

# 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 Property

Historic name: St. Luke Building 2018 Boundary Increase

Other names/site number: DHR# 127-0352

Name of related multiple property listing:

N/A

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

### 2. Location

Street & number: 902-904 St. James Street

City or town: Richmond State: VA County: Independent City

Not For Publication: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 X C     D

<p>_____</p> <p><b>Signature of certifying official/Title:</b> <u>Virginia Department of Historic Resources</u></p> <p><b>State or Federal agency/bureau or Tribal Government</b></p>	<p>_____</p> <p><b>Date</b></p>
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<p>In my opinion, the property <u>   </u> meets <u>   </u> does not meet the National Register criteria.</p>	
<p>_____</p> <p><b>Signature of commenting official:</b></p> <p>_____</p> <p><b>Title :</b></p>	<p>_____</p> <p><b>Date</b></p> <p>_____</p> <p><b>State or Federal agency/bureau or Tribal Government</b></p>

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#### 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:) \_\_\_\_\_

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Signature of the Keeper

Date of Action

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#### 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

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**Number of Resources within Property**

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>2</u>	<u>0</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>0</u>	<u>0</u>	structures
<u>0</u>	<u>0</u>	objects
<u>2</u>	<u>0</u>	Total

Number of contributing resources previously listed in the National Register 0

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**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

DOMESTIC: Single Dwelling: Rowhouse

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

**Current Functions**

(Enter categories from instructions.)

VACANT/NOT IN USE

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

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## 7. Description

### Architectural Classification

(Enter categories from instructions.)

LATE VICTORIAN: Italianate

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**Materials:** (enter categories from instructions.)

Principal exterior materials of the property: BRICK; WOOD; METAL: Standing seam

### 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.)

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#### Summary Paragraph

The St. Luke Building was previously listed in the Virginia Landmarks Register (1981, #127-0352) and the National Register of Historic Places (1982) as an individual resource. This boundary increase extends the property's historic boundary to include 902-904 St. James Street, two modest Italianate rowhouses built ca. 1877 that predate the St. Luke Building by more than two decades, but were historically and functionally associated with the Order of St. Luke as rental income units. The setting for this property was dramatically changed during the mid-20<sup>th</sup> century when construction of the Richmond-Petersburg Turnpike (present-day Interstates 95 and 64) was constructed a short distance to the south, separating the St. Luke Building from the heart of the Jackson Ward neighborhood (which was designated an NHL in 1978). In the succeeding decades, many buildings within the St. Luke Building's vicinity have stood vacant and neglected, and numerous others have been demolished. Although the St. Luke Building's integrity of setting and feeling is unchanged since it was listed in the National Register, the large-scale changes that occurred during the mid-20<sup>th</sup> century mean that the property's historic setting would have been quite different. Within this context, it is significant that the neighboring rowhouses at 902-904 St. James Street have survived. Overall, their integrity of design, workmanship, materials, and association are for the most part intact, and the buildings are on their original location; the buildings' physical condition, however, evidences a long period of vacancy and neglect.

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## **Narrative Description**

### **Setting**

The St. Luke Building is located on a lot in the southeast corner of a block defined by St. James Street to the east, West Baker Street to the south, St. John Street to the west, and West Charity Street to the north. The lot is grassy with concrete sidewalks located along the east and south borders of the lot. There is a chain link fence between the lot and the south sidewalk and telephone poles along St. James Street. A large tree is located at the southeast corner of the building and several mature trees are located west of the building. Immediately north of the St. Luke Building are the two rowhouses at 902-904 St. James Street. They stand at the southeast corner of a rectangular lot covered with mown grass. Narrow grassy strips separate the building facades from the curb of St. James Street. Temporary wire fencing has been installed across the grassy strips and wraps around to the north side of 904 St. James Street.

### **902-904 St. James Street (2 Contributing Buildings)**

Dating to ca. 1877, the buildings at 902-904 St. James Street consist of two modest Italianate rowhouses with the primary entrances for each unit facing St. James Street. The rowhouses are a symmetrical pair of two-story residential units, both with a standing-seam metal roof. The footprint of the rowhouses measures 40'6" by 31'2" feet, with each unit containing approximately 1,300 square feet of enclosed space for a total of 2,600 square feet of enclosed space. On the ground floor, the two units are separated by a passageway that extends through the building. On the second floor, a single window is located above the ground-floor passageway. The rowhouses were built as early as 1877 in a vernacular Italianate style. They have been modified over time, with the most noticeable modification being the loss of the front porches that once sheltered the two entry doors. The porches, recorded in historic photographs, were also of vernacular Italianate style.

For each rowhouse, the exterior walls are brick, laid in Flemish bond on the east (primary) façade, and common bond on the north, west (rear), and south elevations. The bay spacing on the primary elevation is idiosyncratic: on the ground floor, each rowhouse contains three bays (two six-over-six wood windows in the outermost east and west bays and two doors on the innermost bays, with a lowered central open passage dividing the two units. On the second floor, on the outer two north and south bays, six-over-six wood windows align vertically with the first-story windows. There are no windows above the doors, and a single six-over-six wood window is centered over the central passage. A simple wood cornice wraps the top of the second floor of the buildings. The north wall of 904 St. James Street is devoid of fenestration, while the south wall of 902 St. James Street is attached directly to the St. Luke Building at 900 St. James Street.

The west (rear) brick walls of the two buildings show evidence, by way of staining, of vegetation that once covered portions of the walls. The first story of 904 St. James Street has two boarded-over window openings on the outer two bays and a door opening infilled with concrete block on the inner bay. The second story has three symmetrically placed, boarded-over window openings. A damaged metal gutter extends along the roofline. At the south corner of 904 St. James Street,

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the historic opening to the central passageway between the two buildings has been infilled with a combination of brick and concrete block.

