

**Site Inventory Form**  
**State Historical Society of Iowa**  
 (November 2005)

**State Inventory No.** 29-01126  New  Supplemental  
 Part of a district with known boundaries (enter inventory no.) 29-03685, 29-00001  
 Relationship:  Contributing  Noncontributing  
 Contributes to a potential district with yet unknown boundaries  
 National Register Status:(any that apply)  Listed  De-listed  NHL  DOE  
 9-Digit SHPO Review & Compliance (R&C) Number \_\_\_\_\_  
 Non-Extant (enter year) \_\_\_\_\_

**1. Name of Property**

historic name W.F. Hayden Building  
 other names/site number O.M. Burrus Marble Works, Dehner Seed and Supply Co, Downtown Survey Map # J-144

**2. Location**

street & number 608-610 Jefferson Street  
 city or town Burlington  vicinity, county Des Moines  
 Legal Description:(If Rural) Township Name \_\_\_\_\_ Township No. \_\_\_\_\_ Range No. \_\_\_\_\_ Section \_\_\_\_\_ Quarter of Quarter \_\_\_\_\_  
 (If Urban) Subdivision part of Original City Lot 798 Block(s) \_\_\_\_\_ Lot(s) Starr & Starr Sub – Lots 6 & 7

**3. State/Federal Agency Certification [Skip this Section]**

**4. National Park Service Certification [Skip this Section]**

**5. Classification**

Category of Property (Check only one box)	Number of Resources within Property			
	If Non-Eligible Property		If Eligible Property, enter number of:	
	Enter number of:		Contributing	Noncontributing
<input checked="" type="checkbox"/> building(s)	—	buildings	<u>1</u>	— buildings
<input type="checkbox"/> district	—	sites	—	— sites
<input type="checkbox"/> site	—	structures	—	— structures
<input type="checkbox"/> structure	—	objects	—	— objects
<input type="checkbox"/> object	—	Total	<u>1</u>	— Total

**Name of related project report or multiple property study** (Enter "N/A" if the property is not part of a multiple property examination).  
 Title N/A Historical Architectural Data Base Number \_\_\_\_\_

**6. Function or Use**

<b>Historic Functions</b> (Enter categories from instructions)	<b>Current Functions</b> (Enter categories from instructions)
<u>02E: Commerce / specialty store - monuments</u>	<u>70: Vacant</u>
<u>02E: Commerce / specialty store – seed and feed</u>	

**7. Description**

<b>Architectural Classification</b> (Enter categories from instructions)	<b>Materials</b> (Enter categories from instructions)
<u>09F05: Commercial / brick front</u>	foundation <u>04: Stone</u>
	walls (visible material) <u>03: Brick</u>
	roof <u>08B: Rolled Asphalt</u>
	other _____

**Narrative Description** ( SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED)

**8. Statement of Significance**

**Applicable National Register Criteria** (Mark "x" representing your opinion of eligibility after applying relevant National Register criteria)

<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	A Property is associated with significant events.
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended	B Property is associated with the lives of significant persons.
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	C Property has distinctive architectural characteristics.
<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended	D Property yields significant information in archaeology or history.

County Des Moines Address 608-610 Jefferson Street Site Number 29-01126  
City Burlington District Number 29-03685

**Criteria Considerations**

- 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)

05: Commerce  
02: Architecture

**Significant Dates**

Construction date 1895  check if circa or estimated date  
Other dates, including renovation \_\_\_\_\_

**Significant Person**

(Complete if National Register Criterion B is marked above)

\_\_\_\_\_  
\_\_\_\_\_

**Architect/Builder**

Architect \_\_\_\_\_

Builder \_\_\_\_\_

**Narrative Statement of Significance** ( SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED)

**9. Major Bibliographical References**

Bibliography  See continuation sheet for citations of the books, articles, and other sources used in preparing this form

**10. Geographic Data**

**UTM References (OPTIONAL)**

Zone	Easting	Northing	Zone	Easting	Northing
1	_____	_____	2	_____	_____
3	_____	_____	4	_____	_____

See continuation sheet for additional UTM references or comments

**11. Form Prepared By**

name/title Rebecca L. McCarley, consultant, Davenport research by Steve Frevert and Barb Mackey  
organization Burlington Historic Preservation Commission date May 14, 2014  
street & number City Hall, 400 Washington Street telephone 319-753-8158  
city or town Burlington state Iowa zip code 52601

**ADDITIONAL DOCUMENTATION (Submit the following items with the completed form)**

**FOR ALL PROPERTIES**

- Map:** showing the property's location in a town/city or township.
- Site plan:** showing position of buildings and structures on the site in relation to public road(s).
- Photographs:** representative black and white photos. If the photos are taken as part of a survey for which the Society is to be curator of the negatives or color slides, a photo/catalog sheet needs to be included with the negatives/slides and the following needs to be provided below on this particular inventory site:

Roll/slide sheet #	_____	Frame/slot #	_____	Date Taken	_____
Roll/slide sheet #	_____	Frame/slot #	_____	Date Taken	_____
Roll/slide sheet #	_____	Frame/slot #	_____	Date Taken	_____

See continuation sheet or attached *photo & slide catalog sheet* for list of photo roll or slide entries.

