

Kiowa County, Colorado Historic Buildings Survey Eads, Haswell, and Sheridan Lake 2008-09

Final Survey Report



**Front Range Research Associates, Inc.
Denver, Colorado**

**Kiowa County, Colorado
Historic Buildings Survey
Eads, Haswell, and Sheridan Lake
2008-09**

***Final
Survey Report***

Prepared for:

Kiowa County
Historic Preservation Commission
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COVER: The 1300 block of Maine Street, Eads (view northeast) is shown in this late 1910s historic postcard view. The Nipps Building is at the right and the Whitelaw Dry Goods and former First National Bank of Eads buildings are to the left. SOURCE: Colorado Historical Society, image C1884, Denver, Colorado.

INTRODUCTION

Kiowa County lies in southeastern Colorado, approximately 148 miles southeast of Denver and 100 miles east-northeast of Pueblo. The county embraces 1,786 square miles of sparsely populated land--an estimated 1,449 residents lived in the county in 2008.¹ Significant agricultural settlement in the area began in the 1880s, accelerating with the 1887-1888 construction of the Pueblo and State Line Railroad (later the Missouri Pacific) on an east-west route across the county. The presence of the railroad stimulated the platting of several towns along the line, including the three surveyed by this project: Eads, Haswell, and Sheridan Lake. Arrival of the railroad, homesteaders, and towns prompted the State Legislature to create Kiowa County in 1889.

Agriculture has always dominated the economy of Kiowa County, with dryland farming and livestock raising constituting the most significant sectors. Following a severe drought in the 1890s, significant commercial and residential development occurred during the early twentieth century, especially during the period of increased demand before World War I. The county recorded its maximum population of 3,786 in 1930, but it was part of the Dust Bowl during the Great Depression and the number of residents declined. Despite the challenges it faced, Kiowa County gained important new buildings and other

improvements as a result of New Deal programs. World War II brought renewed demand for agricultural products, although labor was in tight supply due to the departure of young men and women for military service and big city jobs supporting the country's war effort. The postwar years saw some new commercial and residential development, but county population continued to decline. Following the war, people returned to start families and outdoor recreation, fishing, and hunting grew in importance. U.S. 287 and Colorado State Highway 96 became the principal transportation links for the county, especially after the Union Pacific Railroad discontinued its mainline service in the late 1990s. Although its population continued to decline, the area experienced an influx of people favoring small town life at the turn of the century. The 2007 creation of the Sand Creek Massacre Site as a unit of the National Park system stimulated tourism in the area. It is within this historic context that Kiowa County's architectural heritage developed.

Purpose

This project included a reconnaissance survey of all resources constructed 1968 and earlier within the county's incorporated communities of Eads, Haswell, and Sheridan Lake. Properties in the reconnaissance survey were categorized as high, medium, or low priority for future

¹ Colorado Department of Local Affairs, Municipal Population estimates, July 2008.

intensive survey, primarily based on whether they retained their historic character and/or had known historical associations. From the eighty-four properties evaluated as high priority, fifty were selected for inclusion in the intensive survey component of the project (see Table 1). The intensive survey component included documentation of the historic resources on Colorado Historical Society Architectural Inventory forms (Form 1403) that include architectural descriptions, historical backgrounds, photographs, sketch and location maps, and evaluations of potential eligibility to the National Register of Historic Places, State Register of Historic Properties, and the Kiowa County Register.

Project Results

The survey resulted in the expansion of documented historical knowledge relating to buildings and structures in the county, documentation of the resources' current appearance and alterations, evaluation of the significance of the historic properties, and preparation of a historical background discussing the county's growth and development. This included identifying and evaluating 420 historic properties in the reconnaissance survey and an associated memorandum. A scattered intensive survey produced fifty Colorado Historical Society Architectural Inventory forms and a Final Survey Report (this document).

Of the fifty properties included in the intensive survey, fifteen individual resources are evaluated as potentially eligible to the National Register (as well as potentially eligible to the State Register) and eight are evaluated as potentially eligible to the State Register only. Forty-seven of the fifty surveyed resources are assessed as potentially eligible for the local Kiowa

County Register. A potential historic district encompassing the three buildings associated with Foster Lumber yard in Eads is identified. In addition, the survey recommends that a possible district including commercial resources on Maine Street and two governmental buildings be examined further.

The information resulting from this survey will assist the KCHPC and interested residents with historic preservation planning. Assessments of eligibility for the National Register of Historic Places, State Register of Historic Properties, and the Kiowa County Register, as well as the information contained in the reconnaissance survey and in the reports, will provide direction for future preservation efforts. The information resulting from this survey will constitute one basis by which properties are nominated for designation and citizens are made aware of the county's architectural and historical heritage.

Funding

This project was paid for in part by a State Historical Fund grant to Kiowa County (grant number 2008-01-045). The survey was conducted following the guidelines of the Colorado Historical Society Office of Archaeology and Historic Preservation publication *Colorado Cultural Resource Survey Manual* (volumes I and II). Architectural classifications of buildings are based on the Society's publication *A Guide to Colorado's Historic Architecture and Engineering* (Second Edition, March 2003 and updates) and the lexicon for architectural styles included in the *Survey Manual*.

Table 1
SURVEYED RESOURCES, 2008-09
SORTED BY STATE IDENTIFICATION NUMBER

STATE ID NUM.	STREET ADDRESS	TOWN
5KW.33	200 4th Street (Colorado Highway 96)	Haswell
5KW.34	Main Street and 1st Street (southwest corner)	Haswell
5KW.36	301 Main Street	Haswell
5KW.46	619 Burnett Street	Sheridan Lake
5KW.90	E. 14th Street and Hickman Street (southwest corner)	Eads
5KW.168	W. 10th Street and Slater Street (northeast corner)	Eads
5KW.169	200 W. 10th Street	Eads
5KW.170	110 E. 11th Street	Eads
5KW.171	108 E. 13th Street	Eads
5KW.172	404 E. 14th Street	Eads
5KW.173	207 W. 15th Street (US 287/Colorado 96)	Eads
5KW.174	1000 Goff Street	Eads
5KW.175	1005 Goff Street	Eads
5KW.176	1305 Goff Street	Eads
5KW.177	14999 Golf Course Road	Eads Vicinity
5KW.178	1007 Hickman Street	Eads
5KW.179	1201 Hickman Street	Eads
5KW.180	1204 Hickman Street	Eads
5KW.181	1100 Kerr Street	Eads
5KW.182	1200 Kerr Street	Eads
5KW.183	1211 Kerr Street	Eads
5KW.184	W. Lowell Avenue and S. Slater Street (southeast corner)	Eads Vicinity
5KW.185	1300 Luther Street	Eads
5KW.186	1111 Maine Street	Eads
5KW.187	1211 Maine Street	Eads
5KW.188	1204 Maine Street	Eads
5KW.189	1205 Maine Street	Eads
5KW.190	1206 Maine Street	Eads
5KW.191	1208 Maine Street	Eads

STATE ID NUM.	STREET ADDRESS	TOWN
5KW.192	1209 Maine Street	Eads
5KW.193	1213 Maine Street	Eads
5KW.194	1220 Maine Street	Eads
5KW.195	1316 Maine Street	Eads
5KW.196	909 Maine Street	Eads
5KW.197	1401 Rittgers Street	Eads
5KW.198	1100 Slater Street	Eads
5KW.199	1010 Wansted Street	Eads
5KW.200	4th Street (south side, two blocks east of Spencer Ave.)	Haswell
5KW.201	4th Street (Colorado Highway 96) south side, west of Main Street	Haswell
5KW.202	403 Colorado Highway 96	Haswell
5KW.203	200 block Hogue Avenue (east side)	Haswell
5KW.204	Main Street and 1st Street (northeast corner)	Haswell
5KW.205	300 block Main Street (west side)	Haswell
5KW.206	500 block N. Main Street (east side, north building)	Haswell
5KW.207	500 block N. Main Street (east side, south building)	Haswell
5KW.208	503 N. Main Street	Haswell
5KW.209	Broadway and Sheridan Avenue (northeast corner)	Sheridan Lake
5KW.210	Colorado Avenue (west side between Broadway and the railroad tracks)	Sheridan Lake
5KW.211	Colorado Avenue (east side, between Broadway and the railroad tracks, north building)	Sheridan Lake
5KW.212	Colorado Avenue (east side, between Broadway and the railroad tracks, south building)	Sheridan Lake

PROJECT AREA

The 2008-09 Kiowa County Historic Buildings Survey included a reconnaissance survey of 420 resources and a selective intensive survey of 50 high priority resources within the county's three incorporated towns. The intensive survey included thirty-three resources in Eads, twelve in Haswell, and five in Sheridan Lake. The survey examined approximately 28.1 acres of urban land and included domestic, commercial, governmental, religious, educational, recreational, industrial, and transportation-related resources. Figure 1 shows the locations of the three towns on a county base map, while Figures 2 through 4 identify the surveyed resources on individual town maps showing property locations. The surveyed properties are located in: Sections 21 and 22, Township 18 South, Range 48 West (Eads resources); Sections 30 and 31, Township 18 South, Range 51 West (Haswell resources); and Section 25, Township 18 South, Range 44 West (Sheridan Lake resources), 6th Principal Meridian, Kiowa County, Colorado.

Physical Setting

The survey area is situated on the arid plains of southeast Colorado. The three towns included in the survey are all located along Colorado State Highway 96, which parallels the former route of the Pueblo and State Line Railroad (later the Missouri Pacific), which stimulated the initial settlement of the communities and the surrounding region.

The physical layouts of the three towns generally follow a grid, with the railroad tracks passing through each town on an east-west alignment. Most of the developed area of Eads and Sheridan Lake lies to the north of the railroad, while the bulk of Haswell lies to the south. Tall, reinforced concrete grain elevators herald the location of each town from several miles distant as one drives along Highway 96. Specifics applicable to each town are discussed below.