The west (rear) wall of 902 St. James Street has a single entry, infilled with concrete block, at the north (end). Each of the two bays to the south has a window opening infilled with a combination of brick and concrete block. Above these on the second story are two more windows, each boarded over. Thin metal sheathing has been wrapped over the roof's edge, likely as a temporary repair.

### **Interior**

The plan of each of the two rowhouses is symmetrical. Each building has two rooms on each floor with a small side stair rising laterally between the two rooms (rotated 90 degrees from the side passage) to the second floor. The side passage runs parallel to the front room, and opens directly into the rear room. On the second floor, the two rooms are arranged similarly, except that the area over the open ground-floor central passage is enclosed on the second, with the resulting space added alternately to the front and rear rooms of the two residential units.

The interior walls are plaster on wood furring strips attached to the masonry, and the floors are hardwood placed directly upon joists. The first and second floor ceilings are plaster on wood furring strips attached to the joists. The interior spaces are badly damaged by water penetration, as the units have not been occupied for at least twenty years. All mechanical systems, as well as kitchen and bathroom fixtures, have been removed. While the building materials on the first floor are in fair condition, much of the second floor in the southern unit is badly damaged, with the joists mostly compromised. Historically, the spaces were heated by fireplaces, and the simple Tuscan mantelpieces for each room survive.

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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

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**Areas of Significance**

(Enter categories from instructions.)

COMMERCE

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

**Period of Significance**

Ca. 1877-1967

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

**Significant Dates**

1921-1923 (acquisition of 902-904 St. James Street)

1946 (sale of 902-904 St. James Street)

\_\_\_\_\_

**Significant Person**

(Complete only if Criterion B is marked above.)

N/A

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

**Cultural Affiliation**

N/A

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

**Architect/Builder**

Unknown

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



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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 St. Luke Building originally was listed in the Virginia Landmarks Register in 1981 and the National Register of Historic Places in 1982. As the headquarters of the Independent Order of St. Luke, with Maggie Lena Walker serving as Right Worthy Grand Secretary-Treasurer, the property was listed at the state level of significance in the areas of Architecture, Commerce, and Black History with a period of significance roughly defined as 1900- and specific dates of 1902 and 1915-1920. The specific dates denote the building's original construction in 1902 and its enlargement in 1915-1920. This nomination increases the property's historic boundary to include the immediately adjacent rowhouses at 902-904 St. James Street, which were historically and functionally associated with the Order of St. Luke at the local level of significance under Criterion A in the area of Commerce. The period of significance is ca. 1877-1946, beginning with construction of the rowhouses and ending with sale of the buildings by the Order to private individuals.

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

The St. Luke Building once served as the national headquarters of the Independent Order of St. Luke, a mutual aid society founded in 1869. The Order's mission to foster African-American economic independence was largely realized through enterprises housed in the St. Luke Building, including the St. Luke Penny Savings Bank, printing facilities for the *St. Luke Herald*, and offices for the Order. The St. Luke Penny Savings Bank would later move into its own building at 112 East Broad Street.

### **Maggie Lena Walker and the Independent Order of St. Luke**

At the age of 14, Maggie Walker joined the Independent Order of St. Luke in 1881, while she was still in school. After leaving her teaching position, she devoted herself to the Order and rose steadily through its ranks. A pioneering insurance executive, financier and civic icon, she established the Juvenile Branch of the Order in 1895 while serving as grand deputy matron.<sup>1</sup> This branch encouraged education, community service, and thrift in young members. Children were required to pay dues for membership and insurance, teaching fiscal responsibility.<sup>2</sup> When the organization was on the verge of bankruptcy in 1899, Walker was elected to replace William M. T. Forrester as Right Worthy Grand Secretary, a position she held until her death in 1934. As Grand Secretary, Walker guided the Order to financial success and greatly increased its membership and resources.<sup>3</sup> In addition to its commercial enterprises, under Maggie Walker's leadership, the Order was extensively involved in civic, political and social affairs to mitigate the hostile climate that the Black community faced during the Jim Crow era of segregation.

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### **Construction of the St. Luke Building**

At the August 1901 Independent Order of St. Luke convention, Maggie Walker gave a momentous speech to the council in which she outlined her vision for improvements and expansion of the organization. This vision hinged on the creation of a bank, newspaper, and department store to serve the African American community, all of which would be run by members of the Order.<sup>4</sup> The committee passed her recommendations unanimously. The new St. Luke Building (originally known as St. Luke Hall) was constructed in the spring of 1903 immediately adjacent to the two ca. 1877 rowhouses at 902-904 St. James Street. Within just a few years, the Order's operations exceeded capacity of the new headquarters. Between 1915 and 1920, a fourth floor was added and the entire building was expanded to the south by the width of one bay.

### **Criterion A: Commerce**

#### **St. Luke and the Rowhouses at 902-904 St. James Street**

The Independent Order of St. Luke began acquiring additional property at the west side of St. James Street between Baker and Charity Streets beginning ca. 1921.<sup>5</sup> By 1923, the Order owned six adjacent buildings on this side of the street, from number 900 to number 910; the rowhouses at 902-904 St. James Street are among this group.<sup>6</sup> The Order's *Journals of Proceedings* for the biennial conventions of 1921 and 1923 detail the purchase of these properties and reveal that they were then rented to tenants, providing a significant source of income for the organization.

Complicating these descriptions in terms of identifying individual buildings, however, was a change in the buildings' addresses due to the 1903 construction of the St. Luke Building. Originally, the adjoined rowhouses were 902 and 904, and the numbers likely continued regularly to 916 at the end of the block. The 1905 Sanborn map<sup>7</sup> reveals that the newly constructed St. Luke Building was assigned numbers 902 and 904, the adjoined rowhouses became 906 and 906 ½. These numbers appear to have continued until the circa-1920 demolition of another building, the Bright house (also owned by the Order of St. Luke), that stood south of the 1903 St. Luke Building. At this time, number 900 disappeared and both the St. Luke Building and the adjoined rowhouses were assigned numbers 902 and 904.<sup>8</sup> The St. Luke Building and adjoined rowhouses were assigned their current numbers – 900, 902, and 904, respectively – sometime after 1952.