Photos/illustrations without negatives are also in this site inventory file.

**FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL**

- Farmstead & District:** (List of structures and buildings, known or estimated year built, and contributing or noncontributing status)
- Barn:**
  - A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
  - A photograph of the loft showing the frame configuration along one side.
  - A sketch floor plan of the interior space arrangements along with the barn's exterior dimensions in feet.

**State Historic Preservation Office (SHPO) Use Only Below This Line**

Concur with above survey opinion on National Register eligibility:  Yes  No  More Research Recommended  
 This is a locally designated property or part of a locally designated district.

Comments: \_\_\_\_\_

Evaluated by (name/title): \_\_\_\_\_ Date: \_\_\_\_\_

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W.F. Hayden Building

Des Moines

Name of Property

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## 7. Narrative Description

This is a two-story, two-storefront, brick building constructed in 1895. The building has a center recessed entry, with large sidelights and transom window. The storefront retains round iron columns with an iron beam with rosettes. The large display windows have been replaced, as well as the brick bulkhead. There are plain glass transoms above a horizontal metal canopy. The second story has two sets of four windows, each one-over-one-light double hung with fixed transoms. These windows are framed by pilasters extending above the parapet, with the right/east one about half the width of the other two. This supports that the building was originally constructed as a three-storefront building, with the east third replaced in 1928 with the construction of the adjacent building at 604-606 Jefferson. Brick "brackets" extend under the frieze above each bay of windows, with additional recessed brick rows across the parapet. This simplified brick detail likely dates the building to the mid-1890s, with more Classical details by the early 20<sup>th</sup> century. The west side extends along the mid-block alley, with an original pair of wood doors near the rear leading to a freight lift. The delineation between the original building and the 1922 addition is apparent due to the variation in foundation stone and brick walls. Sanborn maps show that this addition is tile block with brick face. The addition has an overhead freight door coming off the alley. Second story windows extend along the original building and rear addition. The lower one-story tile block section to the north of the addition is part of the building to the east at 604-606 Jefferson, providing alley access to the rear addition of that adjacent building.

## 8. Narrative Statement of Significance

The O.M. Burrus Marble Works building appears to contribute historically and architecturally to the potential Downtown Commercial Historic District (#29-03685). The building appears to have been constructed around 1895 for the company, and they then moved to their large warehouse/workroom at 831-839 Jefferson around 1907. Dehner Seed and Supply Company then occupied this building from 1919 until around 2003, building a rear addition for a feed warehouse in 1922. The building may also be individually eligible under Criterion A for its association with the O.M. Burrus Marble Works and/or Dehner Seed and Supply Company. Further research and assessment of the interior would be required for full individual evaluation. The building is currently listed as contributing in the West Jefferson Street Historic District (1991, #29-00001).

Lots 797 and 798 at the northwest corner of Jefferson and 6<sup>th</sup> Street were subdivided as part of the Starr & Starr Subdivision in the early 1870s. In May 1886, Charles Starr sold Lot 5 (606 Jefferson) to W.F. Hayden and half interest in Lots 6 and 7 (608-610 Jefferson) to W.F. Hayden as well. O.M. Burrus started a marble cutting business in 1886, joined by his brother R.R. Burrus in 1904. W.E. Starr and C.A. Hadley sold Lot 1 in the middle of the block to the north along 6<sup>th</sup> Street to O.M. Burrus on March 15, 1892. The 1892 Sanborn map shows a small one-story building at 604 Jefferson used as a marble shed, with the lots to the west to the alley as vacant land. On April 3, 1895, the *Hawk-Eye* reported that W.F. Hayden intends to put up a business structure on his lot on the north side of Jefferson Street, west of 6<sup>th</sup> Street (*Hawk-Eye*, April 3, 1895, 3). No historic photographs are available for this period, but it appears that this two-story brick building was constructed as a three-storefront building, spanning 606-608-610 Jefferson. Tenants for the new Hayden building were then sought on

