

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. **Place additional certification comments, entries, and narrative items on continuation sheets (NPS Form 10-900a).**

1. Name of Property

Historic name Campbell Park Historic District (Reclassification of contributing/non-contributing resources and additional documentation)

Other names/site number _____

2. Location

street & number Irregularly shaped district that is roughly bounded by the south side of 5th Street SW to the north side of 9th Street SW, and by the west side of Wisconsin Avenue SW to the west side of Oregon Avenue SE. not for publication

city of town Huron vicinity

State South Dakota code 046 county Beadle code 005 zip code 57350

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

Signature of certifying official

Date

Title

State or Federal agency and bureau

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

Signature of commenting official

Date

Title

State or Federal agency and bureau

4. National Park Service Certification

I, hereby, certify that this property is:	Signature of the Keeper	Date of Action
___ 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:)	_____	_____

5. Classification

Ownership of Property
 (Check as many boxes as apply)

Category of Property
 (Check only **one** box)

Number of Resources within Property
 (Do not include previously listed resources in the count.)

<input checked="" type="checkbox"/>	private
<input checked="" type="checkbox"/>	public - Local
<input type="checkbox"/>	public - State
<input type="checkbox"/>	public - Federal
<input type="checkbox"/>	

<input type="checkbox"/>	building(s)
<input checked="" type="checkbox"/>	district
<input type="checkbox"/>	site
<input type="checkbox"/>	structure
<input type="checkbox"/>	object

	Contributing	Noncontributing	
	72	57	buildings
	2	0	sites
	1	1	structures
	0	0	Objects
	75	58	Total

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

Number of contributing resources previously listed in the National Register

N/A

75

6. Function or Use

Historic Functions

(Enter categories from instructions)

DOMESTIC: single dwelling

DOMESTIC: multiple dwelling

DOMESTIC: secondary structure

RELIGION: religious facility

HEALTH CARE: hospital

INDUSTRY/PROCESSING/EXTRACTION: waterworks

RECREATION AND CULTURE: music facility

RECREATION AND CULTURE: outdoor recreation

Current Functions

(Enter categories from instructions)

DOMESTIC: single dwelling

DOMESTIC: multiple dwelling

DOMESTIC: secondary structure

RELIGION: religious facility

RECREATION AND CULTURE: music facility

INDUSTRY/PROCESSING/EXTRACTION: waterworks

RECREATION AND CULTURE: outdoor recreation

EDUCATION: library

7. Description

Architectural Classification

(Enter categories from instructions)

LATE VICTORIAN: Queen Anne

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

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

OTHER: No Style

MIXED

Materials

(Enter categories from instructions)

foundation: CONCRETE
STONE
OTHER: Clay Tile Block

walls: WOOD: Weatherboard
STUCCO
BRICK
ASBESTOS
SYNTHETICS: Vinyl
METAL: Aluminum
OTHER: Masonite

roof: ASPHALT
WOOD: Shingle

other: BRICK

Narrative Description

(Describe the historic and current physical appearance of the property. Explain contributing and noncontributing resources if necessary. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, setting, size, and significant features.)

Summary Paragraph

See Continuation Sheets.

Narrative Description

See Continuation Sheets.

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)

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 old or achieving significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

- ARCHITECTURE
- COMMUNITY PLANNING AND DEVELOPMENT
- ENTERTAINMENT/RECREATION

Period of Significance

1880 - 1948

Significant Dates

- 1880
- 1903

Significant Person

(Complete only if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

F.C.W. Kuehn

Period of Significance (justification)

The period of significance for the Campbell Park Historic District begins in 1880, the estimated construction date of the earliest surviving building, and extends through 1948, when the Works Progress Administration completed sidewalks and other infrastructure in the district.

Criteria Considerations (explanation, if necessary)

N/A

Statement of Significance Summary Paragraph (provide a summary paragraph that includes level of significance and applicable criteria)

See Continuation Sheets.

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

See Continuation Sheets.

Developmental history/additional historic context information (if appropriate)

See Continuation Sheets.

9. Major Bibliographical References

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

See 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: **N/A**

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreage of Property 0
(Do not include previously listed resource acreage)

UTM References

(Place additional UTM references on a continuation sheet)

1	<u>14</u>	<u>562484.9395</u>	<u>4912246.6054</u>	3	<u>14</u>	<u>562818.7282</u>	<u>4911993.572</u>
	Zone	Easting	Northing		Zone	Easting	Northing
2	<u>14</u>	<u>562818.7282</u>	<u>4912247.3745</u>	4	<u>14</u>	<u>562753.3548</u>	<u>4911992.8029</u>
	Zone	Easting	Northing		Zone	Easting	Northing

See Continuation Sheets for additional UTM References

Verbal Boundary Description (describe the boundaries of the property)

See Continuation Sheets.

Boundary Justification (explain why the boundaries were selected)

The boundaries of the Campbell Park Historic District encompass the area originally set aside for the South Dakota State Capitol and Grounds and later platted as part of the Second Railway Addition. It contains an intact concentration of pre-1948 residential and religious properties that are directly representative of the architectural development and community planning in Huron in the early decades of the 20th Century. Peripheral areas that do not directly contribute to the property's significance are not included.

11. Form Prepared By

name/title Mary Troutman Gates
organization The Midwestern Company date September 2009
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city or town Pierre state SD zip code 57501
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Additional Documentation

Submit the following items with the completed form:

- **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. Key all photographs to this map.
- **Continuation Sheets**
- **Additional items:** (Check with the SHPO or FPO for any additional items)
Property Owner List (See Continuation Sheets).

Photographs:

Submit clear and descriptive black and white photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

Name of Property: Campbell Park Historic District

City or Vicinity: Huron

County: Beadle **State:** SD

Photographer: Jessica Stewart and Mary Troutman Gates

Date Photographed: August 2008 and October 2008

Description of Photograph(s) and number:

1 of ____.

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 18 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, PO Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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Summary Paragraph

The Campbell Park Historic District is an irregularly shaped residential neighborhood of approximately seven square blocks immediately south of downtown Huron, South Dakota. The area is mostly residential and is characterized by a combination of single-family homes, apartment buildings, churches, two parks, a library, a nursing home, and many historic and contemporary secondary buildings. Mature trees provide a thorough shade canopy for the district, which contains sixty-six houses, three apartment buildings, and twenty garages that were built for middle class working families between 1880 and 1948. The houses are constructed of balloon frame and represent many typical examples of local architecture. Although many of the buildings have been altered with contemporary siding materials and other changes, the essence of the district is virtually intact, and the overall integrity of the district is sufficient to demonstrate its historic significance. The district's setting, feeling, and association are highly intact. Very few new buildings have been constructed in the district since the historic period.

The original National Register nomination was vague as to contributing and non-contributing resources and the period of significance for the district. Buildings were classified in terms of "Contributing," "Good," "Blending," "Distracting," and "Very Distracting," and few resources were described in detail. Secondary resources such as garages were not recorded in the original nomination. This update serves to clarify these items and provide additional documentation regarding the district's significance.

Narrative Description

The Campbell Park Historic District includes a total of 133 resources: seventy-four primary buildings, fifty-five secondary resources (mostly detached garages), two parks (sites) and two structures (a bandshell and a watertower). Of the primary resources, all but three were built prior to 1948. The majority are houses that were built between 1900 and 1921, with fifty-six (76%) of the housing stock constructed during this time. Of those, thirty residential buildings were built between 1900 and 1909, and twenty-two were built between 1910 and 1919. Construction in the district dramatically decreased in the following decades, with a total of only four houses constructed after 1921. Predominant architectural styles are divided among several popular styles, including Queen Anne, Colonial Revival, Bungalow, and mixed styles. Secondary buildings in the district typically are characterized as "No Style" and exhibit minimal decorative influence. There are two contributing sites (Winter Park and Campbell Park), one contributing band shell, and one non-contributing water tower.

The houses in the Campbell Park Historic District represent typical local expressions of nationally popular architectural styles and types. While these houses do not necessarily embody all the defining features of a particular academic style, the buildings do exude subtle details and distinctive features associated with popular styles of the time. Primary building materials include weatherboard wall cladding and asphalt shingle roof

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materials, with stone or concrete foundations (either poured or rusticated block). Most of the contributing buildings retain their historic materials or exhibit replacement materials that are compatible with the essential historic qualities.

The topography of the Campbell Park Historic District is flat, with an abundance of trees, shrubs, and cultivated perennials that contribute to the overall setting of the neighborhood. Straight streets in a rectangular grid pattern are consistent with the layout of the surrounding community, although many of the blocks in the district are more narrow than the blocks in adjacent neighborhoods. Consistently spaced lots and property setbacks characterize the district. The streets retain their original widths with very few changes to the historic setting, other than the addition of asphalt paving and contemporary street lamps.

The majority of resources in the Campbell Park Historic District have survived decades of time virtually intact. Of the 133 resources, fifty-four primary and eighteen secondary properties are considered contributing to the district. Two sites (parks) and one structure (a bandshell) also contribute to the district. The remaining fifty-seven properties (42%) are designated as non-contributing resources: nineteen were constructed during the historic period of significance but have been severely altered, three were built after the historic period of significance, and thirty-five are contemporary secondary buildings. One structure (a watertower) is also considered non-contributing.

The eligibility of contributing and non-contributing resources was determined according to National Park Service Standards for evaluating significance. Properties that fell within the period of significance and retained sufficient integrity were deemed to be contributing resources within the district. The period of significance for the district begins in 1880, with construction of the oldest surviving house in the district. The period of significance ends in 1948, because this was the time period in which the majority of resources were constructed and it encompasses the effect of the Works Progress Administration on the infrastructure of the district. Properties that were constructed after the period of significance, or that have been substantially altered, were deemed to be non-contributing resources within the district.

In summary, the Campbell Park Historic District is a substantially intact group of historic resources that reflect the community planning and development of Huron during the late decades of the nineteenth century and the early decades of the twentieth century. As a collection of resources, the visual uniformity of house spacing, consistent and compatible architectural styles and types, and the overall historical and architectural integrity defines the qualities of the district.

All individual resources within the district are described in the following section, and are arranged alpha-numerically according to their street address. The contributing/non-contributing status of each primary and secondary resource is noted, along with their construction dates.

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RESOURCE LIST:

505 California Ave SW Contributing 1919

First Congregational Church

Primary Building: This two-story rectangular brick church building features Classical Revival style detailing, with a flat roof and symmetrical plan. The pedimented front façade has an ocular window and is supported by massive stone Doric columns and rectangular cut stone pilasters with Doric capitals. Ornate stained glass windows with floral and geometric motifs adorn the building. The parapet has a flat brick surface above brick corbelling, and windows are arched with stone keystones. At the northeast and southeast corners of the building, double doors with single diamond lattice transoms are located beneath decorative stone hoods supported by stone consoles. The words "FIRST CONGREGATIONAL CHURCH" are carved into stone beneath the pediment on the front (east) façade. *(Listed as "Contributing" in original nomination)*

547 California Ave SW Contributing 1904

Russell, Samuel and Anna, House

Primary Building: This two-story house has a central hipped-roof form with projecting bays and is characterized by subtle Queen Anne style elements. The gable ends are defined by cornice returns. A small hipped roof covers the corner entry, which has a small c.2000 deck with square railing. Windows throughout the building are paired one-over-one with faux shutters. A brick chimney is centered in an asphalt shingle roof. The building is clad in clapboard siding with corner boards. Some windows were replaced within original openings c.2000, including a transom window with faux leaded glass in the projecting bay on the main façade. *(Listed as "Good" in original nomination)*

573 California Ave SW Non-Contributing 1895

Shober, Howard and Alice, House

Primary Building: This building is a two-story gable-front house with Queen Anne style and Free Classic decorative detailing. At the northeast corner of the building, a two-story cutaway bay window is located beneath a pedimented gable that projects forward to the left (south) of a wraparound porch. The building is clad in c.2000 synthetic siding and has an asphalt shingle roof. The integrity of this building has been destroyed by window and siding modifications and the loss of the original wood Doric columns on the front porch. *(Listed as "Contributing" in original nomination)*

Secondary Building: One non-contributing c.1980 two-bay, gable-front garage has synthetic siding and an asphalt shingle roof. *(Not mentioned in original nomination)*

609 California Ave SW Contributing 1918

Ede Apartments

Primary Building: This building is a two-story Colonial Revival style rectangular apartment building. The symmetrical main façade has a central recessed entry flanked by two enclosed porches surmounted by two bay windows. The porch has dentils and one-over-one windows, while the rest of the building has six-over-six and

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four-over-one ribbon windows. Horizontal banding with tiny dentils divides the first and second floor. The building is covered in clapboard siding on the first floor and geometrically offset wood shingles on the second floor. It has an asphalt shingle roof. Two small hipped roof dormers are centrally located on the east and north facades and have c.2000 sliding windows and synthetic siding. The enclosed front porch may be original. *(Listed as "Contributing" in original nomination)*

625 California Ave SW Contributing 1905
Longstaff, John and Rose, House

Primary Building: This one and one-half story house has a central hipped-roof form with projecting bays and is characterized by Queen Anne style elements and Free Classic decorative detailing. An L-shaped porch spans the front (east) façade and wraps around at the northeast corner. The porch is supported by square wood pillars and features exposed rafter tails and a closed railing; it was partially enclosed at the northeast corner c.1925. A bay window is located on the south façade. Paired one-over-one windows are located on the second floor of the front façade. The building is clad in c.1998 synthetic siding and has an asphalt shingle roof. Essential stylistic features of the building were retained when the new siding was installed, including wood shingles in the gable ends, scrollwork beneath the chamfered projecting bays, and a small wood awning above the second floor windows on the front façade. *(Listed as "Good" in original nomination)*

Secondary Building: One non-contributing c.1998 single-bay, two-car gable-front garage with synthetic siding and asphalt shingle roof sits at an angle behind the house. *(Not mentioned in original nomination)*