Eads. Eads, located near the center of the county and its county seat, had an estimated population of 665 in 2008. U.S. 287 and Colorado State Highway 96 intersect at Eads, with U.S. 287 entering town from the north on Wansted Street and exiting eastward on 15th Street; a number of commercial resources are located along the highway. Colorado 96 passes through the town east-west along 15th Street, sharing the route with U.S. 287 from Wansted Street east. The railroad tracks, lying between 14th and 15th streets, also follow an east-west alignment, with a tall concrete grain elevator situated along the railroad between Goff and Hickman streets. Other visual landmarks within Eads include the Kiowa County Courthouse, which occupies an entire block east of the commercial area, and the Eads elementary, middle, and high school complex, which covers several blocks in the northwest part of town.

Blocks within Eads are generally square, with alleys oriented north-south. Most named streets follow a north-south alignment and numbered streets are

oriented east-west, from 7th Street on the north to 15th Street, (U.S. 287/Highway 96) on the south. For north-south streets, odd numbers are on the east side and even numbers are on the west side; for east-west streets, odd numbers are on the south side and even numbers are on the north side. Maine Street, the historic commercial street of Eads, is the dividing line between east and west numbering; portions of streets lying south of 15th Street (U.S. 287/Colorado 96) are designated "South."

Haswell. Haswell, with an estimated population in 2008 of seventy-four, lies twenty-two miles west of Eads on Colorado State Highway 96. The bulk of the town lies south of Highway 96; the railroad tracks are also oriented east-west and parallel the highway on the north. Highway 96 and Main Street south of the highway historically comprised the town's commercial area. With the exception of the large Quonset housing Haswell Propane, the commercial buildings that once lined the north side of Highway 96 are no longer extant. The Haswell Women's Booster Club building (demolished) was also located in this area. Other visual points of reference within Haswell include: the Haswell Community Church in the southwest corner of town; the 1963 Haswell School (now used as a community center) that occupies a block in the eastern part of town; and a large concrete grain elevator to the northeast.

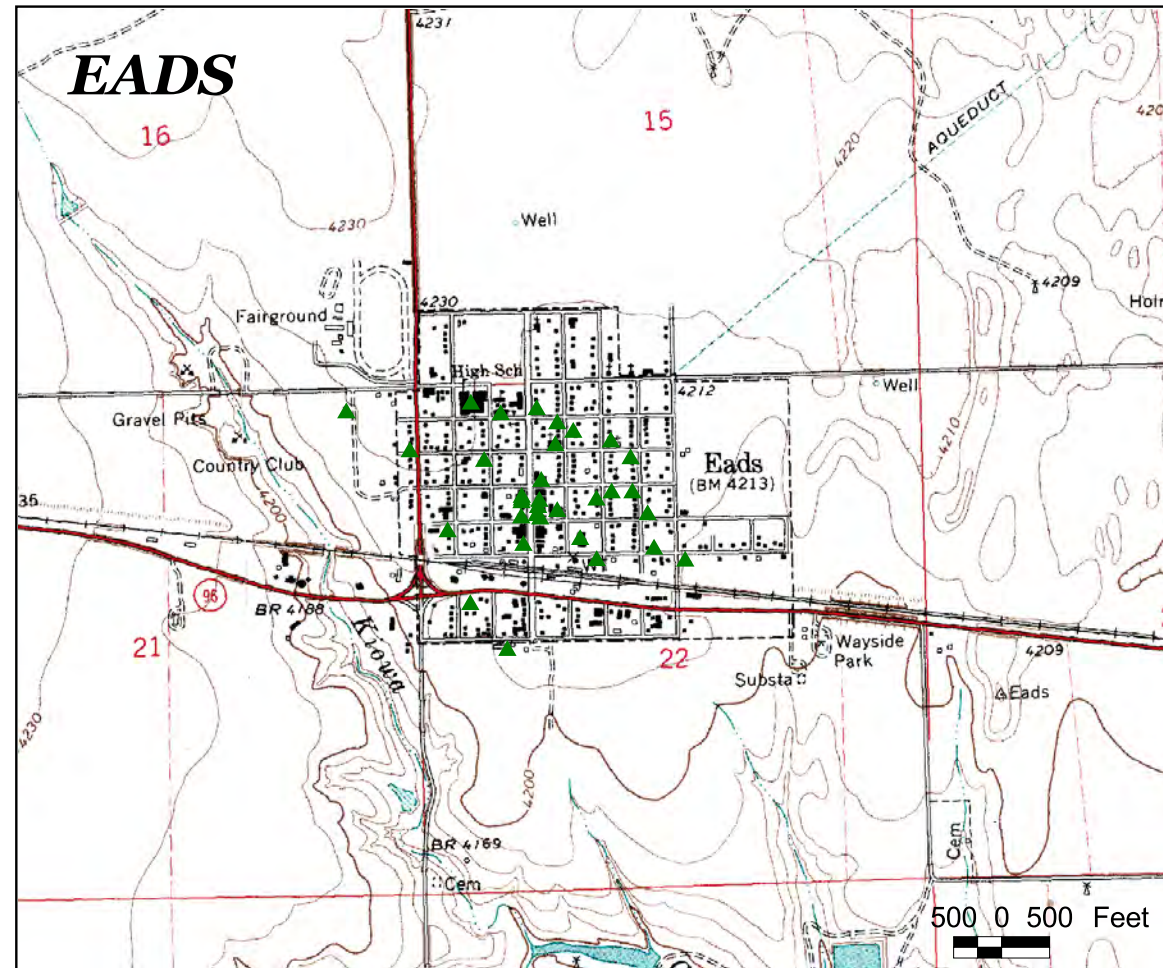
The area of town constituting a street grid lies south of the state highway and contains roughly square blocks with alleys following

a north-south alignment. Numbered streets are oriented east-west from 4th Street (Colorado 96) on the north to 1st Street on the south. Named streets are aligned north-south. For east-west streets odd numbers are on the north and even numbers on the south; north-south streets have odd numbers on the east and even numbers on the west. Many of the buildings in the town do not display house numbers.

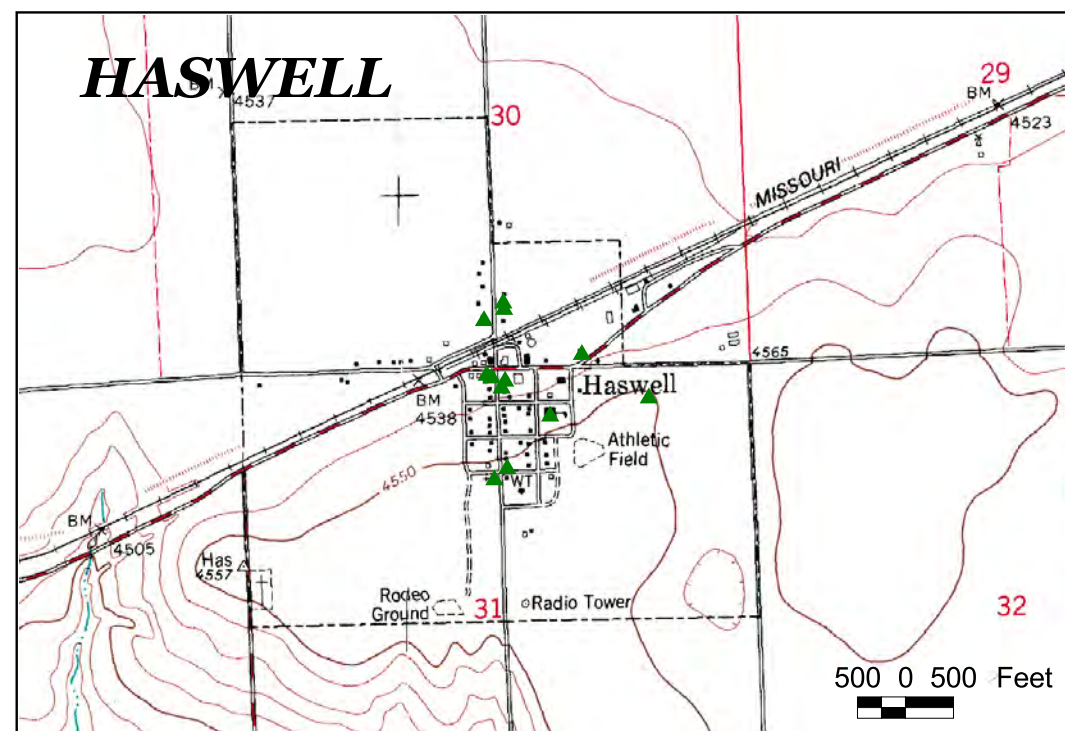
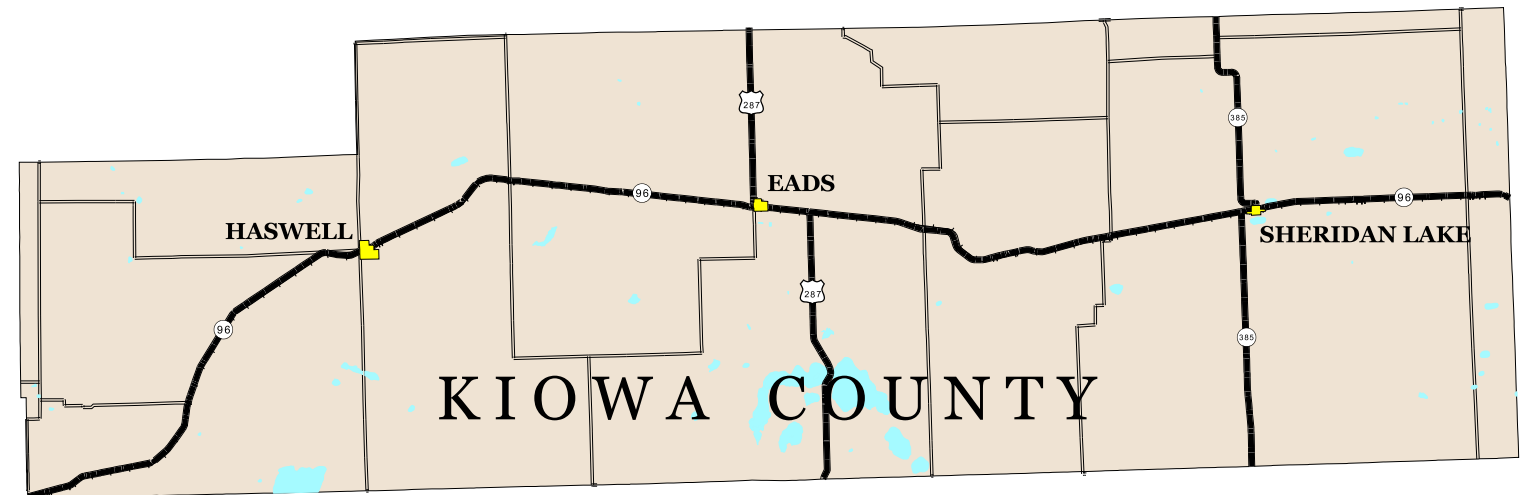
Sheridan Lake. Sheridan Lake is located on Colorado 96 twenty-eight miles east of Eads and had approximately fifty-eight inhabitants in 2008. Most of the town is located north of the highway which cuts east-west through the town; the railroad tracks parallel the highway to the north. The historic commercial areas of the town embraced Colorado 96 and Colorado Avenue (now part of Colorado Highway 385) to the north. The former Sheridan Lake School (which now houses the U.S. Post Office and the Albright Memorial Center) is in the north-central part of town, while a tall concrete grain elevator is present at the eastern edge of town.