Maggie Walker purchased a building in the 900 block of St. James Street in 1913 before selling it to the Independent Order of St. Luke in 1921, but exactly which building is unclear due to the aforementioned changes of address. Walker purchased 906 St. James Street from P. W. Woodson and Queen E. Johnson in August 1913.<sup>9</sup> It is possible that the adjoined rowhouses (today numbers 902 and 904) maintained the 906 and 906 ½ addresses found in the 1905 Sanborn map until the ca. 1920 demolition of the Bright house. However, a fire insurance policy in Walker's name from the Milwaukee Mechanics' Insurance Company dated October 30, 1913, covered a two-story frame (not brick) building with a tin roof at 906 St. James Street.<sup>10</sup> The same property was transferred from Walker to the Independent Order of St. Luke on November 26, 1921; however, the 1921 *Journal of Proceedings* claims that the adjoined rowhouses were purchased

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from the St. Luke Bank.<sup>11</sup> The property in question was transferred from the St. Luke Council to Whitney Bullock, a known occupant of today's 904 St. James Street, on July 9, 1946.<sup>12</sup>

Maggie Walker's report in the 1921 *Journal of Proceedings* discusses the purchase of numbers 902 through 910 St. James Street.<sup>13</sup> Walker describes "No. 902-904" as a single property separate from the St. Luke Building, implying that, by this time, the Bright house had been demolished and the adjoined rowhouses reassigned numbers 902 and 904. According to this report, the St. Luke Bank had recently sold 902-904 St. James Street to the Independent Order of St. Luke for \$5,000. Soon after, number 908 was purchased for \$1,850, number 910 for \$1,250, and plans were in place to purchase number 906. The properties were viewed as a wise investment for the Order. Walker notes that the Advisory Board considered the purchase of 902-904 "a most excellent speculation," and that "the Executive Board feels that the Order should purchase as much of the property surrounding [the St. Luke Building] as it can secure."<sup>14</sup> The properties also brought in rental income for the Order. The adjoined rowhouses (902-904) together rented for \$30 per month, number 908 for \$20 per month, and number 910 for \$15 per month.<sup>15</sup> The Order may later have purchased additional adjacent buildings, as Walker stated that "only a few other houses on the block [were left] to purchase."<sup>16</sup>

By 1923, the Order owned building numbers 900, 902, 904, 906, 908, and 910 St. James Street, and annual rental income from the properties equaled \$9,577.16.<sup>17</sup> The Order's land, buildings, and improvements on St. James Street had a combined value of \$139,707.37.<sup>18</sup> The 1925 *Journal of Proceedings* breaks out this combined value by address, revealing that 902 St. James Street was the most valuable building by far at \$128,000.<sup>19</sup> This report also records the amount of rent collected from the properties for each month from August 1923 to July 1925. The detail with which such information was recorded indicates that the properties were important investments and sources of income for the Order. It appears that the Order owned 902 and 904 St. James Street from approximately 1921 to 1946, when Whitney Bullock purchased number 904 and Hattie L. Bland purchased number 902.<sup>20</sup>

### **Occupants of 902-904 St. James Street**

The occupants of 902 and 904 St. James Street were almost exclusively African American, working-class families that changed frequently, consistent with rental properties. From 1924-1935, number 902 appears to have been split into two units: 902 and 902A (possibly corresponding to upstairs and downstairs).<sup>21</sup> Typically, only one tenant was listed in city directories for either 902 or 902A, while the other unit was not listed or recorded as vacant. A similar arrangement was found at number 904, which was split into 904 and 904A between at least 1925 and 1929. During the Independent Order of St. Luke ca. 1921-1946 period of ownership, renters at number 902 were Robert Allen from 1912-1926, Early A. Powell from 1927-1929, Ernest Gardner from 1932-1934, and John Williams from 1935-1946.<sup>22</sup> In 1934, Gardner and his family lived in 902, while Maria Jenkins lived in 902A. Renters at number 904 were Arthur W. Henley from 1920-1931, Sallie Henley (widow of Arthur) from 1932-1933, and Whitney Bullock from 1934 to at least 1956 (Bullock purchased number 904 in 1946).<sup>23</sup>

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According to the 1920 United States Census, Robert Allen was a cemetery laborer and Arthur Henley a laundry laborer.<sup>24</sup> Allen shared number 902 with his wife, Charlotte, and five children, and Henley lived at 904 with his wife Sallie and brother Joseph. The 1930 census lists Sallie Henley as a servant for a private family.<sup>25</sup> The 1940 census lists John Williams as a cook at a school cafeteria, living with his wife Jeannette in number 902.<sup>26</sup> City directories indicate that Williams was formerly a fireman.<sup>27</sup> Whitney Bullock is listed in the 1940 census as a restaurant chef, living with his wife Sallie, fourteen-year-old son Melvin, and twenty-five-year-old sister-in-law Lelia Saunders. Bullock worked in several different restaurants, including Mrs. Cook's Cafeteria, Old Plantation Restaurant, Union Stockyard Restaurant, and Royall's Restaurant.<sup>28</sup> Ernest Gardner was a waiter at the Hotel John Marshall, and his wife Martha Gardner was a maid at Long's Beauty Shoppe.<sup>29</sup> Early Powell was a helper at American Laboratories, Inc.<sup>30</sup> Adult female occupants of 902 and 904 typically had no occupation listed or served in domestic roles, such as maids or laundresses that were not specified in the city directory.