637 California Ave SW Contributing 1895

Primary Building: This building is an 1895 two-story, gable-and-wing house with a c.1927 low-pitched gable-front addition to the front. A small corner porch with stone planters and a c.1960 iron railing is at the southeast corner. Most windows throughout the building are wood sash six-over-six, with a ribbon of tall, narrow, eight-over-eight windows to the left (south) of the front door on the first floor. The exterior walls of the house are clad in stucco, and it has an asphalt shingle roof. *(Listed as "Good" in original nomination; this house remains as it was when the district was originally established in 1974)*

Secondary Building: One non-contributing c.1952 single-bay, gable-front garage with synthetic siding, asphalt shingle roof, and stucco in the gable ends is located on the property. *(Not mentioned in original nomination)*

655 California Ave SW Contributing 1900
Kinkead, Arthur L, House

Primary Building: This building is a two-story cross gable house with truncated gable ends. A wrap-around porch has a hipped roof and was enclosed c.1925. A rectangular two-story, hipped roof tower projects to the front, and a small gabled bay extends to the rear. Most windows throughout the building are one-over-one wood sash, with Queen Anne windows to either side of the tower of the front (east) façade. These Queen Anne windows feature many small square panes running along the edges of a larger central pane. The building is clad

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in stucco and has an asphalt shingle roof. (*Listed as "Contributing" in original nomination; this house remains as it was when the district was originally established in 1974*)

Secondary Building: One contributing c.1948 single-bay, gable-front garage is located behind the house. It has wood lap siding, an asphalt shingle roof, exposed rafter tails, and a diamond lattice pane square wood sash window above the overhead garage door in the peak of the gabled end on the west facade. (*Not mentioned in original nomination*)

667 California Ave SW Contributing 1888

Hill, Homer and Lois, House

Primary Building: This building is a two-story cross-gable house with truncated gable ends and decorative wood consoles at the base of each gable end on the front (east) façade. A wraparound porch with large square wood columns was partially enclosed c.1920, and features a cobblestone foundation and hipped roof. Windows throughout the building are one-over-one. The building is clad in wood lap siding with an asphalt shingle roof. A gable addition was added to the rear and the building was converted into a duplex at an unknown date. (*Listed as "Good" in original nomination*)

Secondary Building: One contributing c.1915 single-bay, long and narrow drive-through garage is located behind the house. It features a distinctive mansard roof covered in asphalt shingles and is clad in wood lap siding. Paired, rectangular divided-lite windows are present on the south façade of the garage. A wood panel overhead door is present on the west façade. (*Not mentioned in original nomination*)

675 California Ave SW Contributing 1911

French, Rev. Calvin, House

Farmer, William and Dora, House

French/Farmer House

Primary Building: This building is a one and one-half story Craftsman style bungalow with exposed brackets and faux half-timbering in the gable ends. The main house has a pyramidal roof with gabled dormers on all four elevations. Brick posts support an enclosed front porch, which features twenty-over-one windows. A fifteen-over-one window is visible on the main façade. An exterior chimney is located on the south side of the house. The building is clad in stucco and has an asphalt shingle roof. The concrete sidewalk in front of the building bears a date stamp of "1947." (*Listed as "Good" in original nomination*)

Secondary Building: One contributing c.1940 single-bay garage is located on the property. It has an asphalt shingle hipped roof, exposed rafter tails, and one-over-one windows. The walls of this structure are covered with both stucco and horizontal wood siding, and a c.1970 wood panel overhead door is located on the south facade. (*Not mentioned in original nomination*)

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510 Dakota Ave S Contributing 1925
First Presbyterian Church

Primary Building: This building is a two-story Classical Revival style rectangular brick church building. The building is defined by a pedimented entrance portico with three sets of double doors set within four large tapered stone Ionic columns on the front (west) façade. An octagonal metal dome is centered on the roof. Corbelled fenestration bays and Jack-arches with stone sills provide further Classical Revival emphasis. Ornate stained glass windows with geometric and floral motifs are present throughout the building, and leaded glass ocular windows flank the entry portico at the second floor level on the front façade. The cut sandstone foundation is raised, and several steps lead up to the first floor level. A cornerstone on the building reads “1880-1914 Presbyterian Church.” A large two-story wing with a bell tower was connected to the south of the building c.1970. It features red brick walls and aluminum awning windows. (*Listed as “Good” in original nomination*)

521 Dakota Ave S Non-Contributing 1966
Huron Public Library

This building is a one-story rectangular brick library structure with a flat roof and small annex to the north. The south wall of the building has been removed in preparation for a large addition that is currently under construction. Four concrete pillars are evenly spaced along the north and south facades of the main building. A thick metal cornice with recessed geometric panels wraps around the main building. The annex to the north is attached to the main building via an enclosed walkway and features unadorned brick veneer and metal frame windows. Built-in brick planters are located at the front (east) and rear (west) facades. (*Listed as “Very Distracting” in original nomination*)

546 Dakota Ave S Contributing c.1920
Costain Apartments

Primary Building: This building is a three-story double-loaded corridor brick apartment building with a flat roof. The central recessed entrance on the west façade has an arched opening with concrete or stone quoins and keystone. A contemporary storm door obscures the main front door, which appears to be original and features fifteen lites of beveled glass and sidelights. Windows in the front façade are paired one-over-one, except for the center-most windows, which are set in banks of three. The windows have brick sills and no lintels. The crenellated parapet is defined by a brick soldier course beneath unadorned flat coping. The basement is raised, with several steps leading up to the first floor level. The interior of the building features an open stair with wood railing and twenty-two apartment units. The concrete sidewalk in front of the building bears an insignia stamp that reads “WPA 1939.” The building has formerly been known as 514 Dakota Ave S. (*Listed as “Blending” in original nomination*)

Secondary Building: This property includes a contributing c.1920 wood frame seven-stall garage building. It is defined by its long, narrow form, a flat roof, and horizontal plank siding. Each automobile stall includes a single overhead door with vertical wood paneling on the north façade and a single, four-lite square ribbon window on the south façade. The roof is covered in asphalt. (*Not mentioned in original nomination*)

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578 Dakota Ave S Non-Contributing 1910

Primary Building: This building is a one and one-half story cubic house with many c.1975 alterations. The main body of the house has a pyramidal roof, with hipped roof dormers on the west, north, and south facades. The main entrance on the front (west) façade is protected by a gable-front extension to the front of the building that creates an eave overhang on the north façade. The front of the house features a large non-historic picture window beneath a fixed metal awning. A hipped roof dormer is present to the north, and a bay window is located on the south façade. The north façade features a single-story addition and second floor balcony with square posts and rail. A large exterior brick chimney is present on the south façade. The building is clad in c.1975 aluminum siding and has an asphalt shingle roof. The lower level of the house is articulated by c.1975 flagstone veneer and planters. Due to severe alterations, this building no longer contributes to the significance of the district. (*Listed as "Blending" in original nomination*)

Secondary Building: One contributing c.1925 single-bay, two-car garage with hipped roof and wood lap siding is located on the property. The east façade has distinctive wood swinging doors with six-lite windows at the southeast corner. Two square four-lite windows are present on the east façade. A c.1965 wood panel overhead door is located on the north facade. The roof is covered with unusual shingles that may be asbestos. (*Not mentioned in original nomination*)

**592 Dakota Ave S Non-Contributing 1910
Dickinson, Claude and Marian, House**

Primary Building: This building is one and one-half story bungalow with a c.1990 projecting pedimented entry at the northwest corner. The entry pediment is supported by contemporary six-sided columns and features synthetic shingle siding in the gable end. A leaded glass door with Asian motif does not appear to be historic. A large c.1990 ranch style picture window with faux shutters is located beneath a small hip dormer to the south of the corner entry on the front (west) façade. An exterior staircase to the right (south) of the front door provides access to the basement. The building is clad in c.1990 aluminum siding and has an asphalt shingle roof. Due to severe alterations, this building no longer contributes to the significance of the district. (*Listed as "Blending" in original nomination*)

Secondary Building: The property includes one non-contributing c.1955 single-bay, side gable garage. It is characterized by a standing seam metal roof and a variety of different siding materials, including vertical wood paneling, board and batten siding, and horizontal wood lap siding. An attached open carport with a flat roof and thick wood posts is located to the south. (*Not mentioned in original nomination*)

**616 Dakota Ave S Contributing 1918
Foasburg, John and Julia, House**

Primary Building: This building is a two and one-half story, symmetrical, side-gabled house with enclosed gable ends. An enclosed pedimented front porch with six-over-six wood sash windows and a central gable-front dormer dominate the front (west) facade. The front porch is supported by small square pillars over a cut stone

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closed rail and may have been enclosed soon after the building's original construction. Inside the porch, multi-light transom windows flank a central entry. Windows on the second floor are wood sash eighteen-over-one, with six-over-one paired windows in the gabled dormer. A small multi-pane wood diamond window adorns the center of the second floor on the front façade. An unadorned rectangular brick chimney is located at the north end of the building. The exterior walls of the house are clad in c.1988 aluminum siding and has an asphalt shingle roof. Despite modern alterations, the building retains its essential character defining features and contributes to the overall historic significance of the district. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.1978 two-car, gable-front garage is located on the property. It has synthetic siding, an asphalt shingle roof, and a single overhead door on the north facade. (*Not mentioned in original nomination*)

628 Dakota Ave S Contributing 1919
Young, Thomas and Addie, House

Primary Building: This building is a one and one-half story Craftsman style bungalow with a distinctive bellcast asphalt shingle roof. The main body of the roof extends over an enclosed brick front porch with five-over-one ribbon windows. The eaves are flared with knee braces and exposed rafter tails. The entry is at the northwest corner and features a beveled glass door with sidelights and a wood corner post. A small gable-front dormer is located on the front (west) facade. Paired four-over-one ribbon windows are present in the gable ends, which are adorned with square wood shingles in the peaks. The exterior walls of the building are clad in stucco with a brick veneer water table. An exterior brick chimney is located on the south façade, to the west of a small rectangular bay window with exposed rafter tails beneath a shed roof. A two-story garage wing is attached to the north façade of the building and appears to have been added during the historic period. It features three-over-one ribbon windows in the second floor and c.2008 swinging garage doors that are compatible with the historic qualities of the building. The front porch may have been originally enclosed. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.1980 single-bay, gable-front garage with wood lap siding and an asphalt shingle roof is located on the property. (*Not mentioned in original nomination*)

688 Dakota Ave S Non-Contributing 1955
Mount Calvary Lutheran Church

Primary Building: This building is a two-story gable-front red brick church building that has been enveloped by large brick additions on three sides. The original building is evident in a steep gable-front structure with stained glass windows above a central gable-front projection with fixed metal frame windows on the west façade. A square brick tower with metal steeple is located at the southwest corner of the original building. The additions have unadorned rectangular forms with flat roofs. The church has formerly been known as 656 and 660 Dakota. (*Listed as "Very Distracting" in original nomination*)

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707 Dakota Ave S Non-Contributing 1908
Snyder/Smogard House

Primary Building: This two-story house has a central hipped-roof form with projecting bays and is characterized by subtle Queen Anne features. The gable ends have fishscale shingles and decorative wood fanning above square attic vents. An enclosed front porch with a hipped roof spans the front façade of the building, and a small corner entry is present at the southeast corner of the front façade. A fixed leaded glass window is present in the second floor at the southeast corner, and other windows throughout the building are one-over-one and six-over-six. An exposed stone foundation is visible. A small hipped roof addition was added to the rear of the building at an unknown date. Faux multi-pane windows were installed in the enclosed front porch after 1970. Decorative wood molding and brackets were removed from the cornice when the building was clad in synthetic siding c.1990. It has an asphalt shingle roof. *(Listed as "Good" in original nomination)*

Secondary Building: One contributing c.1910 two-story barn is characterized by a gambrel roof and small one-over-one windows in the gable peaks. The building has been clad in synthetic siding and has an asphalt shingle roof. Two c.1998 overhead doors are present on the north façade and a single c.1965 paneled door is located at the southwest corner. *(Not mentioned in original nomination)*

725 Dakota Ave S Contributing c.1915
Robinson, Albert and Laura, House

Primary Building: This building is a one and one-half story Craftsman style bungalow clad in stucco with an asphalt shingle roof. The primary entrance is on the side (north) façade, with a door and sidelights surrounded by engaged square fluted columns beneath a projecting pediment. A large central dormer with a shed roof and wood shingle siding is on the front façade, above a centered bay window on the first floor. French doors with sidelights and a small patio define the southeast corner of the front façade. A small wood shingled shed roof addition was added to the rear of the house after 1946. Windows throughout the building are six-over-six and four-over-four, with brick window sills on the first floor. An unadorned exterior chimney clad in stucco is located to the left (east) of the entry on the north façade. *(Listed as "Good" in original nomination)*

Secondary Building #1: One contributing c.1920 single-bay, side gable garage is located to the rear of the main house. It is clad in stucco with an asphalt shingle roof and has a bank of three windows in a central dormer on the south façade above a single overhead garage door. *(Not mentioned in original nomination)*

Secondary Building #2: A non-contributing c.1965 two-bay, gable-front garage with masonite siding and asphalt shingle roof is also located on the property. *(Not mentioned in original nomination)*

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726 Dakota Ave S Contributing 1903

**Campbell, James and Alice, House
Huron Samaritan Hospital
Tschetter, John and Violet, House**

Primary Building: This house is a large, elegant two-story Colonial Revival style house with a combination of Federal and Georgian influence. It has a side gabled roof and pedimented gable ends, with decorative dentils and modillions in the entablature. The main entrance faces to the west and is set with sidelights beneath an elliptical fanlight. A secondary entrance is located on the far right (south) of the front façade, beneath a Georgian stair light. A large one-story half octagon porch with paneled wood pilasters and one-over-one windows is located on the rear (east) façade and was enclosed prior to 1946. A small one-story porch is centrally located on the south façade. The corners of the clapboard walls are articulated by wood quoins. Many of the windows are triangularly divided eight-over-one sash. An unadorned rectangular single stack interior chimney straddles the roof at the north end of the building, and an additional rectangular chimney is located slightly behind the roof peak toward the rear of the building slightly off-center to the south. The house is approached from a semi-circular drive, which was part of the original design of the property. The house originally had a large front porch that was destroyed by fire in 1943. (*Listed as "Contributing" in original nomination*)