The gridded part of Sheridan Lake generally lies north of Colorado 96, with fragments present to the south. Some of the platted streets are no longer present to define some blocks. East-west streets have odd numbered addresses on the north and even numbered addresses on the south. North-south streets have odd numbers on the west and even numbers on the east. Many of the buildings in the town do not display house numbers.

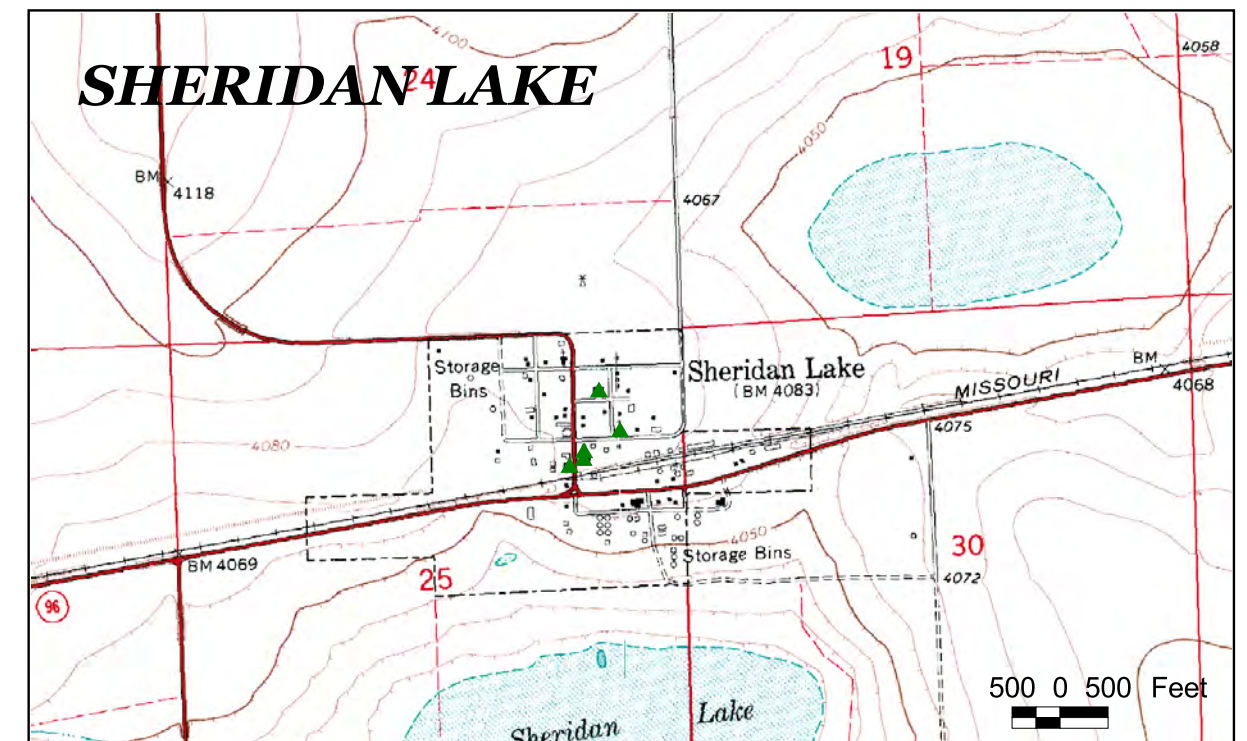
Figure 1
Eads - Haswell - Sheridan Lake
Kiowa County, Colorado
Location of Intensively Surveyed Resources
2008-09



Eads, Colo., USGS 7.5' quadrangle map, 1968.

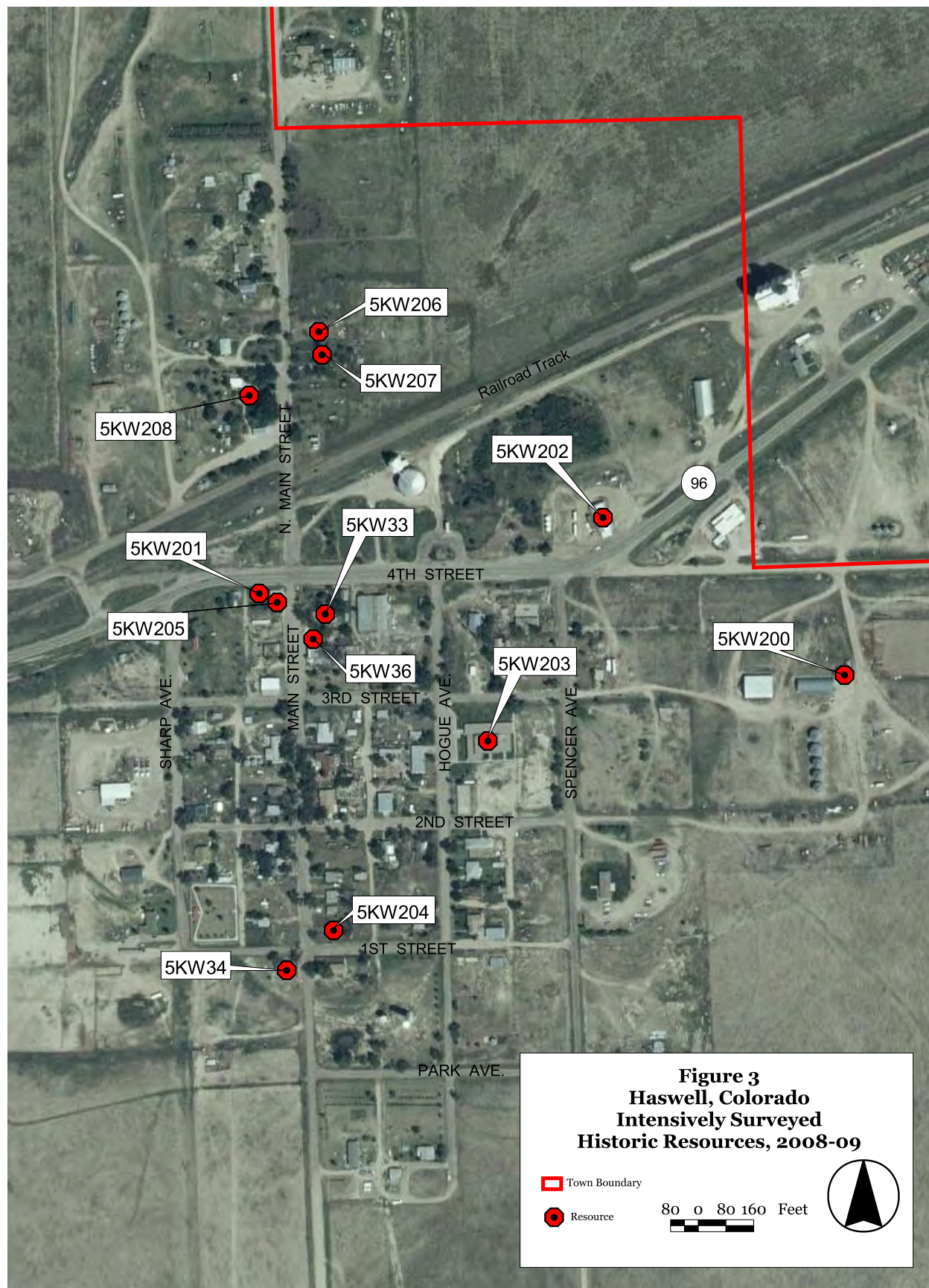


Haswell, Colo., USGS 7.5' quadrangle map, 1974.



Sheridan Lake, Colo., USGS 7.5' quadrangle map, 1968.