None of the occupants of 902-904 St. James Street during the Independent Order of St. Luke ownership of the buildings appears to have had any affiliation with the organization. Outside of this time period, however, several occupants were connected or possibly connected with the order. In 1908 and 1909 city directories, Edward James is listed as a janitor for St. Luke Hall living in number 906 (at this time, the adjoined rowhouses were assigned numbers 906 and 906 ½).<sup>31</sup> Peter Singleton lived in the same building from 1903 to 1904.<sup>32</sup> Though not affiliated with St. Luke, Singleton was a driver for the Grand Fountain of the United Order of True Reformers, another prominent African American fraternal organization. Hattie L. Bland was a teller for Consolidated Bank & Trust, which was formed by the 1930-1931 merger of St. Luke Penny Savings Bank with two other banks.<sup>33</sup> She purchased number 902 from the Independent Order of St. Luke in 1946, and lived there until ca. 1950.<sup>34</sup>

### **Design of the Rowhouses**

The rowhouses at 902-904 St. James Street are examples of a once-ubiquitous resource type in the northern part of the Jackson Ward neighborhood prior to the mid-twentieth-century construction of the Richmond-Petersburg Turnpike. Like much of north Jackson Ward, the 900 block of St. James Street was once lined with rowhouses and other dwellings. The rowhouses at 902-904 St. James Street are two rare surviving examples of historic housing stock in this part of Jackson Ward.

The two vernacular Italianate, brick, two-story rowhouses units are symmetrical in plan and appear to have been constructed as early as ca. 1877.<sup>35</sup> Simple detailing, including a bracketed wood cornice and a continuous one-story, centered front porch (now missing), was typical of other rowhouses in the 900 block. A c. 1930 photograph of the St. Luke Building and the rowhouses confirms that a shared front porch was extant at this time and displayed characteristic features of Italianate style, notably a flat roof, slender square posts, a simple frieze, and scroll-sawn brackets. The façade treatments also are visible in another early twentieth century photograph.<sup>36</sup> Both 1905 and 1925 Sanborn maps also confirm this configuration.<sup>37</sup> Additionally,

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the photographs show wood shutters on all windows of the east façade, which are not extant, and the bracketed cornice, which still remains in place.

The 1978 NHL nomination for the Jackson Ward Historic District explains that the majority of dwellings in the district are two- or three-story rowhouses with party walls, typically built on narrow lots with minimal front yards. Red brick was used most commonly, and the numerous rowhouses that postdate the Civil War were designed in the Italianate style. Although they are physically deteriorated, the rowhouses at 902-904 St. James Street certainly conform to these characteristics as well.

Richmond's Jackson Ward area historically included occupation by free African Americans prior to the Civil War, as well as individuals who were enslaved. During Reconstruction, the neighborhood grew substantially, as evidenced by the hundreds of postbellum Italianate dwellings that characterize the district. A thriving population of working-, middle-, and upper-class African Americans lived, worked, socialized, and worshipped here. The onset of Jim Crow segregation during the late-nineteenth century curtailed political, social, and civil rights for African Americans, but Jackson Ward remained a place where workers and professionals could receive a good education and earn a living. As explained in the district's NHL nomination, construction of the Richmond-Petersburg Turnpike during the 1950s, bifurcated the historic Jackson Ward, and left the northern part, where 902-904 St. James Street are located, essentially isolated from the rest of Richmond. The subsequent loss of population and divestment resulted in widespread abandonment of those buildings that had not already been demolished when the turnpike was built. The loss of historic fabric and visual cohesion, as well as the physical barrier presented by the turnpike, meant that the northern part of Jackson Ward was excluded from the historic district when it was listed in the National Register in 1976 and designated an NHL in 1978. The survival of the rowhouses at 902-904 St. James Street is important, therefore, as they exemplify the character-defining, modestly scaled, Italianate rowhouses that proliferated throughout Jackson Ward before the turnpike's construction.

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## 9. Major Bibliographical References

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Museum Collections: Maggie L. Walker National Historic Site, Museum Management Program, National Park Service.  
[https://www.nps.gov/museum/exhibits/Maggie\\_Walker/index.html](https://www.nps.gov/museum/exhibits/Maggie_Walker/index.html) (accessed 2 June 2017).

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“United States Census, 1920.” FamilySearch. <http://FamilySearch.org>. NARA microfilm publication T625. Washington, D.C.: National Archives and Records Administration, n.d. Accessed 2 June 2017.

“United States Census, 1930.” FamilySearch. <http://FamilySearch.org>. NARA microfilm publication T626. Washington, D.C.: National Archives and Records Administration, 2002. Accessed 2 June 2017.

“United States Census, 1940.” FamilySearch. <http://FamilySearch.org>. NARA digital publication T627. Washington, D.C.: National Archives and Records Administration, 2012. Accessed 2 June 2017.

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### **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

St. Luke Building 2018 Boundary Increase  
Name of Property

City of Richmond, VA  
County and State

Other Name of repository: Virginia Department of Historic Resources, Richmond, VA; Maggie Walker National Historic Site, National Park Service, Richmond, VA

Historic Resources Survey Number (if assigned): DHR No. 127-0352

## 10. Geographical Data

Acreage of Property .77 acre

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: 37.551600 | Longitude: -77.437010 |
| 2. Latitude: 37.551380 | Longitude: -77.436590 |
| 3. Latitude: 37.551160 | Longitude: -77.436790 |
| 4. Latitude: 37.551410 | Longitude: -77.437190 |

Or

### UTM References

Datum (indicated on USGS map):

NAD 1927 or  NAD 1983

- |          |          |           |
|----------|----------|-----------|
| 1. Zone: | Easting: | Northing: |
| 2. Zone: | Easting: | Northing: |
| 3. Zone: | Easting: | Northing: |
| 4. Zone: | Easting: | Northing: |

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

The true and correct historic boundaries are shown on the attached Location Map and Sketch Map. When listed in the VLR and NRHP in 1981-1982, the historic boundary of the St. Luke Building included only the building's footprint and its associated lot. Since that time, this parcel was fused with several adjoining parcels where buildings had been demolished, as well as the lot associated with the rowhouses at 900-904 St. James Street. This fused tax



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parcel now is recorded by the City of Richmond as Parcel ID N0000107015, a .77-acre parcel.