Secondary Building: One non-contributing c.1980 two-car gable-front garage with metal siding and asphalt shingle roof is located on the property. (*Not mentioned in original nomination*)

741 Dakota Ave S Contributing 1917

Brant/Erickson House

Primary Building: This building is a one and one-half story symmetrical cubic house with mixed Queen Anne and Colonial Revival style detailing. It features a hipped roof and an enclosed front porch and central entry set within the main bellcast roofline. A gable-front dormer is centrally located on the front (east) façade, with three diamond pane multi-lite windows and vinyl fishscale shingles. Windows elsewhere on the building are wood one-over-one. The building is clad in vinyl siding and has an asphalt shingle roof. The porch features a closed wood rail and is supported by wood Doric columns over wood pillars. It was enclosed with fixed one-over-one wood sash windows c.1925. (*Listed as "Good" in original nomination*)

Secondary Building: This property includes a non-contributing c.1980 single-bay, side gable garage with synthetic siding and an asphalt shingle roof. (*Not mentioned in original nomination*)

754 Dakota Ave S Contributing 1921

Primary Building: This building is a one-story gable-front house with no discernable stylistic features. An enclosed gable-front porch spans the front façade, with a main entry at the southwest corner. Square shingles are present in the gable ends, and windows throughout the building are one-over-one. Many of the windows

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have non-historic faux shutters. The building is clad in narrow wood lap siding with mitered corners and has an asphalt shingle roof. Non-historic brick planters are located at the foundation on the front façade. (*Listed as “Blending” in original nomination*)

Secondary Building: This property includes one contributing four-stall garage building. It is a long, narrow c.1925 structure with wood lap siding, asphalt shingle roof, paired multi-lite ribbon windows, and a large c.1948 addition to the south. (*Not mentioned in original nomination*)

759 Dakota Ave S Contributing 1900
Corley, Jennie V., House

Primary Building: This building is a two-story gable-and-wing house with an open L-shaped front porch. Wood fishscale shingles adorn the closed rail of the front porch, which is supported by paired wood Doric columns. A small pediment adorns the entry to the porch on the front (east) façade. A cottage window is present to the left (south) of the front door, and a pointed arch window is present in the peak of the front-facing gabled end. Windows elsewhere on the building are mostly one-over-one, with wood sash two-over-two windows on the rear (west) façade. The building is clad in clapboard siding with corner boards and had an asphalt shingle roof. (*Listed as “Good” in original nomination*)

Secondary Building: One contributing c.1910 two-bay, gable-front garage is located on the property. It has clipped gable ends and is characterized by wood plank siding, an asphalt shingle roof, and a bank of three multi-lite windows on the east façade. Two garage door openings without doors are located on the south façade, and a single garage door opening without a door faces east. (*Not mentioned in original nomination*)

764 Dakota Ave S Non-Contributing 1921

Primary Building: This building is a one-story gable-front house with no discernable style. A gable-front projection was added to the front (west) façade c.1970, with a central entry flanked by paired one-over-one windows beneath fixed metal awnings. Rectangular shingles are present in the gable ends. The building is clad in c.1985 aluminum siding and has an asphalt shingle roof. No historic windows are evident. The integrity of this building has been lost due to severe window and siding modifications. (*Listed as “Blending” in original nomination*)

772 Dakota Ave S Contributing 1918
Stewart, Clarence and Julia, House

Primary Building: This building is a two-story rectangular house clad in stucco with a hipped roof. An enclosed front porch spans the front façade. Concrete steps lead to the main entrance at the northwest corner, which is adorned with stone walls and a small metal lamp post. Subtle Prairie style details include deep eaves and banks of ribbon windows with two-over-one, three-over-one, and five-over-one lites. The rear (west) of the building features a small one-story wing beneath a balcony with two round metal horizontal rails. A small one-story

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rectangular bay with a hipped roof projects to the south. An exterior brick chimney is present on the south façade, and the building has an asphalt shingle roof. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.1972 two-car, gable-front garage is located on the property. It features masonite siding, an asphalt shingle roof, and a c.1995 overhead door. Paired multi-lite ribbon windows are located on the east façade and may have been salvaged from an earlier building. (*Not mentioned in original nomination*)

777 Dakota Ave S Contributing 1916
Crawford, Coe I. and Lavinia, House

Primary Building: This building is one and one-half story Craftsman style bungalow with distinctive stone detailing in an enclosed gable-front porch on the front (east) façade. The porch has deeply flared eaves with knee braces, exposed rafter tails, and decorative half-timbering in the peak of the gable. The front door to the porch is likely original and features fifteen lites surrounded by a simple wood frame. A ten-over-one cottage window is located to the left (south) of the front porch, beneath a small shed-roof dormer with wood shingle siding and six-over-one wood windows. A polygonal bay window with six-over-one wood windows is located on the south façade, to the left (west) of an exterior stone chimney. A small dormer with a shed roof and shingle siding is present on the east façade. The building is clad in narrow clapboard siding with mitered corners on the first floor, rectangular wood shingles on the second floor, and decorative half-timbering in the peaks of the gable ends. The roof is covered in red asphalt shingles. (*Listed as "Good" in original nomination*)

807 Dakota Ave S Contributing 1895
Gehman House

Primary Building: This building is a one and one-half story Tudor Revival style gable-and-wing house with an enclosed front porch and distinctive faux half-timbering. The building sits on a rusticated concrete block foundation and is clad in narrow clapboard siding on the first floor, with half-timbering on the second floor. A small bay window with diamond lattice leaded glass in wood sash is located to the left (south) of the front porch. The front porch was enclosed c.1920 with four-over-one and two-over-one wood windows and has nine-over-nine wood windows flanking a wood half-glass door with nine lites. A floral art glass window is flanked by one-over-one windows on the north façade. The second floor windows on the front façade are diamond lattice leaded glass, while the windows elsewhere in the building are one-over-one. The roof is covered in wood shingles with a metal ridge cap. A small side gable garage was added to the rear of the building c.1940. (*Listed as "Contributing" in original nomination*)

Secondary Building: The property includes one non-contributing c.1965 two-bay, gable-front garage with masonite siding and asphalt shingle roof. (*Not mentioned in original nomination*)

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815 Dakota Ave S Contributing 1910

Primary Building: This building is a one and one-half story bungalow with mixed Craftsman and Colonial Revival styles. An enclosed front porch is set within the main bellcast roof. A central gable dormer defines the front façade and is adorned with cornice returns, fishscale shingles, and a bank of three triangularly divided eight-over-one windows beneath a fanlight. Windows elsewhere in the building are four-over-one ribbon windows. The building is clad in narrow clapboard siding, with wood fishscale shingles in the peaks of the gable ends. Wood dentils adorn the entablature of the dormers and porch. A small polygonal bay window is centrally located on the rear (west) façade, to the left (north) of a small wood wheel window. The roof of the building is covered with asphalt shingles. (*Listed as "Good" in original nomination*)

Secondary Building: One contributing c.1920 two-bay garage with a hipped roof is located on the property. It has wood lap siding, an asphalt shingle roof, and a bank of four multi-lite windows on the south façade. Two wood panel overhead garage doors with three lights each are located on the east façade. (*Not mentioned in original nomination*)

830 Dakota Ave S Contributing 1916

Primary Building: This building is a one and one-half story Craftsman style bungalow. The enclosed front porch features a central entry and is set within the main roofline of the house. Windows on the porch are ten-over-one, and windows elsewhere on the house are one-over-one. A gable-front dormer with exposed brackets and paired four-over-one windows is located on the front façade. An exterior brick chimney was set against the original brick chimney on the south façade after 1974. The building is clad in rough textured stucco and has an asphalt shingle roof. The enclosed porch may be original. (*Listed as "Blending" in original nomination*)

835 Dakota Ave S Contributing 1900
Rhoads, Henry and Nancy, House

Primary Building: This two-story house has a central hipped-roof form with projecting bays and is characterized by subtle Queen Anne style features with Free Classic decorative detailing. Tapered wood Doric columns and a turned wood railing support a wrap-around front porch. The southeast corner of the porch was enclosed prior to 1946 with three-over-one ribbon windows. A cutaway bay window is located on the south façade and features a cottage window with stained glass transom. Windows elsewhere on the building are one-over-one wood sash, in pairs and singles. Synthetic fishscale shingles are present in the peaks of the gable ends, and the remainder of the building is clad in horizontal vinyl or aluminum siding. The building has an asphalt shingle roof. Despite contemporary siding materials, this building retains sufficient integrity to contribute to the overall significance of the district. (*Listed as "Blending" in original nomination*)

842 Dakota Ave S Non-Contributing 1945
Hagen, Oscar and Electa, House

Primary Building: This building is a one and one-half story unadorned side gable house with minimal roof overhang at the eaves. The central entrance is flanked by a Chicago style picture window to the right (south) and

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a two-over-two horizontally divided window to the left (north). A massive shed-roof wall dormer is present on the rear façade. The building is clad in c.1970 wide synthetic siding and has an asphalt shingle roof. (*Listed as "Very Disutracting" in original nomination*)

Secondary Building: A non-contributing c.1970 two-car, gable-front garage is located on the property. It has vertical wood panel siding, an asphalt shingle roof, and a single overhead door on the east façade. (*Not mentioned in original nomination*)

858 Dakota Ave S Contributing 1920
Meyer, Frank and Anna, House

Primary Building: This building is a one and one-half story Craftsman style bungalow. A dual-pitched side gabled roof extends over a full-width, enclosed front porch with six-over-one ribbon windows above brick veneer walls. Windows elsewhere on the building are four-over-one ribbon lites. The main entry is recessed at the northwest corner and features a single large square wood column at the corner. Deep eaves have knee braces and exposed rafter tails. A rectangular bay window is present on the south façade. The building is clad in stucco, with wood shingles in the gable ends, and has an asphalt shingle roof. (*Listed as "Good" in original nomination*)

Secondary Building: A non-contributing c.1920 garage with pebbledash stucco and wood shingle hipped roof is located behind the property. It is attached to the rear of a commercial building that faces 9th Street Southwest but appears to serve the house located at 858 Dakota Ave South. The building has two garage bays surrounded by vertical wood siding on the west façade. (*Not mentioned in original nomination*)

870 Dakota Ave S Contributing 1920
Meyer, Otto and Julia, House

This building is a one and one-half story Craftsman style bungalow. A bellcast roof extends over a full-width, enclosed front porch that is likely original. It has six-over-one ribbon windows above brick veneer walls. A recessed entry is at the northwest corner beneath a small gable-front roof that is supported by a square wood post and decorative wood knee braces. The front door is likely original and features three tall, narrow lites in a simple wood frame. Windows throughout the building are mostly original four-over-one wood sash. The gable ends of the house are supported by projecting brackets that have been enclosed by contemporary siding. A one-story rectangular bay projects to the rear of the building and has a balcony with a c.1965 metal railing. Exterior walls are clad in horizontal vinyl or aluminum siding and the building has an asphalt shingle roof. Despite the presence of contemporary synthetic siding, the building retains sufficient integrity to contribute to the overall historic significance of the district. (*Listed as "Good" in original nomination*)

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525 Kansas Ave SE Contributing 1910
Blystone/Hanger House

Primary Building: This building is a two-story pedimented gable-front house with a partially enclosed full-width front porch. The porch is supported by c.1960 cast iron posts and has a hipped roof with a pedimented gable above a central entry. Cornice returns adorn the gable ends of the main house, and windows throughout the building are one-over-one. The building has an asphalt shingle roof and was clad in asbestos siding c.1960. Flagstone veneer covers the foundation of the front porch. The northernmost portion of the front porch was enclosed prior to 1927. This house has not changed in appearance since it was listed as “good” in the original nomination. Therefore, it remains contributing. (*Listed as “Good” in original nomination*)

Secondary Building: A non-contributing c.1965 three-bay, side gable garage is located on the property. It is clad in both masonite and wood siding and has an asphalt shingle roof. Each overhead door is different. Subtle variations in the plane of the roof indicate the garage may have been expanded more than once. (*Not mentioned in original nomination*)

535 Kansas Ave SE Contributing 1909
Lughlin, Clifford S. and Alice, House

Primary Building: This building is a two-story gable-front house with cornice returns in the gable ends. An enclosed porch spans the front façade and has a hipped roof and a recessed entrance offset from center. One-over-one double hung windows are present on the second floor. The exterior walls of the house are clad in c.1958 asbestos siding, and the roof is covered with asphalt shingles. The front porch was enclosed with a flagstone veneer water table c.1970, and faux six-over-one windows were installed in the porch enclosure after 1974. This house has not changed substantially in appearance since it was listed as “good” in the original nomination. Therefore, it remains contributing. (*Listed as “Good” in original nomination*)

Secondary Building: A non-contributing c.1980 two-bay, gable-front garage with masonite siding and asphalt shingle roof is located on the property. It has a large attached carport to the north with a flat roof supported by large square wood posts. (*Not mentioned in original nomination*)

551 Kansas Ave SE Contributing 1907
Hill, Robert and Blanche, House

Primary Building: This building is a one and one-half story Colonial Revival style gambrel-front house with gambrel projections to the north and south. The front façade faces east. A full-length front porch is mostly enclosed with one-over-one windows and has an open corner at the north end. The main entry door on the east façade has a flat opening with a single leaf, single panel door. A bank of three one-over-one wood windows is located above the porch, beneath a horizontal bond moulding. A half-round wood window is located between the bond moulding and the eaves. An oriel window is located on the north façade, and a cantilevered bay window is on the south façade. A small open porch with a hipped roof and square wood pillars is located on the north façade. A central chimney articulates the roof peak. The building is clad in c. 2000 siding and has an