RESEARCH DESIGN AND METHODS

Objectives and Scope of Work

The 2008-09 Kiowa County historic buildings survey began in mid-June 2008. The project included two principal components: a reconnaissance survey of all resources erected in 1968 or earlier within Eads, Haswell, and Sheridan Lake and a selective intensive survey of fifty resources chosen from those included in the reconnaissance survey. The methodology and results of the reconnaissance survey are detailed in Section 4 of this report. The buildings recorded in the intensive survey were described, photographed, researched, mapped, and evaluated, with Colorado Historical Society Architectural Inventory forms (Form 1403) completed for each property. The project also called for this report explaining the survey findings, including evaluations of the surveyed properties, and providing an overview of the history of the survey area. The report includes a location map outlining the project area and survey maps showing the surveyed properties' locations.

Previous Surveys and Listed Resources

A file search of the Colorado Historical Society's COMPASS database performed in May 2008 showed that only 92 architectural resources in all of Kiowa County had been previously surveyed, with many of those railroad-related sources that were included in 1990s surveys of the route of the Union Pacific through southeast Colorado. Within

the three towns comprising the current survey area, thirty-three resources had been surveyed: nineteen in Eads, eleven in Haswell,² and three in Sheridan Lake (See Table 2 at the end of this section). This total includes Colorado Preservation, Inc. (CPI) New Deal survey efforts that are not yet included within COMPASS. With the exception of the CPI project, the survey forms were produced some years ago on older versions of the state forms, which generally have less information than the current ones. The reconnaissance survey included all previously surveyed and designated resources in order to include the most complete listing of historic resources in the three towns possible.

Resources within the survey area that were currently listed in the National, State, or Kiowa County registers were not considered as candidates for inclusion in the intensive survey as it was reasoned that the materials compiled for designation provided sufficient documentation for those buildings. Listed in the National Register is the American Legion Hall (5KW.87) at the Kiowa County Fairgrounds in the Eads vicinity. There are two State Register-listed resources: the Nipps-Bransgrove Building (KW.56), 1307 Maine Street, Eads and the Haswell Jail

² It appears that two resources in Haswell received two state identification numbers each (the L&M Store and the Post Office), so the number previously surveyed in the town is probably 11 rather than 13 and the total for the three towns is 33 rather than 35.

(5KW.50), Haswell. The Haswell Women's Booster Club building (5KW.49) was listed in the State Register in 1996, but it was demolished and delisted in 2008. The seven locally-designated resources (all within Eads) include: the France/Kirschman House, 201 E 12th Street; the Plains Theatre, 1306 Maine Street; the Bentley Building, 1302 Maine Street; the Eads Recreation Parlor, 1304 Maine Street; the Murdock Building (including the First National Bank/ Whitelaw/Scoggins buildings), 1301-05 Maine Street; the American Legion Post #125, Fairgrounds; and the Eads State Bank (now the Kiowa County Historical Museum), 1313 Maine Street.

Anticipated Results

Based on the results of the file search, preliminary historical research, and a windshield survey of the area, it was expected that the resources surveyed would be drawn from a variety of functions. Important questions about the properties to be surveyed included their dates of construction, building materials used, and the architectural styles exhibited. Identification of prominent persons and businesses or organizations associated with the buildings and the original functions of the properties were important topics for research. Examination of the ability of the buildings to convey their historic character was an important component of the project. The determination of dates and extent of alterations was also a focus of the study.

Selective-Intensive Survey

Fieldwork. The selective-intensive level field survey was conducted in August 2009. Fieldwork included examination of each building for architectural features and design elements, style, building materials, building condition, plan, setting, and alterations. The location of each resource

was verified on a base map. Property owners and other interested persons encountered or identified during the fieldwork were interviewed for information about some historic properties. A total of 50 primary buildings were recorded in the field.

Photography. Color digital images (JPGs) of each primary building and associated outbuildings visible from the public right of way were taken during the intensive survey fieldwork in August 2009. In some cases, images taken during the February 2009 reconnaissance survey fieldwork were also used for prints, as less foliage was present and better views of buildings were obtained. The selected images were printed at 4" X 6", on Fuji Crystal Archive paper. Photographs are identified using archival computer labels produced from the project database. The labels indicate Smithsonian identification number, address, photographer, date, digital image identifier (comprised of the state identification number and an image number, such as KW200-01), camera direction, and location of the digital image file.

The Colorado Historical Society Office of Archaeology and Historic Preservation in Denver received one set of original photographic prints, and the Kiowa County Historic Preservation Commission in Eads retained the other set. The color digital images were also used at the public meeting presenting the results of the survey.

Mapping. No geographic information system data covering the project area was available from Kiowa County or the three towns. A 2005 USGS digital aerial orthophotographic image in MrSID format (UTM NAD83) was acquired, and the footprints of surveyed buildings were digitized on-screen. The centroid of each primary building was used as the UTM coordinate for each surveyed property. Location maps were produced by plotting the centroids over a

digital extract of the USGS 7.5 minute quadrangle map covering each town: Eads, Colo. (1968); Haswell, Colo. (1974); and Sheridan Lake, Colo. (1968). Using the building outlines, sketch maps were created from the project GIS showing each resource in the context of its block.

Historical Research. One early task of the project required research visits to Kiowa County and Denver area libraries and archival repositories to investigate and identify sources of information useful to the survey. In September 2008 the surveyors submitted a memorandum to the KCHPC that summarized the results of the file search of previously surveyed resources, identified possible research sources and approaches to be used in preparing a historic context for the survey report (and for researching the resources included in the intensive survey), addressed what data and mapping resources exist that might be useful in conducting the survey, and proposed a methodology for conducting the reconnaissance survey. The memorandum provided guidance as the project progressed.

Historical research gathered essential information about the resources surveyed. Information was obtained from public agencies and institutions in Eads and Denver, as well as residents and property owners and other individuals with knowledge of the survey area's history and its historic buildings. General and site-specific research materials about Kiowa County and its towns, including published and unpublished sources, were reviewed for historical background and individual property information.

Books, notebooks, landmark applications, and other materials housed in the Kiowa County Public Library in Eads became a primary resource for the project. The library holdings include most of the published

histories of the county, as well as copies of reports and landmark applications produced for the Kiowa County Register of Local Landmarks. In addition, the library maintains a set of notebooks with historical information, documents, and photographs about county history. The library also has microfilm copies of county newspapers.

The Eads High School archives contain a wealth of local historical information, including historic photographs, student reports on various topics, oral history interviews, and some historic documents. The high school also has transcribed a number of newspaper articles and reports and scanned photographs that are available on the internet.

The Kiowa County Historical Museum in Eads maintains historic photographs, exhibits, and historical information. Copies of historic photographs were made, several historical publications were purchased, and Museum Director Ruthanna Jacobs provided additional information. Kiowa County Assessor Penny Weirich answered questions and provided access to records maintained by her office, including old real property appraisal cards, town block books, and current ownership information.

Utilizing information obtained from the County Assessor's Office, records of Kiowa County Abstract were examined to learn the historical chain of ownership of the properties. Kim Richards instructed the surveyors in how to trace the history of ownership, which provided the names of persons associated with the buildings and the dates of their ownership.

The surveyors created books with a page for each building that included a photograph of the building and other identifying information. The books were placed in local senior centers and other locations in the three towns. Local residents wrote down

their recollections about the histories of the buildings included.

In the Denver area, the files of the Colorado Historical Society, Office of Archaeology and Historic Preservation provided previous survey forms and nomination forms for the National and State Registers. Historic newspapers, photographs, and other research materials in the Society's Stephen Hart Library were consulted. The historical materials housed at the Western History and Genealogy Department of the Denver Public Library also provided important information, including fire insurance maps, historic photographs, clippings files and brochures, newspaper indexes, and books relating to Kiowa County.

Manuscript U.S. Census returns for 1900, 1910, 1920, and 1930 were accessed at Ancestry.com to discover occupations and demographic characteristics of residents and business owners. State business directories, World War I draft registration cards, and other databases were consulted to determine when certain residents were present in the city, as were newspaper articles and advertisements.

Historic Kiowa County newspapers were a source of information for the history of the towns, construction of buildings, biographies of local citizens, obituaries, and business descriptions. Newspapers consulted included the *Kiowa County Press*, the *Brandon Bell*, *Colorado Farm and Ranch*, the *Haswell Herald*, and the *Stuart Chronicle*. These were accessed online at www.Footnote.com and the Colorado Historic Newspaper Collection. Other newspapers from around the state also contained some articles about Kiowa County events. Unfortunately, microfilm copies of the Kiowa County newspapers archived by the Colorado Historical Society were not available due to that organization's plans to move into a new building.

Construction dates of historic buildings were determined from Kiowa County Assessor information, building cornerstones, historic photographs, newspaper accounts, published books, interviews with owners and other residents, and other written sources, as well as the field survey. Since construction dates from Assessor's records proved to be unreliable or nonexistent in some cases, estimated dates of construction (in some cases expressed as a span of years) were produced for several resources.

Some sources typically used in intensive survey research were not available for the Kiowa County project. In most respects, the project was the equivalent of three "small town" surveys, similar to the one completed in Genoa in Lincoln County. No city or county directory coverage existed; jurisdictions may have had insufficient population to justify the production of such listings. The towns also lacked building numbers until the late twentieth century, which made it difficult to match names of businesses and residents with buildings. No Sanborn fire insurance map coverage was available; a third party fire insurance map compiler provided partial coverage for each of the three towns for years in the 1960s.