**Boundary Justification** (Explain why the boundaries were selected.)

The boundary increase area is drawn to encompass the two contributing rowhouses as well as the remainder of the tax parcel now associated with the St. Luke Building, recorded as Parcel ID N0000107015. The boundary now encompasses the vacant lots where historic-age buildings stood through at least the mid-20<sup>th</sup> century, when construction of the Richmond-Petersburg Turnpike cut off and isolated the part of the Jackson Ward neighborhood north of the divided highway, which was a pivotal event in the neighborhood's history. By including the entirety of the current tax parcel, the historic boundary includes all known historic resources as well as the property's setting as it has evolved since the turnpike's construction during the mid-1950s and during the latter part of the St. Luke Building's period of significance.

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**11. Form Prepared By**

name/title: Bryan Clark Green, Ph.D.  
organization: Commonwealth Architects  
street & number: 101 Shockoe Slip, Third Floor  
city or town: Richmond state: VA zip code: 23220  
e-mail: bgreen@comarchs.com  
telephone: 804.648.5040 x1135  
date: 22 August 2017

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**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

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

### **Photo Log**

St. Luke Building 2017 Update and Boundary Increase

Photographs

Richmond, VA

Bryan Clark Green, Photographer

29 March 2017

- Photo 1 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0001  
View: 902-904 St. James Street, East Elevation, camera facing northwest
- Photo 2 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0002  
View: 902-904 St. James Street, East Elevation, camera facing west
- Photo 3 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0003  
View: 902 St. James Street, East Elevation, camera facing southwest
- Photo 4 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0004  
View: 902-904 St. James Street, East Elevation, entries and central passage, camera facing west
- Photo 5 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0005  
View: 904 St. James Street, East Elevation, camera facing northwest
- Photo 6 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0006  
View: 904 St. James Street, East Elevation, entry detail, camera facing west
- Photo 7 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0007  
View: 904 St. James Street, North (side) Elevation, camera facing south
- Photo 8 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0008  
View: 902-904 St. James Street, North (side) and West (rear) Elevations, camera facing southeast
- Photo 9 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0009  
View: 902-904 St. James Street, North (rear) Elevation, camera facing east/southeast
- Photo 10 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0010  
View: 902 St. James Street, staircase from first to second floor, camera facing south.

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- Photo 11 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0011  
View: 902 St. James Street, second floor, front room, showing fireplace, door with transom, and trim, camera facing southwest
- Photo 12 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0012  
View: 902 St. James Street, second floor, passage from front to rear room, camera facing west
- Photo 13 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0013  
View: Central passage between 902 and 904 St. James Street, camera facing west
- Photo 14 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0014  
View: Entry to 904 St. James Street, camera facing west
- Photo 15 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0015  
View: 904 St. James Street, first floor, front room, showing window sash and trim, camera facing east
- Photo 16 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0016  
View: 904 St. James Street, Staircase from First to Second Floor, camera facing north.
- Photo 17 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0017  
View: 904 St. James Street, second floor, front room, showing window sash and trim
- Photo 18 of 18: VA\_RichmondCity\_St.LukeBldg2018BoundaryIncrease\_0018  
View: 904 St. James Street, second floor, back room, showing fireplace and bathroom enclosure

### **Historic Figures**

Historic Figure 1. 1877 Beers Atlas of Richmond, showing the location of the Dr. George Bright House and the rowhouses at 902-904 St. James Street.

Historic Figure 2. 900 Block of St. James Street, Sanborn Fire Insurance Map, 1905 (Sanborn Map collection at Library of Virginia, Richmond).

Historic Figure 3. C. 1930 photograph of the St. Luke Building and 902-904 St. James Street (at right), camera facing northwest (historic photograph courtesy of the Valentine Museum, Richmond, VA).

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Name of Property

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Historic Figure 4. Early twentieth century photograph of the St. Luke Building at left foreground, 902-904 St. James Street at left middle ground, East Elevations, camera facing northwest (historic photograph from Maggie Walker National Historic Site; Richmond, VA).

Historic Figure 5. 900 Block of St. James Street, Sanborn Fire Insurance Map, 1925 (Sanborn Map collection at Library of Virginia, Richmond).

**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.460 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 100 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 Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

## ENDNOTES

<sup>1</sup> E. B. Brown, *Womanist Consciousness: Maggie Lena Walker and the Independent Order of Saint Luke*, *Signs*, 14, 3 (1989), 610-633; Gertrude Woodruff Marlowe, *A Right Worthy Grand Mission: Maggie Lena Walker and the Quest for Black Empowerment* (Washington, DC: Howard University Press, 2003).

<sup>2</sup> *Museum Collections: Maggie L. Walker National Historic Site, Museum Management Program, National Park Service*, [https://www.nps.gov/museum/exhibits/Maggie\\_Walker/index.html](https://www.nps.gov/museum/exhibits/Maggie_Walker/index.html) (accessed 2 June 2017).

<sup>3</sup> Muriel Miller Branch, "Maggie Lena Walker (1864-1934)" *Encyclopedia Virginia*, 12 July 2016, [https://www.encyclopediavirginia.org/Maggie\\_Lena\\_Walker\\_1864-1934](https://www.encyclopediavirginia.org/Maggie_Lena_Walker_1864-1934) (accessed 2 June 2017).

<sup>4</sup> Branch.

<sup>5</sup> *Journal of Proceedings of the Fifty-Fourth Anniversary and Second Biennial Session of the R. W. G. Council, I. O. St. Luke and Matrons' Conference of the Juvenile Department, Convened in St. Luke Auditorium, Richmond, Va., August 15, 16, 17, 18, 1921*, 12. Accessible at MAWA Archives.

<sup>6</sup> *Journal of Proceedings of the Fifty-sixth Anniversary and Third Biennial Session of the Right Worthy Grand Council, Independent Order Saint Luke and Matrons' Conference of the Juvenile Department, Saint Luke Auditorium, Richmond, Virginia, August 20-23, 1923*, 46. Accessible at Maggie Walker National Historic Site (MAWA) Archives, Richmond, VA. The 1921 *Journal of Proceedings*, page 12, notes that the Order owned "from the corner of St. James and Baker Streets, to No. 912..." However, number 912 is not mentioned in the 1923 *Journal*.