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asphalt shingle roof. Despite these changes, the building retains sufficient integrity to contribute to the overall historic significance of the district. (*Listed as "Contributing" in original nomination*)

Secondary Building: One contributing c.1920 single-bay garage with a hipped roof is located on the property. It has wood lap siding, an asphalt shingle roof, and paired four-lite windows on both the north and south facades. An overhead door is located beneath and to the left (north) of a sliding vertical board door on the west façade. (*Not mentioned in original nomination*)

569 Kansas Ave SE Contributing 1909
Chenoweth, Albert and Etta, House

Primary Building: This building is a two and one-half story gable-front house with mixed Queen Anne and Colonial Revival styles. An enclosed porch with one-over-one windows, a hipped roof, central entry, and standing seam metal roof spans the front (east) façade. The gable end is defined by narrow clapboard siding, a combination of fishscale and square shingles, cornice returns and a faux Palladian window. Windows elsewhere on the building are three-over-one and one-over-one double-hung sash. The building is clad in clapboard siding and has an asphalt shingle roof. The porch was enclosed prior to 1927. Two windows were originally located in the second floor above the porch on the east façade, and the northernmost window was removed and filled with lap siding at an unknown date. (*Listed as "Good" in original nomination*)

581 Kansas Ave SE Non-Contributing 1909
Crill/Marcusen House

Primary Building: This building is a two and one-half story gable-front house with c.2008 synthetic siding, windows, enclosed front porch, and standing seam metal roof. Rounded shingle siding and a modern sliding window are present in the gable end. Windows throughout the building are one-over-one. Due to severe alterations, this building no longer contributes to the significance of the district. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.2000 two-bay, gable-front garage with a large loft is located on the property. It has synthetic siding, an asphalt shingle roof, and two overhead garage doors. (*Not mentioned in original nomination*)

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601 Kansas Ave SE Contributing 1910
Whorton, W.F. Roscoe and Verna, House

Primary Building: This building is a two and one-half story vernacular gable-front house. The front façade faces east. The front-facing gable end is adorned with horizontal bands of hexagonal, diamond, and rectangular wood shingles. A small enclosed front porch is offset to the right (north) of center and has a hipped roof; it was enclosed prior to 1927. Gabled dormers with decorative wood shingles are present to the north and south, and cornice returns define the gable ends. Windows throughout the building are three-over-one ribbon windows and one-over-one double-hung sash. A small one-story hipped roof projection was added to the south façade prior to 1927. The first and second floor walls are clad in c.1965 asbestos shingle siding, while wood shingles survive in the gable ends. The roof is covered in asphalt shingles. Despite modern alterations, the building retains its essential character-defining features and contributes to the overall historic significance of the district. (*Listed as "Good" in original nomination; this house remains as it was when the district was originally established in 1974*)

Secondary Building: One non-contributing c.1972 two-bay, gable-front garage is located on the property. It has board and batten siding, an asphalt shingle roof, and paired one-over-one windows above two overhead doors on the west façade. The building may have been partially constructed from salvaged materials. (*Not mentioned in original nomination*)

617 Kansas Ave SE Contributing 1908
Olson, William H., and Delia, House

Primary Building: This building is a two and one-half story gable-front house with Colonial Revival style detailing. Paired, tapered wood Doric columns support a full-length front porch with a closed stone railing. Leaded glass side lights flank an early wood door, which is located to the right (north) of a polygonal bay window with a leaded glass transom above a cottage window on the front (east) façade. The gable ends are pedimented, with deep eaves and decorative modillions in the entablature. A Palladian window is located in the gable end of the front (east) façade, above an arched leaded glass window in the second floor level. Windows elsewhere on the building are one-over-one wood sash. A two-story polygonal bay window is located on the south façade. The building is clad in clapboard siding with large wood pilasters at the corners. The roof is covered in asphalt shingles. A c.1985 wood frame ramp leads to the front door. (*Listed as "Contributing" in original nomination*)

Secondary Building: One non-contributing c.1975 single-bay, two-car, gable-front garage is located on the property. It has wood lap siding, an asphalt shingle roof, and a metal ventilator at the northeast corner. (*Not mentioned in original nomination*)

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631 Kansas Ave SE Contributing 1908
Garrity, John E. and Della, House

Primary Building: This building is a two and one-half story gable-front wood frame house with mixed Colonial Revival and Prairie style features. It has a wide eave and c.1925 enclosed brick front porch with Prairie style six-over-one windows, decorative brick pilasters, and a brick wall beneath the windows. Colonial Revival style emphasis is evident in cornice returns and a tri-part window featuring square, triangularly divided, eight-lite windows in the gable ends. At the time of the original 1974 National Register nomination, triangularly divided eight-over-one windows were present in the second floor above the front porch, but these have been replaced with simple one-over-one sash. The building is clad in clapboard siding with fluted pilasters at the corners. The roof is covered in asphalt shingles. A small one-story hipped-roof bay projects to the rear of the building and was constructed prior to 1916. There is a recent rectangular bay added to the southeast corner of the second floor of the house, intended to blend with the original design. (*Listed as "Contributing" in original nomination*)

Secondary Building: A large contributing c.1910 one and one-half story, two-bay, side gable garage with wood lap siding and asphalt shingle roof features a centered gable wall dormer on the west façade. One-over-one windows are present in the peaks of the north and south gable ends, and a single rectangular window is present in the lower level toward the front (west) of each gable end. Two c.1970 overhead doors face west and are divided into square panels and have four lights each. (*Not mentioned in original nomination*)

647 Kansas Ave SE Contributing 1910
Stuerwald, Fred and Minnie, House

Primary Building: This building is a two and one-half story foursquare house with mixed stylistic features. Paired narrow square wood posts with intersecting short horizontal wood pieces support a large wrap-around porch with turned wood spindles. The porch is partially enclosed with a pedimented gabled projection in the center of the east (front) façade. Gable-front and hipped roof dormers are located on the front and side façades. Mixtures of windows are present, including historic eight-over-one, historic six-over-one, and modern casement and vinyl sash within the original openings. The building is clad in clapboard siding on the first floor and stucco on the second floor. Wood pilasters define the corners. The roof is covered in wood shingles and features a decorative scalloped metal ridge cap. A central chimney defines the peak of the roof. A small one-story bay was added at the southwest corner of the building c.1960. The porch has a concrete block foundation and may have replaced the original porch c.1960. (*Listed as "Good" in original nomination*)

Secondary Building: A non-contributing c.1975 two-car, gable-front garage is located on the property. It has masonite siding, an asphalt shingle roof, and a single overhead door on the west façade. (*Not mentioned in original nomination*)

707 Wisconsin Ave SW Contributing 1908
Whisman, Miles and Frances, House

Primary Building: This building is a two-story side gable Colonial Revival style house with a pedimented gabled dormer on the front (east) façade. Windows on the first floor are one-over-one, with twelve-over-one

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sash in the second floor windows and an arched window in the peak of the gable on the front (east) façade. The building is clad in asbestos siding and has an asphalt shingle roof. The full-length front porch has a hipped roof and was enclosed with one-over-one windows between wood Doric columns c.1920. (*Listed as "Good" in original nomination; this house remains as it was when the district was originally established in 1974*)

Secondary Building: One non-contributing c.1980 two-bay, gable-front garage with masonite siding and an asphalt shingle roof is located on the property. (*Not mentioned in original nomination*)

719 Wisconsin Ave SW Contributing 1910
Cool/Cole House
Cole, Mabel, House

Primary Building: This building is a one-story, hipped roof, rectangular Queen Anne style house. An enclosed front porch is set within the main roof of the house and features one-over-one windows; it was enclosed prior to 1946. A beveled glass cottage window is located beneath a gabled projection to the south of the porch on the front (east) façade. The gable end has a fanlight and cornice returns. Windows throughout the building are one-over-one. The building is clad in clapboard siding with corner boards and has an asphalt shingle roof. (*Listed as "Blending" in original nomination*)

Secondary Building: A contributing, c.1925 single-bay gable-front garage is located on the property. It is clad in wood lap siding and has a wood shingle roof with a metal ridge cap. The garage is characterized by swinging wood doors, which are likely original. (*Not mentioned in original nomination*)

722 Wisconsin Ave SW Contributing 1908
Oviatt/Jefferson House
Jefferson, Charles C. and Lena, House

Primary Building: This building is a two-story gable-front house. The full width front porch was enclosed c.1928 and features two-over-two windows and a hipped roof. An early wood paneled half-glass door is located to the left (north) of center. The gable ends have cornice returns and fishscale shingles. The building is clad in wood lap siding with narrow pilaster-like corner boards and has an asphalt shingle roof. A small single-story bay was added to the rear of the building c.1928. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.1970 two-bay, gable-front garage with synthetic siding and an asphalt shingle roof is located on the property. (*Not mentioned in original nomination*)

731 Wisconsin Ave SW Non-Contributing 1948

Primary Building: This building is a one and one-half story Cape Cod house with a central gable-front entry bay. The front door faces east and is surrounded by fluted wood pilasters beneath a wood architrave. An exterior brick chimney is located on the south facade. Windows are paired two-over-two with faux shutters. The building is clad in contemporary synthetic siding and has an asphalt shingle roof. A massive shed wall dormer is located on the rear façade. (*Listed as "Distracting" in original nomination*)

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732 Wisconsin Ave SW Contributing 1908

Primary Building: This building is a two-story gable-front house with a full width enclosed front porch and cornice returns in the gable ends. The front porch has a hipped roof and stone foundation and was enclosed with one-over-one windows prior to 1927. An early wood paneled half-glass door is located to the left (north) of center. Windows throughout the building are one-over-one, and the roof is covered in asphalt shingles. The original wood trim around windows and doors was left exposed when the building was clad in asbestos c.1965. This house appears the same as when originally listed as “good” with the exception of two small metal awnings in the second floor windows on the front façade. Therefore it remains contributing. (*Listed as “Good” in original nomination*)

Secondary Building: One non-contributing c.1965 single-bay, two-car, gable front garage with masonite siding and asphalt shingle roof. (*Not mentioned in original nomination*)

741 Wisconsin Ave SW Contributing 1919

Primary Building: This building is a two-story gambrel-front house with understated Colonial Revival style elements. Plain square wood columns support a hipped roof front porch that spans the front façade, and a small gable dormer is present to the north. A small one-story gable front bay projects to the rear (west) of the building and features small three-over-one windows flanking an early wood panel door with three lights. Windows elsewhere on the building are one-over-one in pairs and singles. The building is clad in c.2000 metal siding and has an asphalt shingle roof. Despite modern alterations, the building retains its essential character-defining features and contributes to the overall historic significance of the district. (*Listed as “Good” in original nomination*)

Secondary Building: One non-contributing c.1945 single-bay, two-car garage is located to the rear of the property. It has masonite siding, a pyramidal asphalt shingle roof, and a c.1972 overhead door. A small, angular shed wing projects to the north. (*Not mentioned in original nomination*)

742 Wisconsin Ave SW Non-Contributing 1906

Primary Building: This building is a two and one-half story gable-front house with an open front porch that spans the width of the front façade. The porch has a shallow hipped roof with c.2008 tapered Doric synthetic clad columns. The gable end of the house is pedimented and has a bank of three one-over-one windows. Windows elsewhere on the house are single one-over-one double-hung sash. The building is clad in c.2008 vinyl siding with faux corner boards and has an asphalt shingle roof. The building originally featured pilaster trim, a wide wood band of trim at the cornice, decorative wood window heads, and wood porch railing. The building has a new wooden foundation. (*Listed as “Good” in original nomination*)

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Secondary Building: A non-contributing c.1950 single-bay, two-car, side gable garage is located behind the house. It has contemporary synthetic siding and an asphalt shingle roof. *(Not mentioned in original nomination)*

749 Wisconsin Ave SW Contributing 1903
Thrall, Rev. William Herbert and Clara, House

Primary Building: This building is a two-story foursquare house with truncated hipped roof and no discernable stylistic features. Tapered square wood columns support a hipped roof open porch on the main façade. A cottage window is located to the left (south) of an early wood panel half-glass door. The building is clad in wood lap siding with narrow pilaster-like corner boards and has an asphalt shingle roof with a central chimney. Polygonal bay windows are located on the north and south facades. A large one-story wraparound wing with six-over-six wood windows was constructed at the rear of the building prior to 1916. Windows elsewhere on the building are one-over-one. *(Listed as "Good" in original nomination)*

Secondary Building: A non-contributing c.1970 single bay, two-car, gable-front garage is located behind the house. It has masonite siding and an asphalt shingle roof. *(Not mentioned in original nomination)*

754 Wisconsin Ave SW Non-Contributing 1902

Primary Building: This building is a two and one-half story gable-front house with understated classical detailing. An open porch with short tapered Doric columns and a closed brick rail spans the front (west) façade of the building. A large tri-part window with tri-part leaded glass transom is located to the right (south) of the entry. Gable ends have cornice returns. Windows throughout the building are one-over-one with non-historic faux shutters. The building has an asphalt shingle roof. Since the building was classified as "good" in the original National Register nomination in 1974, it was clad in synthetic siding that concealed essential character-defining details, including variegated wood shingles and the arch of an original Palladian window in the front gable, cornice moldings, corner boards, and thick wood window moldings. *(Listed as "Good" in original nomination)*

Secondary Building: A contributing c.1925 single bay gable-front garage is located behind the house. It has narrow wood lap siding with corner boards, an asphalt shingle roof, and a c.1975 overhead door. *(Not mentioned in original nomination)*

