet of the Sherwood Manufacturing Company Building conforms to and communicates the arch of the truss and embraces this distinctive, period-specific design feature.

Improved roads meant that businesses no longer had to rely on the railroad to ship and receive goods. In Jackson County this correlated to an increase in the use of trucks to transport goods locally and regionally. In Lee's

[3] "Harry S. Truman: Life Before the Presidency," in *American President, an Online Reference Resource*, consulting editor Alonzo L. Hamby, 2009, database on-line, available from the University of Virginia, Miller Center of Public Affairs, http://millercenter.org/academic/americanpresident/truman/essays/biography/2, Accessed 21 December 2009.

Summit, Douglas and Third Streets, with their connections to county and state roads became desirable locations for new businesses reliant upon truck transportation. As this happened, the commercial center of Lee's Summit expanded along these roads. Businesses, like the Sherwood Manufacturing Company, were able to locate away from the railroad tracks and the congestion of the business district where they could more easily receive parts and materials and distribute finished products via truck. In the 1950s and 1960s, as the interstate highway network expanded, manufacturing businesses were drawn to locations increasingly nearer the highway and farther away from downtown. Sherwood Manufacturing was the last industrial business to locate in downtown Lee's Summit.

PROPERTY HISTORY

The Sherwood Manufacturing Company Building occupies the site previously held by Memorial Hall, another institution with historical significance to the Lee's Summit community. Memorial Hall was originally the headquarters of the Betterment of Ourselves Club, an organization founded by Lee's Summit businessmen around the turn of the twentieth century. The building served as a community center, providing a location for sporting events, public meetings, and high school graduations. It was also an early home of the Lee's Summit public library. At the end of World War I, the Betterment of Ourselves Club donated their building to the American Legion as a memorial to the young men of Lee's Summit who died during the war. Now known as the Memorial Building, it was the site of the speech that launched Harry S Truman's first political campaign for a judgeship in Eastern Jackson County. Memorial Hall was destroyed in May 1941 when fire spread from the neighboring lumber yard.

The footprint of Memorial Hall was very similar to that of the Sherwood Manufacturing Company Building. It was a rectangular brick structure with a two-story front block and a one-story rear block. The one-story block had a wood truss roof. The front façade was organized symmetrically around a recessed, raised entrance. The interior contained an open hall with a stage, showers, rest rooms, and a library.[4] While some local residents have wondered if the Sherwood Manufacturing Company Building reused elements (such as the foundation or walls) of the earlier structure, newspaper reports indicate that the fire completely destroyed the building. Only the north and west walls remained standing.[5] A few months later, the city sold the lot and salvaged brick and iron at auction.[6]

[4] "New War Memorial at Lees Summit is Unique Institution," *The Kansas City Post*, 1921, reproduced in Donald Hale, *The History of Lee's Summit, Missouri, Volume 1* (Lee's Summit, MO: Lee's Summit Historical Society, 1999), no page.
[5] "Early Morning Fire Destroys Community Hall and Lumber Yard," *Lee's Summit Journal*, 8 May 1941, 1, microfilm, Mid-Continent Public Library, Lee's Summit Branch.
[6] "City Sells Hall Site at Auction," *Lee's Summit Journal*, 23 October 1941, 1, microfilm, Mid-Continent Public Library, Lee's Summit Branch.

Frank Sherwood moved to Lee's Summit from Milwaukee, Wisconsin in 1944 and established a welding shop in an existing blacksmith shop at 110 West Third Street. Within a year he began making pipe nipples. In February 1946, Sherwood submitted plans and received a permit to build a small factory building to house his manufacturing business. By December the company had moved into its new building. At this location Frank Sherwood, his wife Gladys, and their ten employees fabricated pipe nipples, producing as many as 11,000 in a single day. The products were distributed to plumbing supply houses in Missouri, Kansas, Oklahoma, Colorado, Nebraska, Iowa, and Minnesota.[7] Around 1949, Sherwood Manufacturing ceased production in Lee's Summit. City directories reveal that Frank and Gladys Sherwood moved to nearby Independence, Missouri, but research did not reveal the fate of the pipe nipple manufacturing company.

On the lot west of the Sherwood Manufacturing Company Building was the Parrish Implement and Appliance Company. On August 31, 1949 the implement business suffered a devastating fire that completely destroyed the building. The flames were strong enough to scorch the exterior walls of the Sherwood Manufacturing Company Building. It is likely that the stucco parging was applied to the side and rear walls of the Sherwood Manufacturing Company Building at this time.