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October 13, 1895 (*Hawk-Eye*, October 13, 1895, 7). On January 12, 1896, the newspaper reported that "Mr. O.M. Burrus will move this week into the new building erected by Mr. Hayden, adjoining Mr. Burrus' present apartments on Jefferson Street...will be the ideal marble and granite establishment of the west (*Hawk-Eye*, January 12, 1896, 3). The 1894 city directory lists O.M. Burrus Marble Works at 606 Jefferson, and they are then listed at 608 Jefferson in 1896. Dr. Hooper then advertised at 610 Jefferson on April 5, 1896, with dentist Dr. Stevens at 610 ½ Jefferson by September 13, 1896. The Bee Hive then opened a new store at 608-610 Jefferson in April 1898 (*Hawk-Eye*, April 20, 1898, 7; *Hawk-Eye*, May 7, 1898, 7). They advertised here in several newspapers through 1898 and into 1899. L.B. Weber and E.V. Smith bought the store from A. Weinberg in January 1899, and they incorporated as Weber-Smith Company. In August 1899, the Bee Hive moved to 515-517 Jefferson, which was remodeled for the store (*Hawk-Eye*, July 11, 1899, 6). O.M. Burrus then opened a new show room at 608-610 Jefferson, expanding into the remainder of the building. The 1900 Sanborn map then shows a two-story building at 606 Jefferson as marble works, with a two-story double-storefront building to the west at 608-610 Jefferson. A stone yard is located to the rear of the building, with a cutting shed, wagon shed, and sand building around the house on the lot to the north of the buildings along Jefferson. By 1900, their listing is 608-610 Jefferson.

An article in the *Hawk-Eye* on March 29, 1903 notes that "A large stock of finished work can always be seen in his show-room, 608 and 610 Jefferson." O.M. Burrus was in the process of completing a 42 by 120 granite and marble workshop, with workmen occupying the new building. The new work building was anticipate to place him on equal footing with Eastern manufacturers ("Large Granite and Marble Workshop of O.M. Burrus Nearing Completion," *Hawk-Eye*, March 29, 1903, 6). His brother, Robert Burrus, joined the business in 1904, and it was incorporated as O.M. Burrus and Brother in 1907. Around this time, they moved from this location at 608-610 Jefferson. The 1907 city directory lists them at 604 Jefferson, with their factory at 833-839 Jefferson. The 1912 directory then lists them at 831-839 Jefferson. In 1915, they were noted as having the largest plant west of New England, with a 300 foot footage on Jefferson and 170 feet on Valley (in the middle of the 800 block, per the 1930 Sanborn map). The warehouse was built of Bedford stone (Antrobus 1915, Vol. 2: 267-269). Even after moving his office to this building, Burrus retained interest in Lot 1 to the north of the buildings at 600-610 Jefferson, building a commercial building here around 1914. O.M. Burrus later bought this building at 608-610 Jefferson in 1920, owning it for three years.

No business has been identified at 608-610 Jefferson in the 1907 city directory. John Gately Company (house furnishing goods) was listed at 520 Jefferson, and they then moved to 608-610 Jefferson by the 1908 city directory. The business continued to be listed at 610 Jefferson in the 1912 city directory. On March 9, 1913, the *Hawk-Eye* run an article on their move to 515-517 Jefferson, where they would occupy twice the amount of space, including a two floors and a basement. The department store was then one of 95 stores nationwide ("Gately's," *Hawk-Eye*, March 9, 1913, 10).

George Cohen & Brother then leased 606-608-610 Jefferson (the large store formerly occupied by Gately) for their home furnishings store (*Burlington Hawk-Eye*, March 19, 1913, p. 8). The building was sold from the Hayden estate to Leon Leyda on April 3, 1913, who maintained it for investment purposes. It was described as 60 feet along Jefferson, brick, two stories – thus the full 606-608-610 building (*Hawk-Eye*, April 4, 1913, 8). At the time of the sale, George Cohen still occupied the building,

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but then it was occupied by Sol. Gross & Company – The Burlington Bargain Store – by May 1913 (*Hawk-Eye*, May 28, 1913, 8). Solomon Gross, furniture, continued to be listed at 606-610 Jefferson in the 1916 city directory.