761 Wisconsin Ave SW Non-Contributing 1900

Primary Building: This building is a one-story rectilinear house with a hipped roof and no discernable style. It is small and unadorned, with a gabled addition to the rear. Windows throughout the building are early one-over-one wood sash with faux shutters. The building is clad in aluminum siding and has an asphalt shingle roof. A single-bay garage with wood lap siding and an asphalt shingle roof was attached to the building c.1948. A single fixed four-lite window and a c.1965 overhead door distinguish the west façade of the garage. Due to severe alterations including wide metal siding replacing narrow wood siding, removal of pilaster-like corner

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boards, loss of wood window trim with decorative wood window heads, and removal of a gabled overdoor that was supported by triangular wood brackets, this building no longer contributes to the significance of the district. (*Listed as "Blending" in original nomination*)

764 Wisconsin Ave SW Contributing 1904

Primary Building: This building is a two-story cross-gable house with cornice returns and fishscale shingles in the gable ends. A small, enclosed gable-front entry is located on the main (west) façade. A small semi-circular window is present in the peak of the front-facing gable. Windows throughout the building are one-over-one. The building is clad in clapboard siding and has an asphalt shingle roof and central chimney. (*Listed as "Blending" in original nomination*)

Secondary Building: One contributing c.1930 single-bay, gable-front garage with wood lap siding, asphalt shingle roof, and plywood overhead door is located on the property. (*Not mentioned in original nomination*)

775 Wisconsin Ave SW Non-Contributing 1900

Primary Building: This building is a two and one-half story side gable house with a central cross-gable on the main façade. An open porch spans the front façade and is supported by wood Doric columns and has an unadorned contemporary square wood railing. Beaded glass cottage windows flank the central entry. The gable ends have cornice returns and Palladian and lunette windows with keystones. Windows throughout the building are one-over-one with non-historic faux shutters. The building is clad in vinyl siding. The asphalt shingle roof was replaced with a standing seam metal roof in 2010. A small hipped roof bay projects to the rear of the building and was constructed c.1948. Due to alteration of the siding and roofing materials, this building no longer contributes to the significance of the district. (*Listed as "Contributing" in original nomination*)

Secondary Building: One non-contributing c.1965 single-bay gable-front two-car garage is located behind the house. It has wood lap siding, an asphalt shingle roof, and a large c.1999 overhead door. (*Not mentioned in original nomination*)

776 Wisconsin Ave SW Contributing 1905

Gagnon House

Primary Building: This building is a one and one-half story cross gable house with c.1948 shed dormers flanking the front gable. A small enclosed front porch with entry door is located at the northwest corner of the building. The entry is flanked by early wood six-over-six windows set within decorative wood pilasters. Gable ends have hexagonal shingles and cornice returns. Windows throughout the building are either one-over-one or replacement fixed single pane sash within original wood trim. The building is clad in clapboard siding with pilaster-like corner boards and has an asphalt shingle roof. The front porch was enclosed prior to 1927. Most of the changes to this building occurred during the historic period, and the building retains sufficient integrity to contribute to the overall historic significance of the district. (*Listed as "Good" in original nomination*)

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Secondary Building: One non-contributing c.1980 two-bay, gable-front garage with plywood siding and an asphalt shingle roof is located on the property. *(Not mentioned in original nomination)*

806 Wisconsin Ave SW Contributing 1900

Primary Building: This building is a two-story gable-front house with no distinctive stylistic features. A three-quarter length front porch was enclosed with six-over-six wood windows and square wood columns prior to 1927. An early wood paneled half-glass door with nine lights is located at the northwest corner of the porch and flanked by narrow two-over-two wood windows. A cross gable is located on the north façade. Windows on the second floor front façade are triangularly divided eight-over-one wood sash, and other windows in the building are one-over-one. The building is clad in c.1970 aluminum siding and has an asphalt shingle roof. An attached one-story side gable garage was added to the rear c.1968. Despite these changes, the building retains sufficient integrity to contribute to the overall historic significance of the district. *(Listed as “Blending” in original nomination)*

Secondary Building: One non-contributing c.1965 two-bay, gable-front garage with small attached open carport is located behind the house. It has plywood siding, an asphalt shingle roof, and a fixed octagonal window in the peak of the gable on the north façade. *(Not mentioned in original nomination)*

807 Wisconsin Ave SW Contributing 1895

Primary Building: This building is a two and one-half story rectangular plan gable-front house with Colonial Revival style detailing. A Palladian window in a pedimented gable dominates the front (east) façade. Pedimented gable-front wall dormers with paired one-over-one windows are present on both the north and rear (west) facades. Tapered wood Doric columns support a front porch with hipped roof that was enclosed c.1946. With the exception of the Palladian window in the peak of the front-facing gable, the windows throughout the building are one-over-one. The building is clad in clapboard siding with small corner pilasters and has an asphalt shingle roof. *(Listed as “Contributing” in original nomination)*

819 Wisconsin Ave SW Contributing 1895

Urquhart, Donald and Elizabeth, House

Primary Building: This building is a two-story gable-front house with a full-length front porch with a hipped roof that was enclosed with vertical wood panels beneath one-over-one wood windows after 1946. Cornice returns and lunettes adorn the gable end on the front (east) facade. The building is clad in c.1965 asbestos shingle siding and has an asphalt shingle roof. A one-story gable-front garage with a saltbox form was attached to the rear of the building c.1948. Despite modern changes, the building retains sufficient integrity to contribute to the overall historic significance of the district. *(Listed as “Blending” in original nomination, this house remains as it was when the district was originally established in 1974)*

820 Wisconsin Ave SW Non-Contributing 1890

Primary Building: This building is a two-story foursquare house with a full-length enclosed front porch and subtle Colonial Revival style. The porch has a hipped roof and is characterized by four-over-four windows and

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tapered Doric columns. Windows throughout the building are five-over-one ribbon windows and one-over-one double-hung sash. The building is clad in wood lap siding with corner boards and has an asphalt shingle roof. A two-story side-gabled wing was added to the southwest corner of the house c.1995. It has a two-story bay window that extends forward beyond the front of the house and rests on a concrete block foundation. This drastic change to the overall design negates both the form of a foursquare and the symmetrical aspect of the Colonial Revival style. This house has lost its integrity and no longer contributes to the significance of the district. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.1980 two-bay, gable-front garage with synthetic siding and an asphalt shingle roof is located behind the house. (*Not mentioned in original nomination*)

831 Wisconsin Ave SW Non-Contributing 1900

Primary Building: This building is a one and one-half story gable-front house with a small hipped roof porch at the northeast corner that is supported by contemporary square posts; these replaced the original tapered wood Doric columns after 1974. The first floor of the building has the form of a cutaway bay window on the front (east) facade, with a chamfered corner at the southeast and an angled wall to the left (south) of the entry. Windows throughout the building are one-over-one. The building is clad in c.1965 asbestos shingle siding and has an asphalt shingle roof. A gable-front garage was added to the rear of the building c.1965. (*Listed as "Blending" in original nomination*)

832 Wisconsin Ave SW Non-Contributing 1905

Primary Building: This building is a two-story gable-front house with a full-width enclosed front porch beneath a hipped roof. The front porch was enclosed c.1925 with one-over-one windows between small square wood posts above a closed rail. A leaded glass cottage window is present on the south façade. Other windows throughout the building are one-over-one. The building is clad in synthetic siding and has an asphalt shingle roof. A one-story wing was added to the rear of the building c.1925. The porch windows were replaced within the original openings c.2000. Since the original nomination was written in 1974, this building has lost its fishscale shingles in the gable end, and new porch materials and siding were added. (*Listed as "Blending" in original nomination*)

Secondary Building: The property includes a non-contributing c.1980 two-bay, gable-front garage with masonite siding and asphalt shingle saltbox roof. (*Not mentioned in original nomination*)

**844 Wisconsin Ave SW Contributing 1908
Cogswell/Smith House**

Primary Building: This building is a one and one-half story gable-front house with subtle Colonial Revival style details. The hipped roof of the front porch is supported by tapered, wood Doric columns and has a restored turned spindle wood railing. A stained glass cottage window is to the right (south) of the main entry on the front (west) facade. Windows elsewhere on the building are one-over-one. The front-facing gable end has paired one-over-one windows and cornice returns. A wall dormer with a hipped roof and cornice returns is located on the south façade. A small addition projects to the rear of the building and was constructed prior to 1927. The

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building has cornice returns in the gable ends and an asphalt shingle roof. The original wood trim around windows and doors was left exposed when the building was clad in asbestos shingle siding c.1965. Despite non-historic siding, the building retains its essential character-defining features and contributes to the overall historic significance of the district. (*Listed as "Blending" in original nomination*)

Secondary Building: This property includes a non-contributing c.1960 single-bay, gable-front garage with asbestos siding and an asphalt shingle roof. (*Not mentioned in original nomination*)

845 Wisconsin Ave SW Contributing c.1880

Primary Building: This building is a two-story house with minimal Colonial Revival stylistic elements. The main body of the house is a hipped roof, rectangular form with a large projecting gable-front bay and pedimented cross gable on the north façade. An open porch with a hipped roof spans the front façade and is supported by tapered Doric wood columns with a contemporary metal rail. The gable end features cornice returns and a small lunette window on the front façade. A chamfered corner with one-over-one window is located on the north façade. A small decorative multi-lite window with a diamond surrounded by squares and rectangles is located on the south façade. The roof is covered in asphalt shingles and has a central chimney. Despite c.1990 horizontal metal or vinyl siding, the building retains its essential character-defining features and contributes to the overall historic significance of the district. Decorative wood shingles may be present in the gabled end beneath the contemporary siding. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.1975 two-bay, gable-front garage with synthetic siding, asphalt shingle roof, and c.1999 overhead doors. (*Not mentioned in original nomination*)

855 Wisconsin Ave SW Contributing 1910

Primary Building: This building is a two-story cross gable house with no distinctive stylistic features. A hipped roof porch spans the front façade and is supported by c.1968 metal posts and railing. Windows throughout the building are one-over-one, with the exception of a cottage window with leaded glass in the upper pane that is located to the right (north) of the main entry. Most windows appear to be original, while a few of them have been replaced within the original openings in recent years. The walls are clad in c.1995 metal siding, and the roof is covered in asphalt shingles. Despite these changes, the building retains sufficient integrity to contribute to the overall historic significance of the district. (*Listed as "Blending" in original nomination*)

Secondary Building: One non-contributing c.1970 single-bay, gable-front garage with plywood siding and asphalt shingle roof is located on the property. (*Not mentioned in original nomination*)

856 Wisconsin Ave SW Non-Contributing 1915

Curtis, Fred and Roy, House

Primary Building: This building is a two-story side gable house with bracketed gable ends. A small central shed roof dormer is located on the front façade. Windows throughout the building are one-over-one. The building has

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an asphalt shingle roof and is clad in a variety of siding materials. The first floor walls are covered with c.1975 T-111 vertical masonite siding, while the second floor is clad in c.1970 horizontal siding. Although the front porch was first enclosed prior to 1946, the arrangement and number of windows within the porch enclosure was changed after 1974. A one-story wing with shed roof and one-over-one windows was added to the south façade after 1974. The building originally had exposed rafter tails but now has a closed eave. Due to severe alterations, this building no longer contributes to the significance of the district. (*Listed as "Good" in original nomination*)

Secondary Building: One non-contributing c.1980 two-bay, four-car, side-gable garage is located behind the house. It has masonite siding, an asphalt shingle roof, and two very broad overhead doors. (*Not mentioned in original nomination*)

861 Wisconsin Ave SW Non-Contributing 1910

Primary Building: This building is a simple one and one-half story gable-front house with a large gabled dormer to the south. A full-length front porch with hipped roof and central entry was enclosed prior to 1927. The front door is placed on center and features an early wood door with three tall, narrow lights. Windows throughout the building are paired one-over-one. The building is clad in c.1975 aluminum siding that replaced narrow wood siding and obscures the original window trim. The house has an asphalt shingle roof. The building has lost integrity due to the alteration of character-defining features on a very simple building. A concrete sidewalk in front of the building bears an insignia stamp that reads "WPA 1940." (*Listed as "Blending" in original nomination*)

Secondary Building: One contributing c.1940 two-bay, gable-front garage with wood lap siding is located on the property. It has an asphalt shingle roof with minimal overhang, exposed rafters, concrete block foundation, and paired four-lite windows on the south façade. (*Not mentioned in original nomination*)

871 Wisconsin Ave SW Contributing 1915

Primary Building: This building is a one and one-half story, Craftsman style bungalow with a central gable-front dormer with wood brackets on the front façade. A dual-pitched side gabled roof extends over a full-length open front porch that is supported by tapered squared wood columns atop brick piers. Deep eaves have brackets and exposed rafter tails. Windows throughout the building are three-over-one. A bank of three, three-over-one windows is located in the gable end above wood shingle siding. Wood shingles are also present in the gable ends, while the remainder of the building is clad in stucco. The building has an asphalt shingle roof. The concrete sidewalk in front of the building bears an insignia stamp that reads "L. WHITNEY Contractor." (*Listed as "Blending" in original nomination*)

Secondary Building: One contributing c.1946, two-bay, side gable garage is located behind the house. It has wood lap siding, an asphalt shingle roof, exposed rafters, and a c.1998 overhead door. An original paired four-light wood window is present on the north façade. (*Not mentioned in original nomination*)

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872 Wisconsin Ave SW Contributing 1902

Primary Building: This building is an unadorned one story irregularly shaped house with a main central hipped roof form and hipped roof extensions to the front (west), south, and east facades. The extensions to the rear were added prior to 1916, and the front extension is a porch with a slightly flared eave that was enclosed between 1916 and 1927. Paired three-over-one wood sash windows are present on the south façade, and one-over-one windows in singles and pairs are present elsewhere. A ribbon of three-over-one wood windows was removed from the hipped roof extension on the west (front) façade and replaced with paired two-over-two windows after 1974. A small octagonal window is located on the east façade near the southeast corner. The front entry is located at the southwest corner of the building. The walls are clad in wood clapboard siding, with mitered corners on the enclosed front porch and corner boards elsewhere. It has an asphalt shingle roof and rests on a poured concrete foundation that is likely original. (*Listed as “Blending” in the original nomination*)