Local resident Joseph Arnold purchased the manufacturing building from Sherwood in 1950. Arnold had moved to Lee's Summit in 1903 and owned a series of successful businesses in town. He wished to leave a bequest to the community that would benefit the people, particularly senior citizens. Arnold envisioned the old factory becoming a community center where people could gather for sports or community activities, similar to the old Memorial Hall.[8]

Arnold donated the Sherwood Manufacturing Company Building to the City of Lee's Summit on May 24, 1950. City officials recognized the gift by declaring Joe Arnold Day.[9] Members of local civic groups, churches and the school district attended a banquet to celebrate Arnold and his gift to the community. Speakers extolled the opportunities the new "Arnold Hall" afforded. School Board President Dwight Miller spoke of the many community groups that eagerly anticipated using the new center. Bill McKee, President of the Chamber of Commerce, hoped to install a wood floor and create a skating rink.[10]

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[7] Donald Hale, *The History of Lee's Summit, Missouri, Volume 2* (Lee's Summit, MO: Lee's Summit Historical Society, 2000), 3, 82.
[8] Ibid., 333.
[9] "Civic Groups Honor Joe Arnold for Gift of Community Center," *Lee's Summit Journal*, 25 May 1950, 1, microfilm, Mid-Continent Public Library, Lee's Summit Branch.
[10] Hale, *Volume 2*, 155.

Unbeknownst to those at the banquet, these plans would shortly be put on hold. Following the outbreak of war in Korea in June 1950, inflation and a shortage of building materials put the project on hold. Instead of renovating the Sherwood Manufacturing Company Building as a community center, the City opted to rent the facility to commercial tenants and use the income to fund future renovations.[11] Over the next thirty years tenants included Dwight Manufacturing (a manufacturer of airplane parts as a subcontractor to the Boeing Aircraft Company during the Korean War), the Gas Service Company (who stored meters in the building during the early 1960s), and a Mexican restaurant.

While the rental income from the Sherwood Manufacturing Company Building did pay for community improvements, they were not improvements to Arnold Hall. It was several decades before the building returned to serving the direct community function that Arnold intended. Disappointed with how his gift was used, Arnold left his estate to other causes when he died in May 1955.

In the mid-1990s the City of Lee's Summit renovated the building to serve as public meeting space. It housed city council chambers until construction of the new city hall was completed in 2005.

The Sherwood Manufacturing Company Building is one of three surviving industrial buildings in downtown Lee's Summit. The oldest of these is the L.A. Hess Packing Company, erected in 1896 at the corner of Green and Second Streets.[12] The packing house has rustic stone walls and a gable-front form. A few years later, a planing mill was constructed circa 1900 on Market Street, just west of the railroad tracks. This two-story building has brick walls and a flat roof. The Sherwood Manufacturing Company Building, erected in 1946, is stylistically distinct from these other manufacturing facilities. Instead it shares design traits (such as the brick façade and shaped parapet) with the gas stations and auto dealerships constructed during the automobile era and with contemporary one-part commercial blocks found in the historic business district, although the lack of a commercial storefront distinguishes its manufacturing function.

The building was inventoried during historic resource surveys of downtown Lee's Summit conducted in 1990 and 2001. The 1990 survey noted, "Although simple and of slightly more recent history, the building is nonetheless important as one of Lee's Summit's few extant historic industrial buildings." The 2001 survey recorded, "Since 1991 [sic], the only apparent alterations to the building are the replacement of the entrance doors and the removal of the awnings. It also appears that a synthetic stucco product has been applied to the west party wall. This does

[11] Ibid., 153.
[12] Sanborn Map and Publishing Company, Ltd, *Sanborn Fire Insurance Map of Lee's Summit, Missouri* (New York: Sanborn Map Company, 1893 and 1898), Sheets 1 and 2, database online http://sanborn.umi.com.proxy.mcpl.lib.mo.us/mo/4744/dateid-000001.htm?CCSI=45n., Accessed 15 December 2009.

not diminish the integrity of the building because it is on a secondary elevation, and the distinctive massing and roofline of the building, as well as the materials and appearance of the main façade remain intact."[13] The building has experienced no further alterations and continues to communicate the distinctive qualities remarked upon by the 1990 and 2001 studies.

CONCLUSION

The Sherwood Manufacturing Company Building illustrates a unique combination of elements and influences that shaped downtown Lee's Summit in the post-World War II era. The building was constructed in 1946 for the specific purpose of manufacturing a product for regional distribution. This distribution did not rely on the railroad that initially contributed to the growth of Lee's Summit, but rather on the improved system of county and state roads. It is one of only three buildings in the downtown area designed for industrial purposes, and nearly fifty years after the earlier buildings it became the last manufacturing building constructed in downtown Lee's Summit. Its appearance is compatible with the commercial blocks located just to the east along Third Street in the heart of the commercial district, although the barrel-shaped roof is a trait more commonly associated with automobile-related businesses, such as garages and dealerships. Among the handful of buildings in downtown Lee's Summit with barrel-shaped roofs, the Sherwood Manufacturing Company Building is unique for its curved parapet that echoes and celebrates the functional form of its roof. Through its massing, form, materials, and symmetrical façade the Sherwood Manufacturing Company Building clearly illustrates the small manufacturing facility sub-type of the Downtown Commercial/Industrial Building property type. Although the EIFS covering the southwest exterior wall impairs its integrity, the registration requirements in the MPDF state that non-historic siding materials should not automatically render the resource ineligible if the application is reversible, especially when located on secondary elevations. Current rehabilitation plans will restore both the original exterior and interior details. This work will include removal of the EIFS.