Among broader published histories of county and its constituent communities are: Roleta D. Teal and Betty Lee Jacobs, *Kiowa County* (1976); Ruthanna Jacobs, *Kiowa County Colorado Centennial History, 1889* (1989); Kiowa County Public Library, *Kiowa County Album: Pioneer Women, 1887-1920* (1983); *Railroads in the Development of Kiowa County* (1983); and Arthur V. Lewis, "A Brief History of Kiowa County, Colorado" (M.A. Thesis, 1938). A circa 1925 *Kiowa County Press* booster publication, "Eads, Colorado: A City of the Eastern Colorado Plains," featured many photographs of Eads buildings. A historic

survey report by Thomas H. Simmons and R. Laurie Simmons, "Historic Resources Survey: Towner to North Avondale Junction, Union Pacific/Missouri Pacific Railroad: Crowley, Kiowa, and Pueblo Counties, Colorado" (1999) includes information on railroad-related resources and grain storage facilities within the county. Members of recent Eads High School classes participated in a multi-year project to assemble historical information, collect historic photographs, transcribe newspaper accounts, and conduct oral history interviews. Much of this work has been published by the school on the internet, preserving information that might otherwise have been lost and stimulating community interest in the county's history.

Preparation and Distribution of Forms and Report. After completion of the field survey and historical research, Colorado Historical Society Architectural Inventory forms were prepared in an output form acceptable to the Colorado Historical Society and in a database format for analysis and mapping uses. The task required developing a report template that replicated the appearance of the state form produced from a database structure conforming to other project needs. The system was used for forms completion and printing and analytical sorts, listings, and queries. Sorted extracts from the database were imported into a word processing package for use as survey report tables.

The forms include information on each property's ownership, location, date of construction, building materials, architectural description, style, alterations, associated buildings, historical background, construction history, statement of significance, and sources of information. The Colorado Historical Society assigned a unique Smithsonian identification number for each property. The numbers are

included on forms and photographs and were referenced in the report. New identification numbers spanned the range from 5KW.168 through 5KW.212.

The architectural styles assigned on the forms were based on those in the Colorado Historical Society's booklet, *A Guide to Colorado's Historic Architecture and Engineering*, and a lexicon of architectural styles included in the Society's *Survey Manual*. Included with each survey form are related photographs, a sketch map showing the building outline of the surveyed resource in the context of the block where it is located, a location map consisting of an extract of the USGS quadrangle map, and a historic image or images of the resource (if available). Both maps were produced from the project GIS.

All of these survey products, together with the final report (this document), were submitted to the Kiowa County Historic Preservation Commission (KCHPC) and the Colorado Historical Society for review and comment. The Colorado Historical Society Office of Archaeology and Historic Preservation transfers the information generated on the inventory forms into its statewide database and houses an original copy of the forms and survey report. PDF versions of the survey forms and survey report and the Access table containing the survey form data were also provided to the KCHPC on CD-ROM.

Public Meetings/Outreach

Tom Simmons of Front Range Research Associates, Inc., attended a meeting with the Kiowa County Historic Preservation Commission in November 2008 to discuss the project goals, review the methodology for the reconnaissance and intensive surveys, and learn of possible sources of information. The surveyors prepared a newspaper article describing the project that appeared in the *Kiowa County Press* in

December 2008. Laurie and Tom Simmons were present at a regular commission meeting while completing the intensive survey fieldwork in August 2009. They also prepared a newspaper article and provided a public briefing on the results of the survey to the KCHPC at the conclusion of the project.

Project Participants

Front Range Research Associates, Inc., of Denver, Colorado, conducted the historic buildings survey as a consultant to the Kiowa County Historic Preservation Commission. R. Laurie Simmons and Thomas H. Simmons of Front Range Research completed research, fieldwork, and consultation regarding eligibility of resources, and prepared the forms, maps, and the final survey report. Tom Simmons took color digital images that were printed as the black and white photographs included in the survey forms.

Kelly Courkamp served as project coordinator for the KCHPC, preparing progress reports, compiling and locating information, and generally ensuring that the project proceeded smoothly. Chris Geddes and Heather Peterson, National and State Register Historians for the Colorado Historical Society (CHS), consulted on evaluations of eligibility to the National and State Registers. Elizabeth Blackwell administered the project for the State Historical Fund and reviewed the survey forms and report.

Acknowledgments

A number of individuals and organizations contributed to the successful outcome of the project. The members of the Kiowa County Historic Preservation Commission greatly assisted the project by providing suggestions, information, publicity, and guidance for the project. Commission members identified potential sources of

information and people to contact, as well as generally publicizing the project. The members of the commission include: Alexa Roberts (chair), Kim Barlow, Betsy Barnett (vice chair), Jeff Campbell, Kelly Courkamp, Sharon Johnson (secretary), and Dan Richards.

A number of other property owners and interested local citizens and former residents also provided information about buildings included in the survey. Betsy Barnett, principal of Eads High School, gave the surveyors access to the school's extensive collection of historic photographs and other historical information. Penny Weirich, Kiowa County Assessor, allowed the surveyors to utilize the county records maintained by her office and provided data in a spreadsheet format. Sharon Johnson, Director, Kiowa County Public Library District, provided access to the books and other historical materials maintained by the library, answered numerous questions, and put the surveyors in contact with many local residents. Kim Richards, Kiowa County Abstract Company, shared the company's records with the surveyors, as well as conducting research on two properties, thereby greatly facilitating the acquisition of ownership histories. Ruthanna Jacobs answered questions and suggested sources of information. The staffs of the Colorado Historical Society Stephen Hart Library and Denver Public Library also assisted with access to research materials.

Current and former residents of the county were exceedingly generous in sharing their historical knowledge. Doris Forsyth, former resident of Haswell and local historian, contacted other people with knowledge of the town's buildings, as well as providing the surveyors with extensive recollections of her own. Although Doris now lives in the state of Washington, she says that "even

though we left Haswell, and also left Colorado, my heart will always be there.”³

Benny Fischer and Jimmy Bendorf shared their recollections about the Galatea School. Vern Harris provided information, including facts he learned from his father, about buildings in Sheridan Lake. Theresa Weber also recalled historical details about the Sheridan Lake buildings. Alvin Siefkas recalled the Haswell of his youth. Elda Stavely provided information about several buildings in Haswell. Don and Scott Briggs answered questions about the Missouri Pacific Depot in Haswell. Rod Johnson provided information about the Jackson

Barn. Frankie Stoker discussed the history of Haswell Propane. Delores Eikenberg answered questions about the Linn/Bowen/Stoker House in Haswell, and Margaret Frazee discussed the history of the Davenport/Patton House in Haswell. Several Kiowa County residents wrote down their recollections about specific buildings in the books provided for that purpose. A number of other citizens encountered during the fieldwork in Kiowa County responded to questions, provided directions, and offered suggestions regarding people to contact for information. To everyone who assisted the project, we offer sincere thanks.

³ Doris Forsyth, Email to Laurie Simmons, 20 November 2009.

Table 2
Previously Surveyed Resources
Eads, Haswell, and Sheridan Lake, Colorado

TOWN	STATE ID NO.	RESOURCE NAME
<i>Eads</i>	5KW.45	PLAINS THEATRE, 1306 Maine Street
	5KW.48	EADS STATE BANK BUILDING/KIOWA COUNTY MUSEUM, 1321 Maine Street
	5KW.52.10	BARTLETT AND CO. GRAIN ELEVATOR, E. 14th Street
	5KW.52.11	MISSOURI PACIFIC RAILROAD, BRIDGE NO. 448
	5KW.52.48	BARTLETT AND CO. GRAIN COMPLEX, Colo. Hwy. 96
	5KW.55	HOUSE, 900 Hickman Street
	5KW.56☆	NIPPS BUILDING/BRANSGROVE BUILDING, 1307 Maine Street
	5KW.57	HOUSE, 300 E. 13th Street
	5KW.60	HOUSE, 1301 Hickman Street
	5KW.61	MARILYN HUSKAMP HOUSE, 1000 Wansted
	5KW.62/CPI	WEISBROD MEMORIAL HOSPITAL, 1208 Luther Street
	5KW.87☼	AMERICAN LEGION HALL, Kiowa County Fairground (Eads vicinity)
	5KW.88	SPECIALTY STORE, NE cor. Maine St. and E. 14th Street
	5KW.89	SPECIALTY STORE, NW cor. E. 14th Street and N. Goff Street
	5KW.90	UNSPECIFIED, SW cor. E. 14th Street and Hickman Street
	5KW.91/CPI	EADS CITY HALL/MASONIC LODGE NO. 142, 110 13th Street
	5KW.135	EADS RECREATION PARLOR/JERRY'S PLACE/POOL HALL, 1304 Maine Street
	5KW.136	HOWARD DAVIDSON BUILDING/VICTORY THEATRE, 1302 Maine Street
	CPI	KIOWA COUNTY GARAGE, Goff Street
	CPI	EADS ELEMENTARY SCHOOL, Maine Street
<i>Haswell</i>	5KW.33	HASWELL HOTEL/HOTEL HOLLY, Main Street
	5KW.34	METHODIST CHURCH - (HASWELL), Main Street
	5KW.35	L AND M MARKET, Colo. Hwy. 96
	5KW.36	POST OFFICE – HASWELL, Main Street
	5KW.38	HOUSE, Main Street

TOWN	STATE ID NO.	RESOURCE NAME
	5KW.43	BRIGHT HOUSE, Sharp Avenue
	5KW.49	HASWELL WOMEN'S BOOSTER CLUB/BOOSTER HALL, 211 E. 4th Street
	5KW.50☆	HASWELL JAIL, 211 Main Street
	5KW.51	ADOBE HOMESTEAD, 111 Sharp Avenue
	5KW.52.20	GANO GRAIN, Colo. Hwy. 96
	5KW.52.41	GRAIN ELEVATOR AT HASWELL
	5KW.92	HASWELL POST OFFICE, 301 Main Street
	5KW.93	L&M MARKET, NW cor. 4th St. and Main St.
<i>Sheridan Lake</i>	5KW.46	SHERIDAN LAKE SCHOOL, 619 E. Burnett Street
	5KW.52.2	FARMCO GRAIN ELEVATOR, Colo. Hwy. 96
	5KW.52.39	GRAIN ELEVATOR AT SHERIDAN LAKE, Colo. Hwy. 96

NOTES: A ⚙ indicates that the resource is listed in the National Register of Historic Places; a ☆ denotes that the resource is listed in the Colorado State Register of Historic Properties. It was found that two resources in Haswell (the post office and the L&M Store) had been surveyed under two different state identification numbers in past surveys. "CPI" indicates surveyed recently by CPI and not yet in the COMPASS database.