<sup>7</sup> See attached Historic Figure 2.

<sup>8</sup> See attached Historic Figure 5.

<sup>9</sup> Card No. 2859 for 1925 Sanborn map, revised 1952-1956, Valentine Richmond History Center, Richmond, VA.

<sup>10</sup> Insurance policy from Milwaukee Mechanics' Insurance Company to Maggie L. Walker for 906 St. James Street, 30 October 1913, Maggie Lena Walker Family Papers, Oversize Storage, Box 37, Folder 3, Maggie L. Walker National Historic Site, National Park Service, Richmond, VA.

<sup>11</sup> Card No. 2859 for 1925 Sanborn map, revised 1952-1956, Valentine Richmond History Center, Richmond, VA. 1921 *Journal of Proceedings*, 12.

<sup>12</sup> Card No. 2859 for 1925 Sanborn map, revised 1952-1956, Valentine Richmond History Center, Richmond, VA.

<sup>13</sup> 1921 *Journal of Proceedings*, 12.

<sup>14</sup> 1921 *Journal of Proceedings*, 12.

<sup>15</sup> 1921 *Journal of Proceedings*, 12.

<sup>16</sup> 1921 *Journal of Proceedings*, 12.

<sup>17</sup> 1923 *Journal of Proceedings*, 46.

<sup>18</sup> 1923 *Journal of Proceedings*, 46.

St. Luke Building 2018 Boundary Increase  
Name of Property

City of Richmond, VA  
County and State

<sup>19</sup> *Journal of Proceedings of the Fifty Eighth Annual and Fourth Biennial Session of the R. W. G. Council, I. O. of St. Luke and Matrons' Conference of the Juvenile Department, August 17-20, 1925*, 37. Accessible at MAWA Archives.

<sup>20</sup> Card Nos. 2859 and 60257 for 1925 Sanborn map, revised 1952-1956, Valentine Richmond History Center, Richmond, VA.

<sup>21</sup> Richmond, VA, Directories 1924-1935 (Richmond: Hill Directory Co., Inc.).

<sup>22</sup> Richmond, VA, Directories 1912-1946 (Richmond: Hill Directory Co., Inc.).

<sup>23</sup> Richmond, VA, Directories 1920-1956 (Richmond: Hill Directory Co., Inc.).

<sup>24</sup> "United States Census, 1920," *FamilySearch*, <http://FamilySearch.org>, NARA microfilm publication T625 (Washington, D.C.: National Archives and Records Administration, n.d.), accessed 2 June 2017.

<sup>25</sup> "United States Census, 1930," *FamilySearch*, <http://FamilySearch.org>, NARA microfilm publication T626 (Washington, D.C.: National Archives and Records Administration, 2002), accessed 2 June 2017.

<sup>26</sup> "United States Census, 1940," *FamilySearch*, <http://FamilySearch.org>, NARA digital publication T627 (Washington, D.C.: National Archives and Records Administration, 2012), accessed 2 June 2017.

<sup>27</sup> Richmond, VA, Directories 1936-1938 (Richmond: Hill Directory Co., Inc.).

<sup>28</sup> Richmond, VA, Directories 1934-1950 (Richmond: Hill Directory Co., Inc.).

<sup>29</sup> Richmond, VA, Directories 1933-1934 (Richmond: Hill Directory Co., Inc.).

<sup>30</sup> Richmond, VA, Directory 1929 (Richmond: Hill Directory Co., Inc.).

<sup>31</sup> Richmond, VA, Directories 1908-1909 (Richmond: Hill Directory Co., Inc.).

<sup>32</sup> Richmond, VA, Directories 1903-1904 (Richmond: Hill Directory Co., Inc.).

<sup>33</sup> Richmond, VA, Directories 1947-1950 (Richmond: Hill Directory Co., Inc.).

<sup>34</sup> Card No. 60257 for 1925 Sanborn map, revised 1952-1956, Valentine Richmond History Center, Richmond, VA. Richmond, VA, Directory 1947-1950 (Richmond: Hill Directory Co., Inc.). Richmond, VA, Directories 1947-1950 (Richmond: Hill Directory Co., Inc.).