Secondary building: A non-contributing c.1990, two car, gable front garage with horizontal vinyl or aluminum siding and an asphalt shingle roof is located on the property. (*Not mentioned in original nomination*)

915-917 Wisconsin Ave SW Contributing 1885

Primary Building: This building is a two-story rectilinear house with a hipped roof, deep eaves, and decorative brackets evoking the Italianate style. A broad front porch with a hipped roof and a central gable-front dormer define the front (east) façade. The gable ends of the dormers on both the east and north facades feature small square windows flanking a wood Queen Anne window with small colorful square and rectangular panes surrounding a larger central pane in the upper sash. The uppermost portion of the gable end of each dormer is adorned with decorative scrolled bargeboard with a central drop. The front porch is enclosed with four-over-four windows to the south of a central entry, while the porch remains open to the north. The porch has square columns with a closed rail. A leaded glass cottage window adorns the first floor to the right (north) of the main entry. Other windows throughout the building are one-over-one. The building is clad in c.1965 asbestos shingle siding and has an asphalt shingle roof. A concrete sidewalk in front of the building bears an insignia stamp that reads “WPA 1941.” Despite contemporary siding, the building retains its essential character-defining features and contributes to the overall historic significance of the district. (*Listed as “Contributing” in original nomination*)

Secondary Building: One non-contributing c.1970 two-stall, gable-front garage with wood lap siding, asphalt shingle roof, and minimal roof overhang. (*Not mentioned in original nomination*)

85 6th Street SW Contributing 1922
Wisconsin Flats

Primary Building: This building is a two and one-half story rectangular ten-unit apartment building with a symmetrical form and hipped roof. The main entrance is centered on the south façade and features a recessed wood door with wood paneled sidelights that is likely original. A central hipped dormer and small third floor walk-out balcony is located on the front façade. A non-historic wood railing was added to the balcony at an

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unknown date. Windows throughout the building are arranged in banks of twos and threes and are mostly one-over-one double-hung sash. The second and third floor windows above the entry are four-over-one wood windows, and three-over-one wood windows are present in hipped dormers to the west and north. Although many of the windows on the west façade have been replaced within the original openings, they retain the original fenestration rhythm and wood trim. The windows on the front (south) and rear (north) façades are likely original. The building is clad in c.2000 horizontal vinyl or metal siding and has an asphalt shingle roof. Despite the modern siding and window replacements, the building retains its essential character-defining features and contributes to the overall historic significance of the district. *(Listed as “Good” in original nomination)*

Secondary Building: A large non-contributing c.1960 two-bay garage with hipped roof is located on the property. It is clad in synthetic siding and has an asphalt shingle roof. *(Not mentioned in original nomination)*

90 6th Street SW **Contributing** **1890**
This building is a two-story, Folk Victorian style cross gable house. A c.1925 open front porch is located on the front façade and has a hipped roof supported by square wood columns and square wood railing. Originally, the porch wrapped around the northeast corner of the house, but the eastern portion of the porch was enclosed prior to 1927. Decorative eave brackets with scrolls, a paired one-over-one window, and above, a wood shingle “awning” with decorative brackets define the front gable end. Cross gables with clipped gable ends project to the east and west. Windows throughout the building are paired and singular one-over-one double-hung sash. The building is clad in clapboard siding with corner boards on the first floor, with fishscale shingles on the second floor. The roof is covered with asphalt shingles. *(Listed as “Good” in original nomination)*

6th Street SE & Oregon Ave SE (599 Oregon Avenue SE) **Contributing Site** **1903**
Winter Park
Winter Park is a rectangular open space surrounding the Winter Park Water Tower. A small non-historic playground area with c.2006 metal and fiberglass playground equipment is located immediately north of the Winter Park water tower, in a rectangular area filled with wood chips. Blue and tan swings, slides, monkey bars and a wobble bridge are present, and three park benches are located near the equipment. A sidewalk adjacent to the playground has a “1946 WPA” indentation. At the south end of Winter Park, a chain-link fence surrounds four non-historic tennis courts that are paired two-by-two surfaces. The courts are covered with green asphalt and have a red “out of bounds” border. The playground and tennis courts are minor features that are not included in the resource count. *(Not classified in original nomination)*

599 Oregon Ave SE **Non-Contributing Structure** **c.1915**
Winter Park Water Tower
The Winter Park Water Tower is a large non-contributing barrel-shaped structure supported by six trussed steel legs. It is surrounded by a chain-link fence and has a small gable-front shed beneath the tower. The recent shed is clad in horizontal siding and has an asphalt shingle roof; it is a minor feature that is not included in the

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70 7th Street SW **Contributing** **1910**
Huron Hospital
Wood, Tillison and Louise, House

Primary Building: This building is a two and one-half story Colonial Revival side-gable house with an enclosed front porch that is supported by wood pilasters. The gable ends of the house and dormer have sloping cornice returns, fishscale shingles, and Palladian windows. A small gable-front dormer is centered over the front façade. Windows throughout the building are one-over-one double-hung sash. The building is clad in clapboard siding with wood pilasters at the corners and has an asphalt shingle roof. The front porch was enclosed prior to 1927. (*Listed as "Contributing" in original nomination*)

Secondary Building: A contributing c.1920 single-bay garage with stucco siding and asphalt shingle hipped roof is located on the property. It is characterized by hinged panel wood doors on the east façade and exposed rafter tails. (*Not mentioned in original nomination*)

BOUNDARY DECREASE:

The following buildings, which were on the periphery of the original district boundary, are being removed from the Campbell Park Historic District boundary:

- 73 5th Street SW – Demolished (*Listed as "Good" in original nomination*)
- 55 5th Street SW – Demolished (*Listed as "Blending" in original nomination*)
- 17 5th Street SW (YWCA) – Constructed Outside the District Period of Significance (*Listed as "Very Distracting" in original nomination*)
- 105 5th Street SE – Demolished (*Listed as "Contributing" in original nomination*)
- 133 5th Street SE – Demolished (*Listed as "Contributing" in original nomination*)
- 810 Dakota Avenue S – Constructed Outside the District Period of Significance (*Listed as "Very Districting" in original nomination*)
- 853 Dakota Avenue S – Demolished (*Listed as "Blending" in original nomination*)
- 875 Dakota Avenue S – Demolished (*Listed as "Blending" in original nomination*)

DEMOLISHED OR MOVED OUTSIDE DISTRICT (LAND REMAINS WITHIN BOUNDARIES):

Within the remaining boundaries, the following buildings have been demolished or moved since the district was originally listed in the National Register of Historic Places in 1974:

- 523 California Avenue SW (*Listed as "Blending" in original nomination*)
- 535 California Avenue SW (*Listed as "Blending" in original nomination*)
- 642 Dakota Avenue S (*Listed as "Good" in original nomination*)
- 657 Kansas Avenue SE (*Listed as "Good" in original nomination*)
- 37 8th Street SW (*Listed as "Good" in original nomination*)

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Statement of Significance Summary Paragraph (provide a summary paragraph that includes level of significance and applicable criteria)

The Campbell Park Historic District is locally significant under Criteria A and C. The district represents the recreational, economic, and architectural history of Huron, South Dakota. The district accurately represents a full range of architectural styles, types, and construction materials found historically in the town of Huron and contains intact examples of residential, religious, and recreational resources that were built during major construction periods of the community’s early history. The district is significant for its representation of early residential settlement patterns, local community growth, and public recreational development.

The original nomination included specified dates of “1895-1915” but included contributing resources that were constructed after 1915. The original nomination also used “contributing, good, blending, distracting, and very distracting” to classify resources. This update clarifies the period of significance and reclassifies all resources as either contributing or non-contributing. The district boundaries have been trimmed to exclude property of buildings that have been demolished or removed from the district since it was originally nominated and also to remove two peripheral non-residential buildings that were constructed outside the period of significance.

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

The Campbell Park Historic District is eligible for the National Register of Historic Places under Criterion C as a representation of the type of residential neighborhoods and architectural styles that were built during an active period in Huron’s historic development. The buildings accurately reflect local and regional trends in architectural form, style, and function, and the alterations in the district represent historically significant changes over time. The layout of the buildings, along with two parks, portray early town planning in Huron.

The Campbell Park Historic District is also eligible for the National Register of Historic Places under Criterion A for its association with broad patterns of residential and recreational development in the town of Huron, South Dakota. The district provided a neighborhood with ample amenities to middle-class working families who were the backbone of Huron’s early settlement, growth, and development. The two parks in the district, Winter Park and Campbell Park, represent the evolution of the city of Huron from its aspirations to serve as the South Dakota State Capitol to an idyllic Midwestern town with abundant public recreational facilities.

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Developmental history/additional historic context information (if appropriate)

The town of Huron is located on the west side of the winding James River in east central South Dakota. It is the county seat and the largest town in Beadle County. The early history of Huron parallels the frontier history of the United States, as droves of settlers arrived from the east in the late nineteenth and early twentieth Centuries. During what is known as the “Great Dakota Boom” (1878-1887), massive amounts of land were claimed by white settlers southeast of the Missouri River, in what is now southeastern South Dakota. Between 1880 and 1885, the total amount of land claimed under preemption, homestead, and timber culture laws in Dakota far exceeded any other state or territory in the nation.¹

Towns in the region were typically platted along railroad lines, either by the railroad companies, their land departments, or their subsidiary townsite companies. Railroad companies had platted 138 of the 285 existing towns in South Dakota between 1878 and 1887. Enormous business opportunities were created, and the sale and transfer of town lots in railroad towns resulted in easy profits for many investors. More often than not, the local railroad company had “control over the design of the town and could build facilities, amenities, and infrastructure to suit its needs and whims.”²

The town of Huron was planned by Marvin Hughitt, General Manager of the Chicago & North Western Railway, during a scouting trip in 1877. He believed that the railroad should cross Dakota Territory from Minnesota and came to South Dakota to identify possible townsites. He filed a surveyor’s description with the Federal Land Office at Springfield, Dakota Territory, in 1879 and gained 880 acres for the townsite. Albert Keep platted the original eleven blocks of the Huron townsite for the Chicago & North Western Railway in 1880, and initial lots were sold for \$50 each. Buyers were required to build a \$400 building within 30 days.³

The first train made its way across the James River bridge on June 25, 1880, and ferocious development ensued in the town. Twelve blocks were added to the original town plat in the fall of 1880, and by 1883, there were a total of seventy blocks platted by the railroad. In addition to the railway additions, local investors Hon. George W. Sterling and L.B. Black platted six blocks in and around the Campbell Park Historic District.⁴ Sterling remained in Huron for several years and was associated with the large side gable house at 915 Wisconsin

¹ The Louis Berger Group, *Reconnaissance Level Architectural Survey of Beadle County, South Dakota* (Pierre, SD: State Historic Preservation Office, 2008), 15.

² James Hamburg, *The Influence of Railroads Upon the Processes and Patterns of Settlement in South Dakota* (New York: Arno Press, 1981), 91.

³ Jack Kilgore, publishing consultant, *A People’s History of Beadle County, SD* (Dallas, TX: Taylor Publishing Co., 1986), 17. See also Chas. N. Campbell, compiler, *Huron City Directory: September 1883* (Huron, Dakota: Huronite Auxiliary Publishing House, 1883), 7. See also The Louis Berger Group, 17.

⁴ Campbell, 7.

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Avenue Southwest in the original National Register nomination. Current research does not support his association with this house, however.

Before the end of 1881, over 200 buildings had been built or relocated to Huron, including four churches and over fifty businesses. The Chicago & North Western Railway had secured a depot, a roundhouse, a shop, and offices that comprised 38,000 square feet.⁵ Speculative developers capitalized on the initial development of the town. By 1883, 125 of the 153 non-railroad developed blocks had been “entirely disposed of by their original owners.”⁶ Between 1882 and 1883, Huron’s improvements were valued at nearly one million dollars. “The Dakota Boom gathered in force during 1882 and in 1883 burst open the country like a revelation.”⁷ A general economic depression slowed the boom slightly in 1884, but the continued growth of Huron suffered little interruption. As Huron vied to become the new Capitol of the State of South Dakota in the late nineteenth century, “an era of brick building was inaugurated, and there was a general air of confidence manifest, inspired by the bright outlook for the future.”⁸

By 1883, when the first city directory was published, 2,859 people were listed as residents in Huron, including thirty-six attorneys who could negotiate and facilitate land transactions. Buildings were constructed in earnest, as people came flocking in from the east to pursue a “quest of the free homes of a generous government, which surrounded the town-site on all sides.”⁹ Huron rapidly became the central outfitting point and general headquarters for settlers and newcomers in the area. On October 9, 1882, the Federal Land Office opened with 1,000 filings in a single day.¹⁰ The Office of the United States Surveyor General for Dakota was moved from Yankton to Huron in 1883, and in 1885 the office of the Territorial Commissioner of Immigration was established in Huron.¹¹

The establishment of utilities and other amenities followed the rapid settlement of the town. The Huron Silver Cornet Band was organized in March of 1881, with ten members. Within two years, it had grown to sixteen members.¹² Telephone service began in Huron in 1898, and electricity was popular by 1899, when service was available for a few hours each night.¹³ A second railway, the Great Northern Railway, began service to Huron in 1888.¹⁴

⁵ Berger, 17.

⁶ Campbell, 7.

⁷ E.E. Merritt, compiler. *General and Business Directory of the City of Huron for 1886-87* (Huron, Dakota: Huronite Printing House, 1886), 7.

⁸ Merritt, 8.

⁹ Merritt, 7.

¹⁰ Kilgore, 17.

¹¹ Merritt, 8.