RECONNAISSANCE SURVEY

Introduction

The objective of a reconnaissance survey of historic properties is to provide brief documentation for a large number of resources and to serve as a screening tool, categorizing and prioritizing resources for future intensive survey work. Photographic images from a reconnaissance survey provide valuable information on the appearance of resources at a known point in time and thus serve as a baseline for assessing future changes.

The reconnaissance survey of Eads, Haswell, and Sheridan Lake resulted in the identification and documentation of 420 properties, 417 by Front Range and 3 by members of the Kiowa County Historic Preservation Commission. The properties were placed in three prioritized categories: 84 high, 167 medium, and 169 low. The following sections explain the survey methodology, fieldwork, and results. Each of the surveyed properties is listed (with an address, year of construction, name if known, and priority) in the Appendix.

Preliminary Research, Public Meeting, and Newspaper Article

Prior to beginning the reconnaissance survey, a thorough inventory and examination of research sources relevant to the project was completed in Eads and in Denver. This task included reviewing published and unpublished materials at libraries, museums, and government offices. A memorandum dated 9 September 2008 discussed those sources. In addition, the surveyors conducted brief

preliminary reconnaissance trips to the three towns included in the survey to get a general idea about the nature and number of historic resources in each. At a public meeting of the Kiowa County Historic Preservation Commission at Eads High School on 10 November 2008, Tom Simmons discussed the project scope and methodology and received direction, information, and suggestions from members of the Commission. The surveyors, with input from the KCHPC, prepared a newspaper article informing local residents of the purpose and scope of the survey. The article, which appeared in the *Kiowa County Press* on 19 December 2008, prepared citizens in the three towns for the presence of people conducting the reconnaissance in their communities.

Pre-Fieldwork Database Task

A spreadsheet of property records provided by the Kiowa County Assessor was used to create the reconnaissance survey list. The Assessor's Office provided computerized records with the following information for the three towns: parcel number, physical address, legal description (subdivision, block, lots), owner name, owner mailing address, and year built. This information was incorporated into a database from which the properties included in the reconnaissance survey were identified. A list by address of all properties erected in 1968 or earlier within each town was prepared for fieldwork purposes. Ninety-three records provided by the Assessor

had “no data” for year built and were believed by the Assessor to be properties that were vacant or were mobile homes. The data was reformatted and sorted to produce a listing by town and street address.

The reconnaissance survey included all previously surveyed and designated resources in order to encompass the most complete listing of historic resources in the three towns possible.

GIS/Mapping Data. County or town geographic information system (GIS) coverage for the three communities included in the survey did not exist. The County Clerk provided hardcopy plat maps of Eads, Haswell, and Sheridan Lake. The maps show town boundaries, subdivisions, blocks, and lots, but do not show building outlines. These plats were scanned and printed at various scales for uses in the reconnaissance survey. Front Range purchased a 2005 color digital aerial photo image of the entire county and imported it into ArcView. For Eads, the town plat was registered over the aerial photo image for use in the reconnaissance. To facilitate field work, the approximate locations of the resources to be surveyed were plotted on maps of the three towns using digital aerial photographs, plat maps, and/or other geographic resources. As stipulated in the scope of work, only resources within the municipal boundaries of the three towns were recorded by Front Range; therefore, the poured concrete grain elevator just outside the east boundary of Haswell was not recorded.

Field Survey

Fieldwork undertaken in February 2009 included utilizing the list of buildings erected in 1968 or earlier and the project maps to identify and examine each historic property in the three towns.

Buildings were examined from the public right of way. Each property was evaluated for its level of historic physical integrity (degree of alterations), architectural style, and architectural significance. Although historical research on each property was not undertaken during the reconnaissance, historical significance identified by KCHPC or during the preliminary archival research was taken into account during evaluation of priority for intensive survey. However, architectural significance and physical integrity weighed heavily in assessing the priority level for each resource due to the nature of a reconnaissance survey.

Field examination recorded the following information: location, architectural style, photograph number, and priority based on architectural significance and historic physical integrity. Brief notes on alterations and special features were recorded to assist in later analysis of the properties by the surveyors. A color digital photograph (JPG format) was taken of each property and the location of each was noted on the project maps.

After completing the fieldwork, old appraisal cards in the Assessor's office were consulted to obtain locational data, dates of construction, and other information for selected properties lacking that data.

Priority for Intensive Survey

Resources recorded in the reconnaissance survey were categorized into high, medium, or low priorities for intensive survey work. The categories were assigned based on the following definitions:

High Priority

- Retains historic physical integrity
- Exhibits few alterations
- Is likely to have some known

historical associations, including important public or commercial buildings, such as town halls, churches, schools, industries, and Main Street buildings

- Generally represents a good example of an architectural style or type of construction or an example of a rare resource type

Medium Priority

- Displays some alterations and additions, but the essential historic character of the property is still apparent

Low Priority

- Exhibits low historic physical integrity
- Has extensive alterations, additions, or significant physical deterioration
- Has been altered to the extent that it does not display its original style.
- Does not have known significant historical associations.

Reconnaissance Survey Results

Number of Properties. Although the Scope of Work called for the examination of 330 properties, the reconnaissance survey resulted in evaluation of 417 properties. Most of the Assessor records lacking dates of construction were found to be for historic properties that were added to the survey list. In addition, many historic properties did not appear at all on the list extracted from the Assessor's database and others had incorrect dates of construction. The number of historic properties found in the first town surveyed (Eads) would have met the terms of the scope of work for this project. Despite this, the surveyors also included the historic properties in

Haswell and Sheridan Lake. Table 3 presents the number and percentage of properties by town and priority level. The Appendix displays all resources included in the reconnaissance survey in town and street address order. The fold-out maps inserted in the Appendix show the locations of surveyed resources on digital aerial images of each town (Eads is shown on two maps).

Given the relative sizes of the three communities, Eads accounted for more than three-quarters of the buildings (322 or 77.3 percent) recorded in the reconnaissance survey. Proportionately smaller numbers of resources were surveyed in Haswell (13.4 percent of the total or 56 buildings) and Sheridan Lake (9.4 percent or 39 resources). Slightly more than a quarter of the properties in Haswell and Sheridan Lake were categorized as high priority for intensive survey, versus 17.4 percent in Eads.

Intensive Survey Priority. Of the resources examined in the reconnaissance survey, eighty-one (19.4 percent) were evaluated as having **high priority** for intensive survey (See Appendix). This category includes seven buildings that are already designated landmarks (either as local landmarks by KPHPC or the Colorado Register of Historic Properties) and four that have been surveyed recently by CPI on current survey forms; these resources were not resurveyed in this project. The remaining seventy resources with high priority for survey include governmental buildings, schools, churches, commercial buildings, and residences that are good examples of a particular architectural style or well preserved vernacular examples of Kiowa County architecture. The high priority buildings represent a variety of eras, functions, historical associations, styles,

and construction materials. It was anticipated that the fifty buildings selected for intensive survey would be chosen from the remaining seventy properties in the high priority category.

Forty percent (167 properties) were judged to have **medium priority** for intensive survey. These buildings maintained their historic character, but had undergone greater alteration than those in the high category and/or had less potential for significant historical associations or unknown historical associations. After high priority resources have been intensively recorded, those with moderate priority should be documented. Common alterations found in Kiowa County are changes to siding (especially the addition of stucco and other sidings such as Permastone, vinyl, and metal siding placed over the original material), window and door alterations, enclosed porches, and additions.

Slightly more than 40 percent of resources (169 buildings) were evaluated as having a **low priority** for intensive survey. These buildings had experienced the largest amount of remodeling of the historic properties examined in the reconnaissance survey. Although the buildings might have historical associations, they did not have the historic physical integrity necessary to convey their historic character.

Finalization of the Intensive Survey List

The Kiowa County Historic Preservation Commission considered the results of the reconnaissance survey in deciding upon the final intensive survey list of fifty properties. In early April the Commission finalized the intensive survey list, selecting forty-seven resources assessed as High Priority and adding three resources not included in the

reconnaissance survey: the former Missouri Pacific Railroad Depot in Haswell and the former Galatea School, 14999 Golf Course Road and the Jackson Barn, 100 block W. Lowell Avenue in the Eads vicinity (the latter two properties were outside the towns' boundaries). The Commission believed that the grain elevators evaluated as High Priority should be the focus of a future, smaller survey. Elizabeth Blackwell of the State Historical Fund approved the list in late April. The final list of the fifty properties included in the intensive survey is presented in Table 1 sorted by state identification number.

A Note on Architectural Styles

The terms for architectural styles used in this document are derived from the lexicon created by the Colorado Historical Society and found in its publication, *A Guide to Colorado's Historic Architecture and Engineering*. Although some buildings within the three towns were found to display features associated with these formal architectural styles, the majority of resources examined were identified as "No Style," a category including buildings of vernacular design found in communities throughout Colorado, as well as buildings that have undergone alterations that make their original style unknown. If a building is a well-preserved example of vernacular architecture, it may still have significance for its design, materials, and craftsmanship as representative of the types of building forms and materials occurring in Kiowa County. Therefore, a finding of "No Style" should not be interpreted as indicating a lack of importance.