In March 1919, the 608-610 Jefferson portion became home to Dehner Seed & Supply Company. John Dehner had bought the Stone seed business about two years ago, and it had grown greatly. The move to this building permitted him to occupy two stories with a store room to the rear (“Dehner Seed Company Gets Larger Quarters,” *Hawk-Eye*, February 9, 1919, 5). The Dehners bought the 40 by 115 foot building at 608-610 Jefferson, along with the 40 by 50 foot building to the rear formerly owned by O.M. Burrus in May 1922. The store building was noted as a modern structure, and the rear building was to be used as a seed cleaning plant and warehouse (“Dehner Seed So Buy Store Firm Occupies,” *Hawk-Eye*, May 2, 1922, 9). This earlier building to the rear was then replaced by a two-story addition later in 1922. Their main business was selling of garden and field seed, with other departments for the sale of feed, poultry supplies, etc. They had also started a poultry farm in Illinois, with soybeans and experimental wheat added to their products. Their hatchery operated at the headquarters of Dehner Seed and Supply Company in Burlington, planned to expand to 10,000 eggs/chicks in the next year (“Dehner Seed Co,” *Hawk-Eye*, June 8, 1922, 8). Though the newspaper noted the sale of the building in 1922, transfer book records show the property sold to Burrus by Leyda in April 1920 and then sold by Burrus to Mary Byron in June 1923. Mary Byron then sold Lots 6 and 7 with the alley to the north to John A. Dehner on May 2, 1928. Burrus continued to own Lots 4-5 to the east, with the 604 and 606 Jefferson buildings. These buildings then were rebuilt/remodeled for the Great A&P Tea Company in 1928. The second story of this building to the east was used by Dehner for additional space, connected to the building at 608-610 Jefferson. In 1931, the property at 608-610 Jefferson transferred from John A. Dehner (single) to Dehner Seed and Supply Company. The 1930 Sanborn map shows a store at 608-610 Jefferson, with seed cleaning on the second story and a tile block two-story rear addition for a feed warehouse.

Dehner Seed and Supply Company continued to be listed here at 608-610 Jefferson through the end of the 20<sup>th</sup> century. In 1935, John A. Dehner was listed as president, with Lawrence A. Dehner as vice president and Louis J. Dehner as secretary-treasurer. The 1940 directory lists the company as selling feeds, seeds, poultry supplies, Sherwin-Williams Paints, and sporting goods. The same officers and products continue to be listed in the city directories in the 1940s and 1950s. By 1950, Edmund P. Dehner became vice president, with John A. Dehner still listed as president and Louis J. Dehner as secretary-treasurer. These officers continued through the 1960s. In 1970, Paul A. Dehner was president, J. Dick Dehner was vice president, and Louis J. Dehner was secretary-treasurer. They expanded to include fishing and hunting supplies, paint, and hardware. A large feed mixing elevator was located on the second floor, as was a chicken hatchery. Boat motors were repaired in a basement workshop (Frevert visit to property, 2009). Dehner’s closed about 2003. The building is currently vacant.

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## 9. Major Bibliographical References

Brower, Steven. *West Jefferson Street Historic District*. National Register of Historic Places nomination form. On file at State Historic Preservation Office, Des Moines, IA. Listed on April 9, 1991.

City Directories, Burlington, Iowa, various dates. On microfiche at the Burlington Public Library

Deed records, per transfer books at Des Moines County Auditor's Office.

Downtown Partners, Inc., a Division of the Greater Burlington Partnership, Burlington, Iowa. Collection of scanned historic photographs of downtown Burlington.

Newspapers, various titles and editions. Particular special editions utilized:

*Burlington Evening Gazette*, March 24, 1906

*Daily Hawk-Eye Gazette*, September 2, 1938

*Burlington Hawk-Eye Gazette*, August 4, 1942

*Burlington Hawk-Eye*, July 10, 1962

*Burlington Hawk-Eye*, July 4, 1976

Sanborn Map Company. "Burlington, Iowa," Fire Insurance Maps. New York: Sanborn Map Company, 1886, 1892, 1900, 1931, 1952.

Smith, Claudia, and Marie Landon. 1976 survey of sites in Burlington. Iowa Site Inventory forms prepared on file at State Historic Preservation Office, Des Moines, IA.

Vertical files. Files on business/industry as well as individual businesses. Burlington Public Library, Burlington, Iowa.

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**Location map**



Base aerial photography by Aerial Services Inc for Des Moines County GIS Commission, March 2010.

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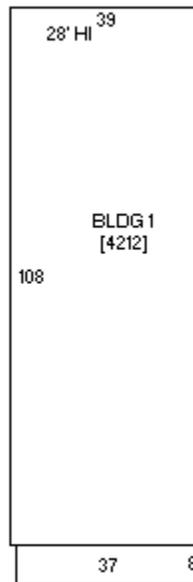
W.F. Hayden Building  
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## Building plan (from assessor's website)



MTL CANOPY  
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## Historic images



North side of 600 block of Jefferson from east end in 1977 (Downtown Partners)

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*Second story interior photographs from June 2008 (Downtown Partners)*

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**Digital photographs**



**Photograph 29-01126-001 – West and south elevations, looking northeast (McCarley, July 17, 2013).**

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Photograph 29-01126-002 – Two-story rear section, looking southwest (McCarley, January 14, 2014).