¹² Campbell, 8.

¹³ Kilgore, 17. The Huron Light and Power Company became formally incorporated in 1907.

¹⁴ Berger, 17.

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Huron was a major transportation hub in Dakota Territory during the historic period. In addition to the railroad, steam boats and street cars carried local passengers. The Prairie Queen Steamboat and other vessels provided a popular excursion to a dance pavilion, which was located north of Huron on the James River. A street car was in operation from 1887-90. "During the first week of service, receipts were \$735 per day with fares at \$.05 per person." The car was pulled by horse or mule and traveled between the train depot and the Opera House downtown.¹⁵

As one of the earliest settled residential areas in the city, the Campbell Park Historic District is a reflection of the boom and bust waves of growth and development in the city. Nine houses survive in the Campbell Park Historic District that were constructed in the last years of the nineteenth century, when residences were "springing up in every quarter of the city of homes."¹⁶ More than forty houses survive that were built prior to 1911.

The Campbell Park Historic District occupies land that had been set aside by town planners in the late nineteenth century to serve as the South Dakota State Capitol and grounds. In the context of Huron's fervent growth and exhilarating development, the Chicago & North Western Railway company reserved land immediately south of downtown. Residents and developers of Huron desperately wanted it to become the South Dakota State Capitol, and they fought fiercely though unsuccessfully during four separate elections that were held to determine the location of the state capitol. In later years, Huron competed with Yankton for the state fair and won. The state fair was initially held in the exposition grounds that had been set aside for the State Capitol on land that now comprises both Campbell Park and Winter Park. In 1903, the railroad donated 85 acres of open land on West Third Street to accommodate a larger state fair; the former exposition grounds were redesigned to house two parks and lots in Block 136 of the Second Railway Addition were opened for residential development. Thus, 1903 became a significant date in the district and Campbell Park and Winter Park were born.¹⁷

In 1886, the town was centrally located among 600 miles of railroad, which hosted a N/S and E/W convergence in Huron.¹⁸ Its virtues were touted in regional publications, as "the commercial situation of the growing and vigorous young city is in every way as commanding and as well fortified" as its central location and transportation advantages.¹⁹ Seventy-three towns could be reached from Huron by train in the mid-1880s without changing trains, and 147 more could be reached by changing trains once.²⁰

¹⁵ Kilgore, 17.

¹⁶ Merritt, 8.

¹⁷ Kilgore, 17.

¹⁸ Merritt, 8.

¹⁹ *ibid.*

²⁰ Dorothy Huss, et al, *Huron Revisited* (Huron, South Dakota: East Eagle Company, 1988).

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The Dakota Boom ended in 1887, mainly due to severe drought. Declining economic conditions were exacerbated by a national financial panic in 1893 that caused an overall weakening of the economy nationwide. The economic decline and coinciding drought ruined many farmers in South Dakota. By 1897, many of the counties had suffered population declines of fifty percent over ten years.²¹ Huron weathered the downturn, and boasted a stable population of 8,008 in 1909.²²

Regional economic disaster impacted the development of the district in the 1920s and 1930s. The James Valley Bank of Huron, which held approximately one million dollars in deposits and more than one million dollars in loans and discounts, closed on February 9, 1924. Two additional Huron banks went out of business shortly thereafter, and ten banks closed in Beadle County in the next few years. The entire county felt the effects, as bank investors lost over seven million dollars in deposits, locates, and discounts between 1924 and 1931.²³ South Dakota as a whole was deeply affected by the Great Depression as economic hardships were exacerbated by the coinciding dust bowl years. Only two houses were constructed in the Campbell Park Historic District between 1921 and 1945.

Campbell Park is named for J. W. Campbell and his wife Alice. Campbell founded the First National Bank and served as its president for many years. Mrs. Campbell's family owned the Brooklyn Street Car Company and provided a generous means for her to move west.²⁴ The Campbells built a very large house at 726 Dakota Avenue South in 1903 and planted the entire block with flowers, shrubs, orchards, and trees. When the house was built, the road to it was "heavy, deep sand and there was a lot of comment about building so far out of town in the "Sand Hills." According to one source, "It was truly a magnificent mansion that people would drive from all over the state to see."²⁵ The house still stands as an important architectural and historical artifact of this era.

Most of the people who lived in the Campbell Park Historic District during the historic period were middle class working families. While some residents owned their own businesses, they generally were wage earners with families to support. Teachers, ministers, railroad laborers, mechanics, salesmen, bookkeepers, cashiers and clerks, dressmakers, insurance agents, travel agents, and barbers were commonly listed as professions among the early residents of the districts. A few people were listed as farmers in early city directories, and these families may have maintained houses in the district in addition to their farm properties. These include Samuel H. and Anna Russell, who owned the house at 547 California Avenue Southwest for many years during the historic period, John E. and Della Garrity, who lived at 631 Kansas Avenue Southeast from 1932 through 1948, and Frank and Anna Meyer, who lived at 858 Dakota Avenue South in the 1920s, 30s, and 40s. These houses all remain and contribute to the significance of the Campbell Park Historic District. According to census data and

²¹ Berger, 18. See also Beryl Rogers McClaskey, *A Social and Economic Survey of Beadle County, South Dakota: A Study of Social Action in Boom and Depression Years in an Agricultural Community* (Chicago, IL: [s.n.], 1940), 22.

²² R.L. Polk & Co, *Huron City Directory, 1909-1910*.

²³ McClaskey, 24.

²⁴ Kilgore, 17.

²⁵ Huss, 218.

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early city directories, many families took in boarders during the historic period, especially students from the nearby Huron College. According to early city directories, the modest house at 807 Wisconsin Avenue Southwest provided lodging for nine students in 1916.²⁶

A handful of professional executives also lived in the district. These include Howard C. Shober, Vice President of the National Bank of Huron and later President of the Beadle County Abstract and Title Company, who lived at 573 California Avenue Southwest for many years with his wife Alice. John Longstaff, publisher of the local newspaper *The Huronite*, lived with his wife Rose at 625 California Avenue Southwest Street for many decades. While the house at 573 California Avenue Southwest has lost its historic integrity due to contemporary modifications, the house at 625 California Avenue Southwest remains very much as it did during the historic period and contributes to the significance of the district.

One of the most prominent residents of the Campbell Park Historic District during the historic period was Coe Issac Crawford, who lived at 777 Dakota Avenue South with his wife Lavina. He worked as an attorney for the Chicago & North Western Railway and held several important political offices. He was elected Governor of South Dakota in 1907 and also served in both the Territorial Senate and the South Dakota Senate. He held the office of Attorney General from 1892-1896 and was one of the original trustees on the board of Huron College, which was located immediately west of the Campbell Park Historic District.²⁷ The Crawford House survives as an excellent example of Craftsman style architecture in the district.

Other noteworthy residents include the Reverend William Herbert Thrall and his wife Clara, who ran the South Dakota Congregational Home Missionary Society from their home at 749 Wisconsin Avenue Southwest for many decades during the historic period. Their simple foursquare house was expanded prior to 1916 and contributes to the significance of the district.

Architectural expression:

The resources contained within the district range in date from circa 1880 to 1948. Nearly all of the houses built in the Campbell Park Historic District during the historic period were modest, vernacular buildings, “the tried-and-true ‘blue jeans’ architecture” described by architects David Erpestad and David Wood in *Building South Dakota*.²⁸ These buildings shared similar traditional forms and styles that were popular nationwide at the time. Simple frame houses were frequently copied from pattern books or designed according to regional or ethnic traditions.

²⁶ Polk, 1916.

²⁷ Huss, 292. See also George V. Kingsbury, *History of Dakota Territory, Volume V*. (Chicago: The S. J. Clarke Publishing Company, 1915), 818-819.

²⁸ David Erpestad and David Wood, *Building South Dakota* (Pierre, SD: South Dakota State Historical Society Press, 1997), 37.

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The majority of the houses in the Campbell Park Historic District exude subtle characteristics of the Colonial Revival style, which was immensely popular and heavily promoted at the time.²⁹ Most of the houses in the district are balloon frame construction that was made possible by the arrival of affordable, bountiful lumber brought in by the railroad. Local adaptations of national architectural preferences of the time were manifest with ranging interpretations in the district. Although some houses are decorated, most are characterized by little or no ornamentation on popular basic forms. The majority of houses built in and around the Campbell Park Historic District prior to 1912 exhibit characteristics of Queen Anne and Colonial Revival styles. The Craftsman style is also well represented in several bungalows that arrived in the neighborhood in the 1910s and early 1920s, and strong Classical Revival style examples are found in two significant historic churches in the district.³⁰

Building materials are fairly consistent throughout the district. The wall claddings of houses are varied, and include weatherboard, brick, stucco, wood shingles, asbestos, aluminum, and vinyl. The most common roofing material is asphalt shingles. Foundations are generally poured concrete or rusticated concrete block, with the occasional stone foundation. Most of the contributing buildings retain their historic materials or exhibit replacement materials that are compatible with the historic qualities of the district. Although many historic buildings have contemporary siding materials, they still contribute to the character and significance of the district if their overall character is not diminished. Buildings that clearly exhibit alterations in fenestration size or configuration or that have additions that obscure important historic features do not meet the criteria to be considered contributing resources to the district.

The street layout and landscaping are historically significant in the district. An abundance of mature trees, shrubs, and cultivated perennials characterize the district and contribute to the overall setting of the neighborhood. Consistently spaced lots and property setbacks create a rhythm of harmony that distinguishes the overall feeling and association of the district. Many concrete sidewalks survive from the Works Progress Administration era, and they further lend a sense of historic time and place.

Significant architectural styles:

Significant architectural styles are described in order according to the prominence of the style within the district as follows:

Colonial Revival:

The Colonial Revival style was fashionable nationwide for houses built during the first half of the twentieth century.³¹ It became a popular respite from the vibrancy of the Victorian Era as people found comfort in more subtle traditional forms and designs. Features of the Colonial Revival style include a symmetrical façade with accentuated central entry, the use of columns and pilasters, and paired double hung windows, often with multi-

²⁹ Ibid, 57.

³⁰ The Louis Berger Group, 21. See also Virginia and Lee McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 1984) 239, 263, and 319-322.

³¹ Stephen Rogers and Lynda B. Schwan, *Architectural History in South Dakota* (Pierre, SD: South Dakota State Historic Preservation Office, 2000), 7.

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pane glazing in the upper sash.³² Sixteen percent of the houses in the Campbell Park Historic District exemplify archetypal presentations of the Colonial Revival style, and nearly half of the surviving houses exhibit some stylistic features commonly associated with the style. Noteworthy examples include the gable-front houses at 617 Kansas Avenue Southeast and 807 Wisconsin Avenue Southwest, which feature the symmetrical façade and classical detailing that are characteristic of the Colonial Revival style as it was expressed in South Dakota at the turn of the twentieth century. Variations of the typical presentation include side gable and hipped roof forms, often mixed with Craftsman or Queen Anne features, such as those found at 815 and 741 Dakota Avenue South, respectively.

Queen Anne:

Nearly ten percent of the houses in the district are Queen Anne style, which was the dominant style of domestic architecture in the western United States from 1880 to 1900. The style persisted with decreasing popularity through the first decade in the twentieth century.³³ Architectural expressions of the Queen Anne style in the district followed national and regional trends, with a dominant front-facing gable, full-length or wrap-around porches, asymmetrical façade, and variations in wall surface to avoid a smooth-walled appearance.³⁴ The most commonly found shape subtype of Queen Anne style houses in the Campbell Park Historic District is a central hipped roof form with lower cross gables. Several of these houses are found in the district, including 547 and 625 California Avenue Southwest and 835 Dakota Avenue South, which are typical examples of the Queen Anne style as expressed in South Dakota at the turn of the twentieth century. Free Classic is the most commonly found decorative detailing subtype of the Queen Anne style in the district and typically includes Doric columns, Palladian and lunette windows, and classical details in the entablature.³⁵

Craftsman:

The Craftsman style is also well represented in the district. Due to the promotion of the style in pattern books and popular magazines, it became the leading style for smaller houses throughout the United States between 1905-1920.³⁶ The Craftsman style is characterized by a low-pitched roof with wide overhanging eave, exposed rafter tails and eave brackets, and dominant front porches.³⁷ Several houses within the district represent this style, and sixteen percent of the houses in the district have a bungalow form with Craftsman influence. Noteworthy examples include the John S. and Violet Tschetter House, which anchors the southeast corner of the district at 76 7th Street Southeast. Other noteworthy examples include 777 Dakota Avenue South and 628 Dakota Avenue South. All of these houses exhibit the characteristic low-pitched roof and broad eave with exposed brackets and rafter tails. Exterior chimneys, divided light over single pane sash windows, and prominent front porches also denote the Craftsman style of these houses.

³² McAlester, 321.

³³ Rogers and Schwan, 5.

³⁴ McAlester, 263

³⁵ Ibid, 264

³⁶ Rogers and Schwan, 10

³⁷ McAlester, 452-453

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Classical Revival:

Two significant Classical Revival style brick churches are present in the district. These are second or later generation churches, as identified by Megan Edaes in a comprehensive study of churches in South Dakota.³⁸ The Classical Revival style was popular nationwide throughout the first half of the twentieth century and is embodied by a symmetrical façade with massive classical columns or pilasters and heavy classical detailing throughout the building.³⁹ Both the First Congregational Church at 505 California Avenue Southwest and the First Presbyterian Church at 510 Dakota Avenue South feature massive stone porticos and exemplify this style within the district.