Table 3
RESOURCES RECORDED IN THE RECONNAISSANCE SURVEY
BY TOWN AND PRIORITY LEVEL

Community	Survey Priority			Total	
	High	Medium	Low	Number	Percent
Eads	56	127	139	322	77.2%
	17.4%	39.4%	43.2%		
Haswell	15	22	19	56	13.4%
	26.8%	39.3%	33.9%		
Sheridan Lake	10	18	11	39	9.4%
	25.6%	46.2%	28.2%		
Total	81	167	169	417	100.0%
	19.4%	40.0%	40.5%	100.0%	

NOTE: The above table reflects the properties recorded by Front Range in the field survey. The KCHPC added three high priority resources: one in Haswell and two adjacent to (but outside) the Eads municipal boundary.

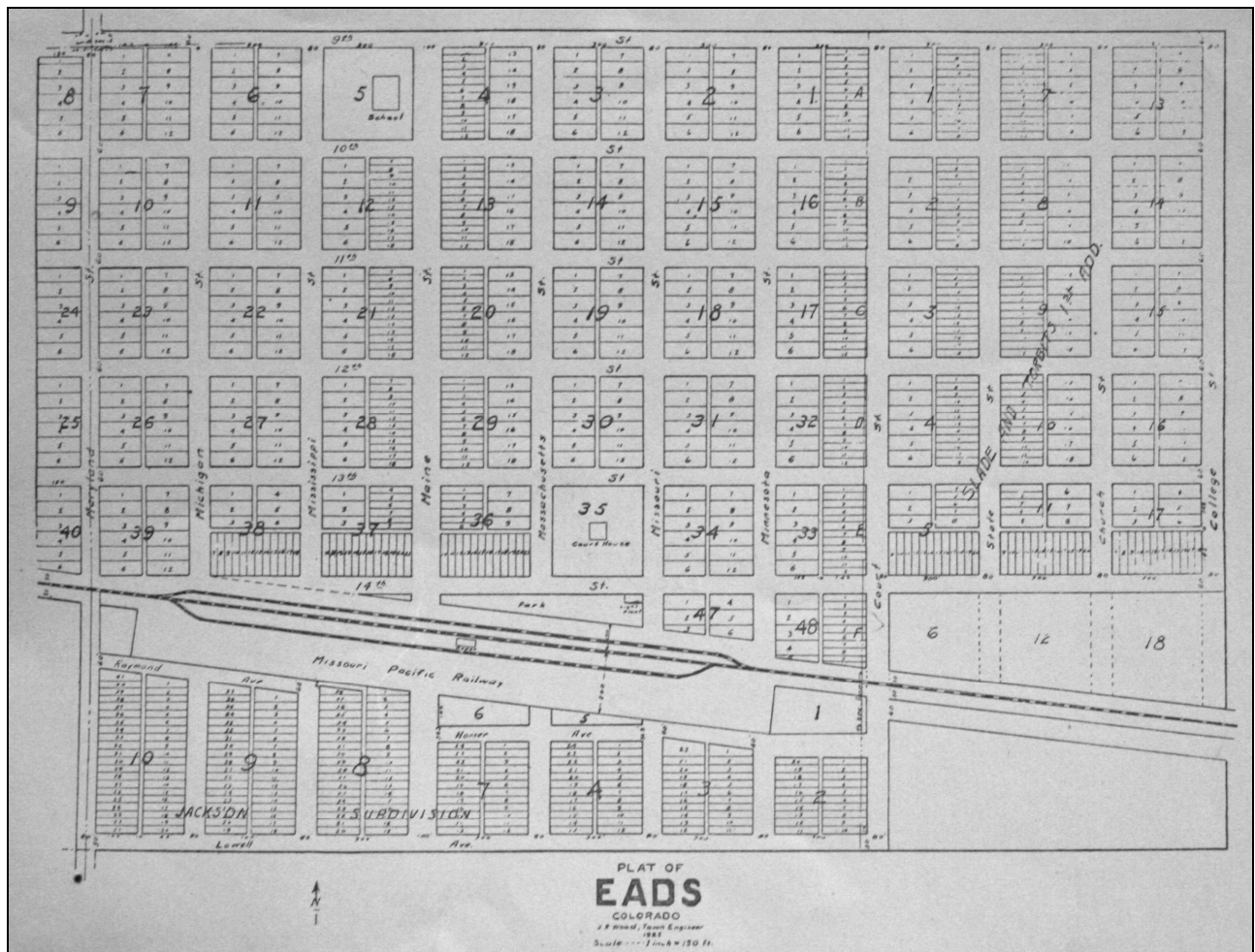


Figure 5. This 1925 map of Eads shows the original names used for north-south streets.
 SOURCE: *Eads, Colorado: A City of the Eastern Colorado Plains*, (Eads, N.p.: c. 1925).

5

HISTORIC OVERVIEW

Well, this school of hard knocks, that us old timers has been goin' to for fifty years has battered us some. We have been frizzled and parched with drouth, choked with dust storms, singed, blistered and smoke blinded with prairie fires, pelted with hail, plagued with relentless blizzards, encountered floods, cyclones and tornados But our rugged constitutions carried us through.

--Eads Pioneer Lida Kerr Link, 1939

Introduction

For the past ten thousand years humans have used the land and been impacted by the ever-changing climate of the Great Plains. In the early 1800s Cheyenne and Arapaho peoples moved into the plains of eastern Colorado, and a growing procession of hunters and trappers, explorers, prospectors, and settlers followed subsequently, bringing new cultures and attitudes toward the use of the land. After a series of gold strikes and a rush of population to the Pikes Peak region, Congress created the Colorado Territory in 1861 and the Territorial Legislature divided it into seventeen counties. Huerfano County, previously part of a Mexican land grant, included part of future Kiowa County, as did an area set aside as a proposed reservation for Cheyenne and Arapaho Indians as a result of the 1861 Treaty of Fort Wise. However, Native Americans never accepted the provisions of that document and tensions mounted. Newcomers who established ranches in the county in the early 1860s frequently encountered members of indigenous groups. On 29 November 1864, the clash of Native and Euro-American cultures and natural factors that brought a

scarcity of food and fuel to the plains resulted in one of the most tragic events of the era, in which a group of Colorado Volunteers led by Major John M. Chivington attacked a peaceful encampment of 500 or more Native people in the county and killed more than 150, including many women and children. News of the Sand Creek Massacre escalated the level of conflict, which continued until the end of the decade when the United States military defeated the Indians, removed them from the eastern plains, and left the land free for future development. In 1870 the legislature created Greenwood County, which included the land encompassed by future Kiowa County, and four years later the newly-created Bent County absorbed Greenwood. Following the arrival of railroads and an accompanying influx of settlers, Kiowa County came into being in 1889.⁴

⁴ National Park Service, Sand Creek Massacre National Historic Site, "History and Culture" and "Sand Creek Massacre," accessed at <http://www.nps.gov> on 11 January 2010; Thomas J. Noel, Paul F. Mahoney, and Richard E. Stevens, *Historical Atlas of Colorado* (Norman: University of Oklahoma Press, 1994), 15; J. Donald Hughes, *American Indians in Colorado* (Boulder: Pruett Publishing Co., 1977), 58-61; David Grant Noble,

Early Agriculture and Settlement

During the historic period, cattlemen moved onto the eastern plains, utilizing the land for grazing their animals under the open range system. As the arable lands in the Dakota Territory, western Kansas, and Nebraska filled with homesteaders, people moved further west into lands in eastern Colorado. Robert G. Dunbar noted in his 1940 study of agriculture on the eastern plains that these newcomers “were for the most part Anglo-Americans and they came from the previous frontiers of Kansas, Nebraska, Missouri, Iowa, and Illinois. They were not cattlemen, but farmers. Like their forefathers, they came to acquire land and to plow it.”⁵

Before the building of railroads in the county, early settlers arrived by wagon, on horseback, or even on foot, traveling from the nearest rail connection. They lived on isolated homestead claims or in small settlements along water sources such as Sand Creek, where transitory places such as New Chicago and Swift City were located. As Kiowa County resident George B. Mathews, Sr., observed,

The walking plow, the old wooden harrow and the old lay down cultivator and the hoe were their farming tools.... Few fences dotted the landscape in the early days. Wells were dug by hand using an old hand made [sic] wooden derrick to pull up the dirt and sand. Many farmers could not find water on their land and

had to haul it, in barrels, sometimes for many miles

Moist years in the mid-1880s, as well as the reports of real estate agents, railroads, and newspapers, encouraged agriculturalists to take up dryland farming.⁶ Although a few big cattle companies that controlled much of the plains tried for a time to prevent the homesteaders from successfully claiming land, their days of dominance were ending, and a growing number of newcomers settled in the area and established farms. A U.S. land office opened in Lamar in 1886, causing more prospective residents to enter the area and build their houses.⁷

Kiowa County's landscape is characterized by rolling prairie traversed by small streams flowing south toward the Arkansas River, including Rush, Adobe, and Big Sandy creeks. The area receives annual rainfall averaging twelve inches in the western part to sixteen inches in the eastern part, but varying considerably in some years. In his *History of Agriculture in Colorado*, Alvin T. Steinel described the homesteaders who entered this land in the 1880s:

During the early days of settlement it was generally accepted that agriculture without irrigation was not feasible in Colorado, except only along streams where certain crops might yield fair returns in seasons of normal rainfall.... While settlement of

Ancient Colorado: An Archaeological Perspective (Denver: Colorado Council of Professional Archaeologists, 2000), 45-47; *Colorado Yearbook*, 1920, quoted in Doris Forsyth and Ruth Wissel, *A Kiowa County Album: Biographies of Pioneer Women, 1887-1920* (Eads: N.P., circa 1985), 96.