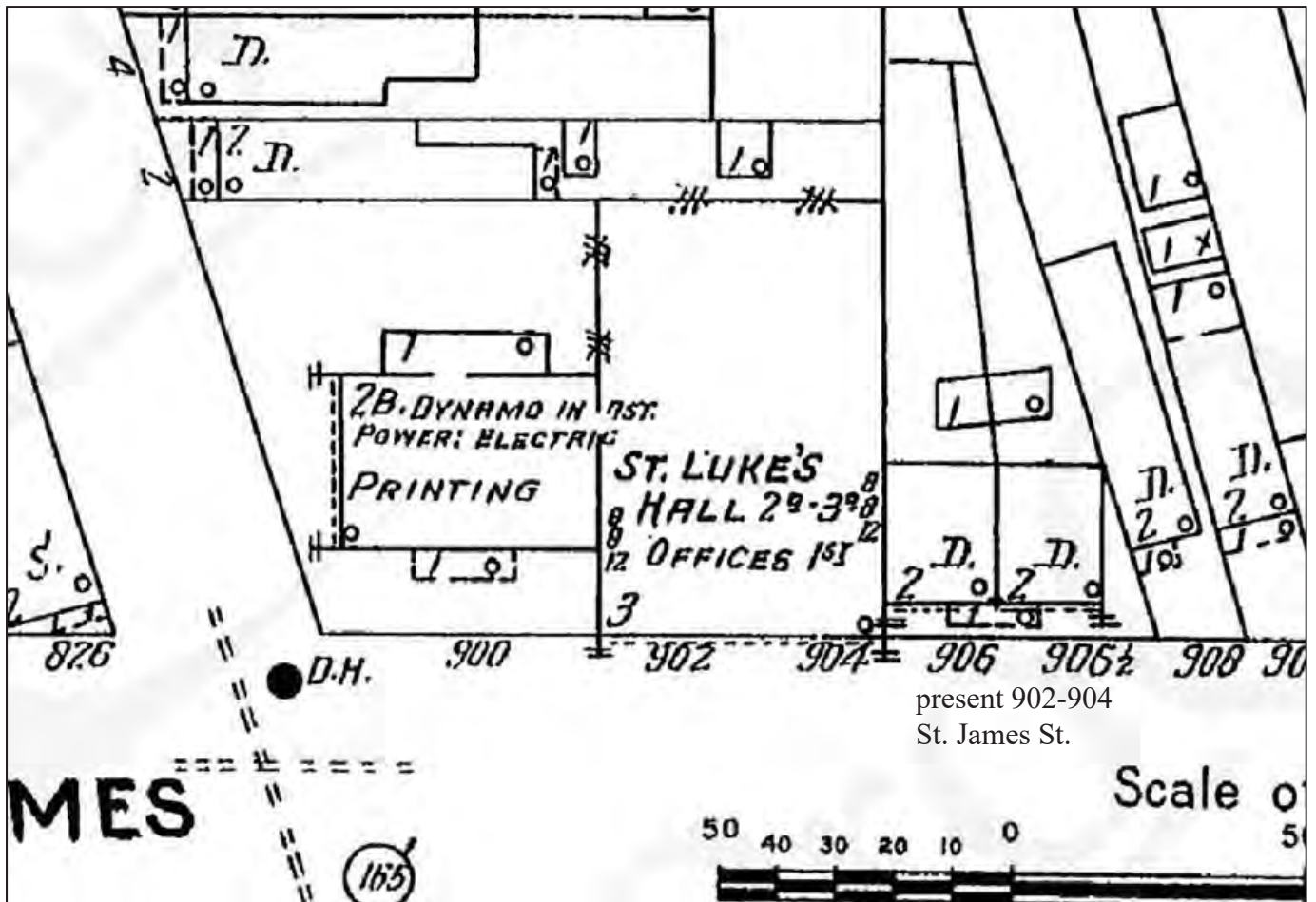
<sup>35</sup> See attached Historic Figure 1.

<sup>36</sup> See attached Historic Figures 3 and 4.

<sup>37</sup> See attached Historic Figures 2 and 5.



Historic Figure 1. 1877 Beers Atlas of Richmond, showing the location of the Dr. George Bright House and the rowhouses at 902-904 St. James Street.



Historic Figure 2. 900 Block of St. James Street, Sanborn Fire Insurance Map, 1905 (Sanborn Map collection at Library of Virginia, Richmond).