[13] Historic Preservation Services, "Cultural Resources Survey, Lee's Summit, Missouri," Prepared for the City of Lee's Summit, Missouri, Survey Database, 2001.

MAJOR BIBLIOGRAPHICAL REFERENCES

"City Sells Hall Site at Auction." *Lee's Summit Journal*, 23 October 1941, 1. Microfilm. Mid-Continent Public Library, Lee's Summit Branch.

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Schwenk, Sally. National Register of Historic Places Multiple Property Documentation Form "Historic Resources of Lee's Summit, Missouri." Kansas City, MO: Historic Preservation Services, LLC. 2005.

PHOTOGRAPHIC INFORMATION

Photographer: Elizabeth Rosin
Rosin Preservation, LLC
Kansas City, Missouri

Date of Photographs: September 2009

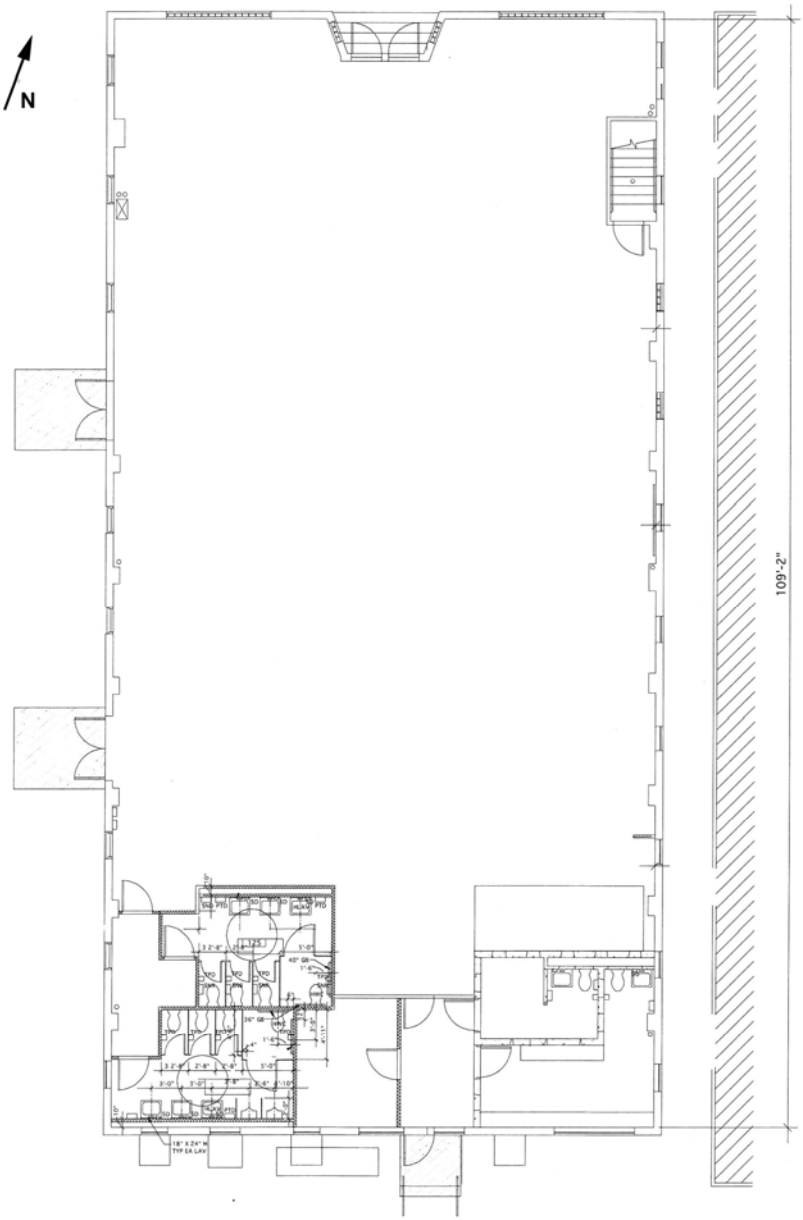
Digital images submitted on CD-ROM