Significant architectural types:

Nearly fifty percent of the houses in the district lack sufficient detail to be categorized into a particular architectural style, but represent local interpretations of building types that were popular during the late nineteenth and early twentieth centuries. These include:

Gable-Front:

The most common building form in the district is the gable-front house with little or no ornamentation, and thirty percent of the houses in the district follow this type. The gable front house was common throughout South Dakota from the 1870s through the 1920s.⁴⁰ One story full-width front porches are typical, either open or enclosed. This house is usually one and one-half to two stories in height, with dormers providing light and ventilation for the upper floor levels. Many examples of this type permeate the neighborhood, particularly along Wisconsin Avenue in the southwestern portion of the district. Good examples of the vernacular gable-front type in the district include 601 Kansas Avenue South, 722 Wisconsin Avenue Southwest, and 806 Wisconsin Avenue Southwest.

Bungaloid:

Twenty percent of the houses in the Campbell Park Historic District show subtle influence of the Arts and Crafts movement in Bungaloid forms, which were popular nationwide throughout the 1920s and 1930s.⁴¹ Low-pitched roofs with broad overhanging eaves, dominant front porches, and exposed roof rafters and other construction details characterize these houses. Example of this building type are concentrated along Dakota Avenue South and include 830 and 858 Dakota Avenue South. Both of these houses exemplify the characteristic low-pitched roof and broad eave of the Bungaloid form.

Side Gable:

Ten percent of the houses in the district have a side-gable form, either with or without gabled dormers. Side gabled houses were popular in South Dakota until around 1920.⁴² Representatives of this building type in the

³⁸ Megan Edaes, *Churches in South Dakota* (Pierre, SD: South Dakota State Historic Preservation Office, 2002), 19.

³⁹ Rogers and Schwan, 8

⁴⁰ Erpestad and Wood, 38

⁴¹ Rogers and Schwan, 16

⁴² Erpestad and Wood, 39

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district include the Craftsman-influenced house at 725 Dakota Avenue South and the Colonial Revival-influenced house at 616 Dakota Avenue South.

Cross Gable:

Cross gable houses are defined by a roof line with intersecting gables. They were particularly popular in late nineteenth century vernacular American houses, and seven examples are found in the Campbell Park Historic District. Most are 1.5 stories in height and feature minimal stylistic features. This house form remained popular in South Dakota until about 1910.⁴³ Examples in the district include 776 Wisconsin Avenue Southwest and 90 Sixth Street Southwest.

Gable-and-Wing:

This house features two gabled wings set at right angles to each other, creating an “L” or “T” shaped floor plan. A front porch is often situated at the intersection of the two wings. One gable-and-wing house is found in the district, the Jennie V. Corley House at 759 Dakota Avenue South.

Multiple dwellings and non-residential uses:

Churches:

In addition to houses, four churches were constructed in and around the Campbell Park neighborhood during the historic period. Two of these buildings survive: the 1919 First Congregational Church at 505 California Avenue Southwest and the 1925 First Presbyterian Church at 510 Dakota Avenue South. Both of these buildings are architecturally significant as representative examples of second-generation churches that replaced the first wood frame structures to house Christian religious gatherings in South Dakota. According to many sources, these buildings demonstrate a “commitment to creating an impressive house of worship” that was prevalent throughout South Dakota after 1915.⁴⁴ Like other second-generation churches in South Dakota, these buildings were constructed of masonry and feature strong Classical stylistic influence.

Health Care Facilities:

Various health care facilities were located in the district throughout the historic period. The Tillison and Louise Wood House at 70 7th Street Southeast served as a hospital in 1916. Dr. John S. Tschetter operated the Huron Samaritan Hospital in the former James W. and Alice Campbell House at 726 Dakota Avenue South from 1923 until 1943. It contained 28 beds, including a ten-bed ward and nine private rooms, and an operating room. Several staff members lived on the third floor. The building suffered a major fire in 1943, which killed a nurse’s aide and destroyed the front porch.⁴⁵ After the Samaritan Hospital was damaged by fire in 1943, the Costain Apartment building at 546 Dakota Avenue South was remodeled to serve as a hospital until the new St. John’s Hospital became available in 1947. The building was returned to apartments in the mid-1940s.

⁴³ Erpestad and Wood, 38

⁴⁴ Edaes, 19.

⁴⁵ Huss, 182-183.

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Apartments:

Three apartment buildings were constructed in the district during the historic period of significance. These include the Ede Apartments at 609 California Avenue Southwest, the Wisconsin Flats at 85 Sixth Street Southeast, and the Costain Apartments at 546 Dakota Avenue South. Although these buildings vary in size and materials, they each have a symmetrical rectangular plan. The Ede Apartment Building is a noteworthy example of Colonial Revival Style, while the Wisconsin Flats and Costain Apartments have no discernable style.

Sites and Structures:

A pivotal resource in the district is the Band Shell structure located at the south end of Campbell Park. It was designed by F.C.W. Kuehn and boasts excellent acoustics. Huron has a long tradition of municipal band entertainment. The first band, the Huron Concert Band, was created in 1881, and provided entertainment throughout the city. Huron's Municipal Band was formed in the early 1900s. Concerts in Campbell Park were originally held in an earlier band shell on the west side of the park that no longer survives. Regular concerts and entertainment acts have been hosted there throughout the summer since its construction in 1940. Campbell Park has also provided a venue for area residents to sell local garden produce in the summers. Refreshment stands, pony rides, and other entertainment for children have been available at Campbell Park over the years.⁴⁶

Additional significant public improvements in the Campbell Park Historic District include construction of a steel barrel water tower in Winter Park c.1915.⁴⁷ Curb and gutter projects were completed in the 1940s, and numerous sidewalks were installed throughout the district by the Works Progress Administration through 1948.

Summary

The Campbell Park Historic District is significant to the city of Huron because it communicates the architectural and historical residential development of the lives of its early residents. The district is an intact representation of a middle-class small town residential neighborhood as it was created during pivotal years of Huron's founding and initial growth and settlement. The growth, development and evolution of the neighborhood span the years of 1880-1948.

The resources listed within the Campbell Park Historic District embody local interpretations of popular national architectural styles, forms, and functions from the turn-of-the-century and early decades of the 1900s. Although a few properties exhibit minor alterations and/or renovations, the defining characteristics remain intact and do not diminish the architectural or historical significance of the district. Due to the high level of architectural integrity as well as the overall setting, including the street layout and landscaping, the district enhances and expands our understanding of historic planning patterns typical of early to mid-20th century standards for residential design.

⁴⁶ Huss, 237. A Carnegie Library was originally situated on the north end of Campbell Park, where the 1966 Huron Public Library now resides. The building is currently undergoing major renovations, and a large addition is being constructed to the south.

⁴⁷ The water tower has lost integrity due to removal of the original steeply pitched conical roof and decorative finial in the late 1980s.

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United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Name of Property	Campbell Park Historic District
County and State	Beadle County, South Dakota
Name of multiple property listing (if applicable)	N/A

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United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Name of Property Campbell Park Historic District
County and State Beadle County, South Dakota
Name of multiple property listing (if applicable) N/A

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UTM References, continued:

See map with corresponding numbers:

5. Zone 14, Easting 562754.1239, Northing 4911928.9677
6. Zone 14, Easting 562691.0578, Northing 4911928.1986
7. Zone 14, Easting 562691.0578, Northing 4911858.2107
8. Zone 14, Easting 562616.4553, Northing 4911858.2107
9. Zone 14, Easting 562616.4553, Northing 4911811.2956
10. Zone 14, Easting 562695.6724, Northing 4911811.2956
11. Zone 14, Easting 562695.6724, Northing 4911768.9952
12. Zone 14, Easting 562677.2141, Northing 4911768.9952
13. Zone 14, Easting 562677.2141, Northing 4911734.3858
14. Zone 14, Easting 562634.1446, Northing 4911735.1549
15. Zone 14, Easting 562633.3755, Northing 4911782.839
16. Zone 14, Easting 562554.1583, Northing 4911782.839
17. Zone 14, Easting 562554.1583, Northing 4911735.1549
18. Zone 14, Easting 562487.2468, Northing 4911735.1549
19. Zone 14, Easting 562487.2468, Northing 4911689.009
20. Zone 14, Easting 562427.2571, Northing 4911689.009
21. Zone 14, Easting 562424.9498, Northing 4911981.2664
22. Zone 14, Easting 562487.2468, Northing 4911981.2664
23. Zone 14, Easting 562485.7086, Northing 4912049.7162
24. Zone 14, Easting 562508.0124, Northing 4912049.7162
25. Zone 14, Easting 562507.2433, Northing 4912089.7093
26. Zone 14, Easting 562486.4777, Northing 4912089.7093

Verbal Boundary Description (describe the boundaries of the property)

The bold line on the accompanying map entitled "Campbell Park Historic District" delineates the boundary of the district. The boundaries are irregular and generally fall within the area between Winter Park to the east and Wisconsin Street SW to the west, between 5th Street to the north and 9th Street to the south. The vertices of the district correspond to the UTM references included in this form.

The district includes:

- All of Block 17 of the Second Railway Addition
- Portions of Block 20 of the Second Railway Addition
- All of Blocks 135, 136, and 137 of the "Blocks 131-140" Addition
- Portions of Block 96 of the County Auditor Resub Outlot R
- The east half of Block 97 of the County Auditor Resub Outlot R
- The east half of Block 98 of the County Auditor Resub Outlot R
- All of Outlot 24 of the Third Railway Addition
- All of Block 95 of the Sixth Railway Addition
- Portions of Block 1 of the County Auditor Plat #2
- Portions of Block 2 of the County Auditor Plat #2
- The northeast corner of Block 2 of Sterling's First Addition

National Register of Historic Places Continuation Sheet

Name of Property Campbell Park Historic District
County and State Beadle County, South Dakota
Name of multiple property listing (if applicable) N/A

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Verbal Boundary Description, Continued:

Starting at a point at the northwest corner of Block 17 of the Second Railway Addition (UTM Reference Point #1), the boundary follows the property ownership line at the curb and runs to the east, along the northern edge of Block 17, across California Avenue Southwest, Dakota Avenue South, and Kansas Avenue Southeast, along the northern edge of Blocks 137, 136, and 135 of the "Blocks 131-140 Addition, until it turns south at the northeast corner of Winter Park (UTM Reference Point #2). The district boundary then runs south along the eastern edge of Winter Park to the southeast corner of the park (UTM Reference Point #3), where it turns to the west and runs along the southern edge of Winter Park to the southeast corner of Block 136 (UTM Reference Point #4). The boundary turns to the south, crossing 7th Avenue Southeast and continuing several feet until it reaches the property ownership line at the southeast corner of Lot 3 of Block 2 of the County Auditor Plat #2 (UTM Reference Point #5), whereupon it turns to the west and follows the property ownership line until it reaches the western edge of the alley (UTM Reference Point #6) and turns to the south, along the eastern edge of Lots 8 and 7, until it reaches 8th Street Southeast (UTM Reference Point #7). The boundary then turns to the west and follows the southern edge of Lot 7, across Dakota Avenue South, to the southeast corner of the Third Railway Addition Outlot 24 (UTM Reference Point #8). It then turns to the south and crosses 8th Street Southwest until it reaches the southeast corner of Lot 4 of County Auditor Resub Outlot R (UTM Reference Point #9), where it turns east and crosses Dakota Avenue South, continuing along the northern edge of Lot 3 of Block 1 of the County Auditor Plat #2 until it reaches the western edge of the alley (UTM Reference Point #10). The boundary turns to the south for several feet, until it reaches the southeast corner of Lot 9 of Block 1 (UTM Reference Point #11). It then turns to the west until it reaches a point several feet to the west of the alley at UTM Reference Point #12, then turning to the south until it reaches the southern edge of Lot 13 (UTM Reference Point #13). At this point, the boundary turns to the west and continues along the southern edge of Lot 13 until it reaches the southwest corner of the Block 1 (UTM Reference Point #14), and turns to the north. The boundary runs along the western edge of Lots 13 through 8 of Block 1, turning to the west at the northwest corner of Lot 8 (UTM Reference Point #15). The boundary crosses Dakota Avenue South, follows along the southern edge of Lot 7 of the County Auditor Resub Outlot R, and crosses to the western edge of the alley to UTM Reference Point #16, whereupon it turns south and follows along the western edge of the alley in the center of Block 96 to the north curb at 9th Street Southwest (UTM Reference Point #17). The boundary then turns to the west and follows the curb along the southern edge of Lot 14 and across Wisconsin Avenue Southwest to the southeastern corner of Block 97 of the County Auditor Resub Outlot R (UTM Reference Point #18). The district boundary turns to the south and crosses 9th Street Southwest, following along the eastern edge of Block 2 of the Sterling First Addition to southeast corner of the property line at 915 Wisconsin (UTM Reference Point #19). The boundary then turns to the west and continues to the eastern edge of the alley (UTM Reference Point #20), whereupon it turns to the north, following along the eastern edge of the alley, across 9th Street Southwest, along the eastern edge of the alley through Block 97 of the County Auditor Resub Outlot R, across 8th Street Southwest, and along the eastern edge of the alley through Block 98 of the County Auditor Resub Outlot R to the northwestern corner of Lot 1 of Block 98 (UTM Reference Point #21). The district boundary turns to the east at this point and travels along the northern edge of Lot 1 to the west curb of Wisconsin Avenue Southwest (UTM Reference Point #22), turning to the north and crossing 7th Street Southwest, continuing along the western edge of Lots 14 through 9 of Block 20 of the Second Railway Addition until it reaches the northwest corner of Lot 9 (UTM Reference Point #23). The boundary turns to the east and continues for several feet to UTM Reference Point #24, and then turns to the north and crosses Lots 8-6 to the northern property line of Lot 6 (UTM Reference Point #25), whereupon it turns to the west and runs along the southern edge of Lot 5 until it reaches the east curb of Wisconsin Avenue Southwest (UTM Reference Point #26). The boundary turns to the north and runs along the western edge of Block 20 of the Second Railway Addition, across 6th Avenue Southwest, and along the western edge of Block 17 of the Second Railway Addition until it reaches the starting point at the northwest corner of Block 17 (UTM Reference Point #1).

Campbell Park Historic District

Huron, Beadle County, South Dakota