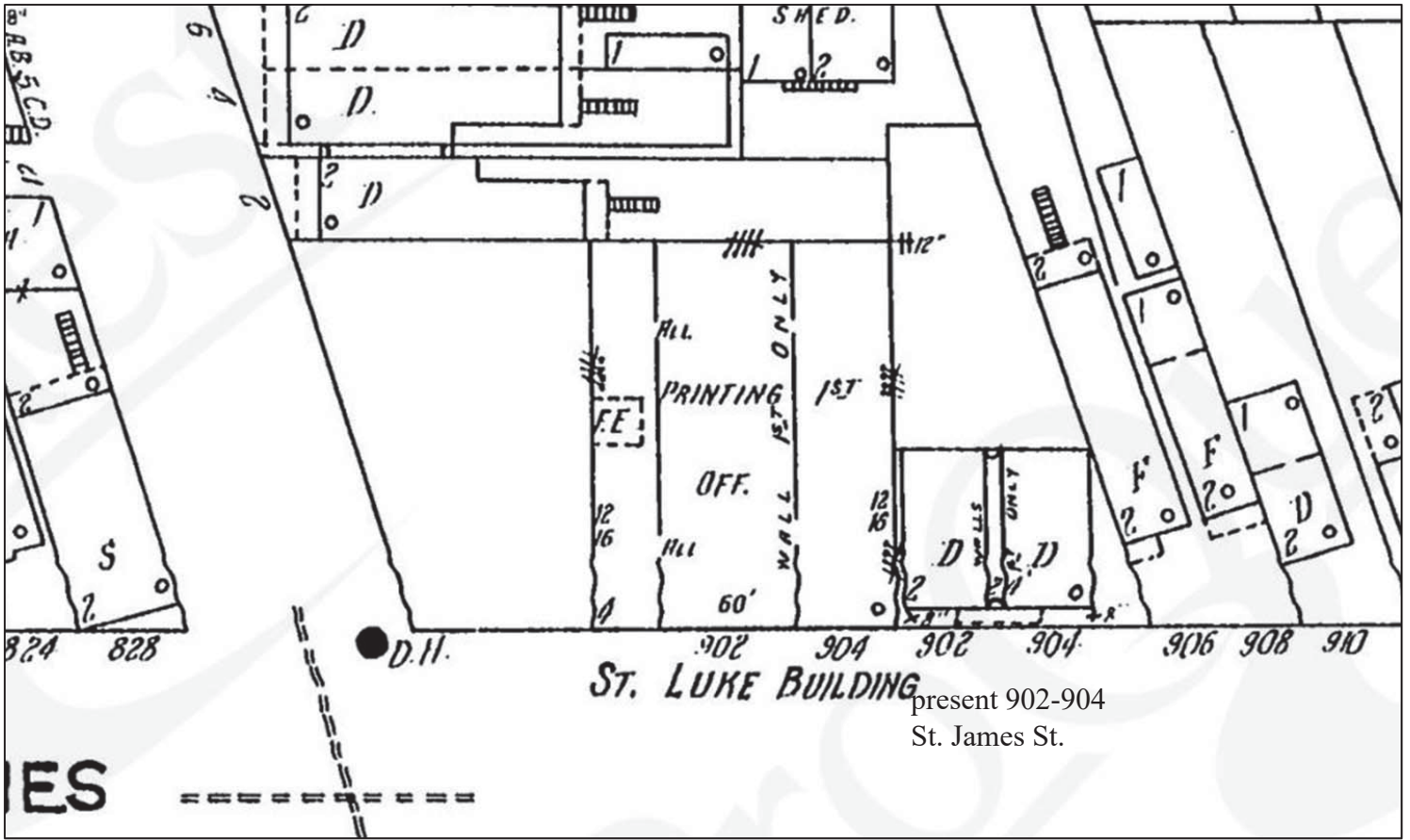


Historic Figure 3. C. 1930 photograph of the St. Luke Building and 902-904 St. James Street (at right), camera facing northwest (historic photograph courtesy of the Valentine Museum, Richmond, VA).





Historic Figure 4. Early twentieth century photograph of the St. Luke Building at left foreground, 902-904 St. James Street at left middle ground, East Elevations, camera facing northwest (historic photograph from Maggie Walker National Historic Site, Richmond, VA).



Historic Figure 5. 900 Block of St. James Street, Sanborn Fire Insurance Map, 1925 (Sanborn Map collection at Library of Virginia, Richmond).





St. Luke Building 2018 Boundary Increase

City of Richmond, VA

DHR No. 127-0352

Latitude/Longitude Coordinates

- 1. Latitude: 37.551600  
Longitude: -77.437010
- 2. Latitude: 37.551380  
Longitude: -77.436590
- 3. Latitude: 37.551160  
Longitude: -77.436790
- 4. Latitude: 37.551410  
Longitude: -77.437190



Original Historic Boundary

Boundary Increase



Feet



1:2,257 / 1"=188 Feet

Title:

Date: 12/28/2017

*DISCLAIMER: Records of the Virginia Department of Historic Resources (DHR) have been gathered over many years from a variety of sources and the representation depicted is a cumulative view of field observations over time and may not reflect current ground conditions. The map is for general information purposes and is not intended for engineering, legal or other site-specific uses. Map may contain errors and is provided "as-is". More information is available in the DHR Archives located at DHR's Richmond office.*

*Notice if AE sites: Locations of archaeological sites may be sensitive to the National Historic Preservation Act (NHPA), and the Archaeological Resources Protection Act (ARPA) and Code of Virginia §2.2-3705.7 (10). Release of precise locations may threaten archaeological sites and historic resources.*



**SKETCH MAP/ PHOTO KEY**

St. Luke Building 2018 Boundary

Increase

City of Richmond, VA


DHR No. 127-0352

**Contributing Resources**

A. St. Luke Building, 900 St. James Street

B. Rowhouse, 902 St. James Street

C. Rowhouse, 904 St. James Street

 **Photo Locations**



Feet

0 20 40 60 80

1:1,128 / 1"=94 Feet



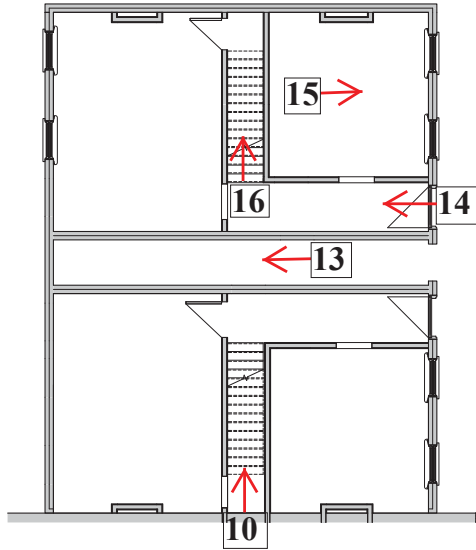
**Title:**

**Date: 12/28/2017**

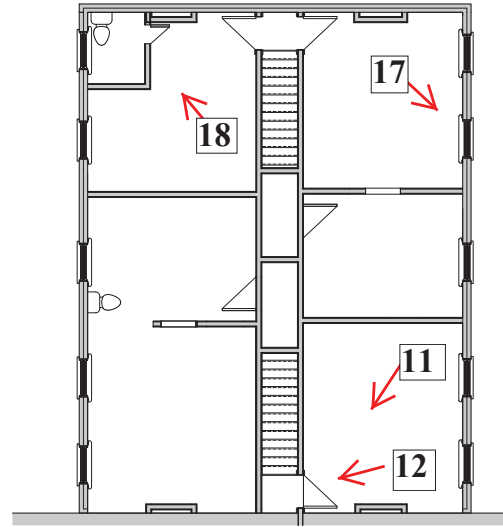
*DISCLAIMER: Records of the Virginia Department of Historic Resources (DHR) have been gathered over many years from a variety of sources and the representation depicted is a cumulative view of field observations over time and may not reflect current ground conditions. The map is for general information purposes and is not intended for engineering, legal or other site-specific uses. Map may contain errors and is provided "as-is". More information is available in the DHR Archives located at DHR's Richmond office.*

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# EXISTING FLOOR PLANS AND PHOTO KEY St. Luke Building 2018 Boundary Increase City of Richmond, VA DHR No. 127-0352



1 902/904 EXISTING FIRST FLOOR PLAN  
SCALE: 1/4" = 1'-0"



2 902/904 EXISTING SECOND FLOOR PLAN  
SCALE: 1/4" = 1'-0"

**1** Photo Locations

Issue Record	Date



Drawing Title  
902/904 - FIRST  
AND SECOND  
FLOOR PLANS



# Richmond Parcel Map



Original Historic Boundary

Boundary Increase Area

Boundary Increase Area

Original Historic Boundary

Historic Boundary is coterminous with Tax Parcel No. N0000107015

**TAX PARCEL MAP**  
**St. Luke Building 2018 Boundary Increase**  
**City of Richmond, VA**  
**DHR No. 127-0352**