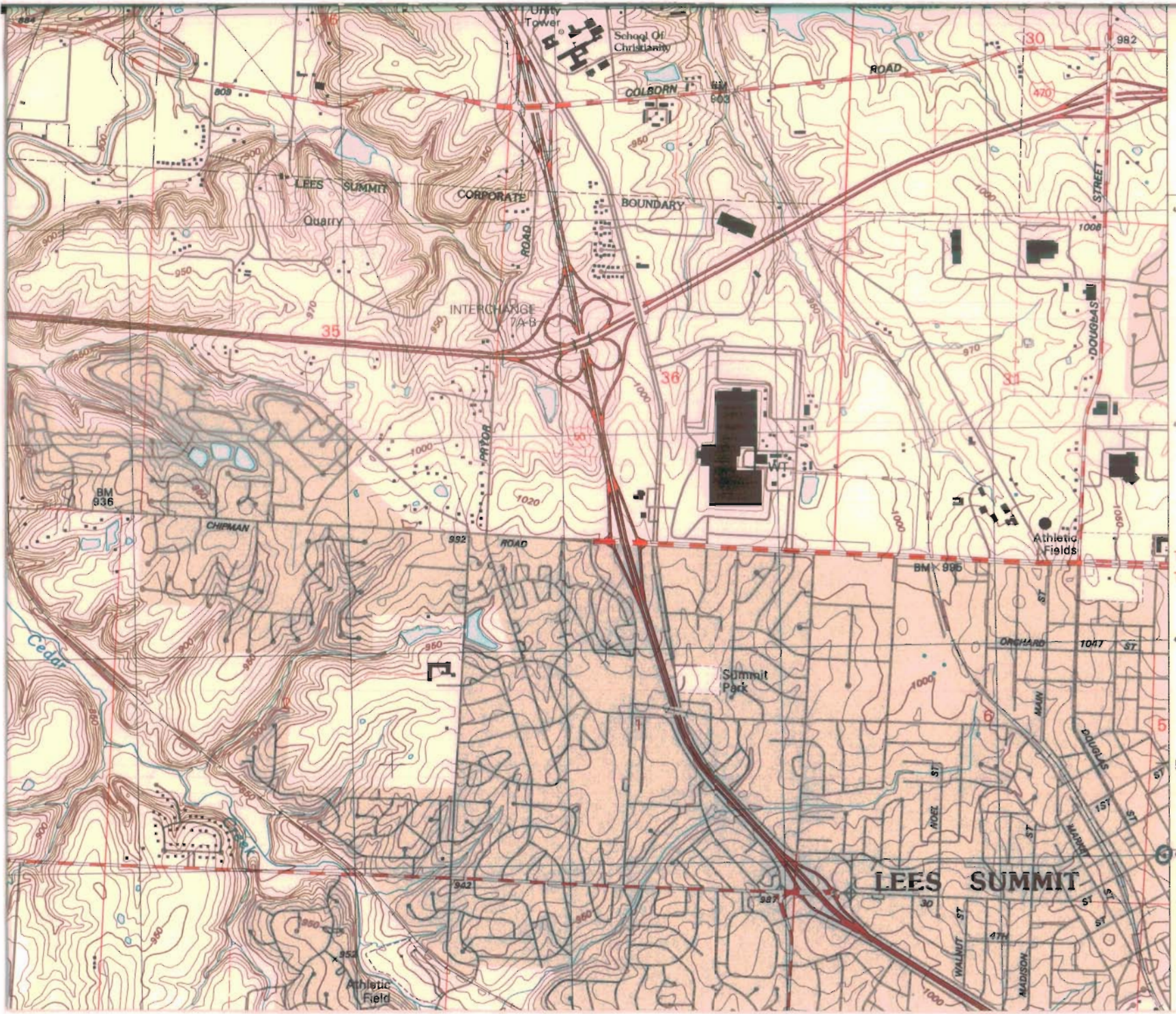
Photograph Number	Description	Camera View
1.	North elevation	South
2.	West elevation	East
3.	South elevation with EIFS partially removed	North
4.	East elevation	Northwest
5.	East elevation	Southeast
6.	Front (north) entrance detail	South
7.	Vent, roofline, and brickwork detail	North
8.	Junction of historic north wall and EIFS siding on west wall	South
9.	Gap between historic wall and EIFS at southwest corner	North
10.	Interior open space	Northeast
11.	Interior open space	Southwest
12.	West wall detail with replacement doors and windows	West
13.	East wall detail with boarded up window openings	East
14.	Front (north) entrance	Northwest
15.	Front (north) window	Northeast
16.	Roof trusses	Up

Location Map

Base map source: Bing.com

FLOOR PLAN





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