⁵ Robert G. Dunbar, “Agricultural Adjustments in Eastern Colorado in the Eighteen-Nineties,” *Agricultural History*, 18(January 1944)1:43.

⁶ Dryland farming has been defined as “the farming processes necessary for production of crops without irrigation, in a region of deficient rainfall, usually below twenty inches per annum.” Alvin Kezer, quoted in Steinel, *History of Agriculture*, 245.

⁷ Arthur V. Lewis, “A Brief History of Kiowa County, Colorado,” M.A. Thesis (Greeley, Colo.: Colorado State College of Education, August 1938, 10; George B. Mathews, Sr., “Past Memories” in Roleta D. Teal and Betty Lee Jacobs, comp., *Kiowa County* (Eads, Colo.: Kiowa County Bicentennial Committee, 1976), 7.

the unirrigated plains region was therefore held back as long as the range men were in control, steady inroads were being made on their domain by homesteaders, who were land-hungry and determined to face discouragement and disaster, if need be, to show that a living could be wrested from the soil of the prairies, without the use of water for irrigation.⁸

As Steinel found, the prospective drylanders “had no guide, no body of literature to fall back on, save the extravagant claims of colonization circulars; no offer of aid from a paternal government.” Dunbar agreed, “Unlike their forefathers, these farmers were in a strange country.” They had come from areas with twenty or more inches of rain annually to what some saw as “the Great American Desert” because it received much less. “However, because of the persuasive propaganda of the newspapers, railroads, States, and townsite companies, these pioneers were unaware of the aridity of this region in eastern Colorado, which ironically came to be known as the ‘rain belt.’” Once they arrived, the homesteaders followed the practices of farming developed further east. Kiowa County resident R. Kelley Jackson agreed, “They came here with much optimism with plans to turn this farming into Kentucky or Iowa ways of farming, but that didn’t work.”⁹

⁸ Alvin T. Steinel, *History of Agriculture in Colorado* (Fort Collins: The State Agricultural College, 1926), 245; *Colorado Yearbook 1920* quoted in Forsyth and Wissel, *Biographies*, 96; *Kiowa County Fact Book*, accessed at <http://www.kcedfonline.org/KCEDFKiowaCntyFactBook.pdf> on 12 January 2009.

⁹ Steinel, *History of Agriculture*, 247; Dunbar, “Agricultural Adjustments,” 43; Jackson quoted in Teal and Jacobs, *Kiowa County*, 11.

Arrival of the Railroad

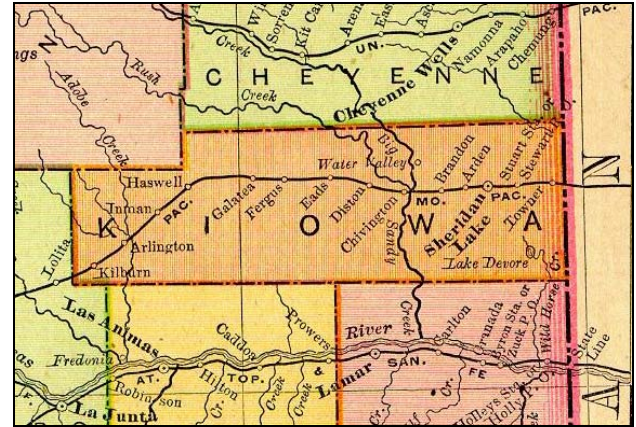


Figure 6. This extract of an 1895 map of Colorado shows the linear alignment of Kiowa County's towns along the route of the Missouri Pacific Railroad. SOURCE: Rand McNally, *Railroad Atlas of the United States* (1895).

A railroad extending from Kit Carson to Fort Bent carried supplies through the county before the completion of the Atchison, Topeka & Santa Fe line in the Arkansas Valley in 1880. However, true rail service came in 1887-1888, when a subsidiary of the Missouri Pacific known as the Pueblo & State Line Railroad Company (P&SL) built its tracks through the county about thirty miles north of the main line of the Santa Fe. The Fitzgerald and Mallory Construction Company received the construction contract, and on 1 January 1888 regular train service between St. Louis, Kansas City, and Pueblo began. The P&SL then turned its attention to promoting agricultural settlement, creating the Pueblo and State Line Town and Land Company. As George B. Mathews, Sr., wrote, “The trains killed so much livestock that the Company had to fence it in on both sides, but the railroad was quite a boon to the whole group of settlers as new towns sprang up to dot the landscape.” The company purchased acreage and platted towns all along its route and began advertising for settlers. Likewise, independent companies, also hoping to sell land to newcomers, laid out townsites and

publicized their locations.¹⁰

Homestead houses in the late nineteenth and early twentieth centuries ranged from tents to dugouts, sod or adobe houses, and frame shacks on the claimed land. Some of these early houses are still scattered throughout the county, and remaining examples are becoming increasingly rare and significant. Roleta Teal described the typical dugout:

A dugout was a small square room literally dug out of the ground, with a wooden flat roof piled high with dirt in a high ridge to turn the water and for added protection from the heat and cold. The dugout was easy to heat in winter and cool in summer. As soon as possible small shacks or houses replaced the dugouts as homes, but they were used to store goods and sometimes for protection from the few cyclones that sometimes swept across the prairies.¹¹

Many early homestead houses appear in historic pictures to have been very basic, small, and unadorned frame or adobe buildings. Often, the widely used term “shack” was appropriate. If the homesteaders prospered, these early buildings were often superseded by larger, usually frame houses featuring milled wood siding and wide porches. A few, such as the house on the Weber Homestead still display such architectural features as

turned spindle porch supports and dormers. A publication by students of Eads High School, “Historical Buildings & Places,” contains photographs of some of the still standing homestead houses in the area.

Of the dozens of communities established in Kiowa County, twenty received post offices. Many were located on the route of the railroad and were named in alphabetical order by Jessie Mallory Thayer, the daughter of railroad and town company official S.H. Mallory. From the east end of the county, these designations included: Arden, Brandon, Chivington, Diston, Eads, Fergus, Galatea, Haswell, Inman, Joliet, Kilburn (the last town named by Jessie Mallory Thayer), Lolita, Meredith, Numa, Olney Springs, Pultney. As a result, the P&SL quickly earned the nickname “the ABC Railroad.”¹² Other towns, such as Sheridan Lake, were founded independently of the railroad. Today, only three communities include functioning post offices: Eads, Haswell, and Sheridan Lake.¹³

¹⁰ Lillie A. Herzog, in Thomas S. Chamblin, ed., *Historical Encyclopedia of Colorado* (Denver: Colorado Historical Association, c. 1960), 186; Wilbur Fisk Stone, ed., *History of Colorado*, vol. I (Chicago: The S.J. Clarke Publishing Co., 1918), 371; Mathews in Teal and Jacobs, *Kiowa County*, 8; Kiowa County Public Library, *Railroads in the Development of Kiowa County* (Eads: Kiowa County Public Library, 1983), 4-5.

¹¹ Roleta Teal, “Brandon and Surrounding Communities,” in Teal and Jacobs, *Kiowa County*, 69.

¹² Historian Wilbur F. Stone indicated the railroad “closely identified” with the interests of the Denver & Rio Grande, and traffic agreements provided the Missouri Pacific with “what might be termed a through line to Denver.” In 1910 the Missouri Pacific formally acquired the P&SL. In 1982, the Union Pacific purchased the Missouri Pacific. The UP abandoned the line, which the State of Colorado acquired in 1997.

¹³ Kiowa County Museum (Eads) database, “Towns First Lettered Then Given Names,” 22 October 1926; William H. Bauer, James L. Ozment, and John H. Willard, *Colorado Post Offices, 1859-1989* (Golden: Colorado Railroad Museum, 1990), 48, 69, 131, 262; Stone, *History of Colorado*, vol. I, 371; Barbara Norgren, “Historic Resources Report: Towner to NA Junction, Union Pacific/Missouri Pacific Railroad Line,” 15 June 1998, in the files of Colorado Historical Society, Office of Archaeology and Historic Preservation; Lewis, “A Brief History”; Tivis Wilkins, comp., *Colorado Railroads: Chronological Development* (Boulder: Pruett



Figure 7. Some of the earliest commercial buildings in Eads and other Kiowa County communities used false fronts to present a more imposing appearance. SOURCE: Kiowa County Public Library, undated, photograph collection.

The new towns lured entrepreneurs who offered goods and services, including grocery stores, hotels, general mercantiles, and post offices, and saved “the scattered settlers many miles of travel.” The fledgling settlements boomed as businesses sprang up almost overnight. For example, S.D. Ballinger reported that in just over a month after its founding, the town of Stewart, east of Sheridan Lake, included a “post office, two grocery stores, a hotel, saloon, blacksmith shop, feed store, coal yard, lumber yard, printing office and several residences.”¹⁴

Many of the farmers arriving by train rented what were known as “emigrant cars,” railroad boxcars filled with all of their possessions, including household furnishings at one end and farming equipment and livestock in the other. As R. Kelley Jackson described, “The man of the family could ride in the box car with the possessions, but the rest of the family was supposed to pay a fare and ride up front in the passenger train.” When the train reached the site where the newcomers

wanted to disembark, the car was pushed off to a side track, where the new arrivals lived for a time until acquiring other quarters.¹⁵

The homesteaders entered the area just as agricultural colleges were being established. Experimental work was unorganized and unpublished, there were no local weather records, and the state provided no information or technical assistance for farmers and ranchers. As Steinel noted,

Exploitation of the settler was the order of the day, land sharks lied and defrauded the emigrant, unreasoning and imaginative optimists painted the prairie in alluring tints and no one felt responsible for his success, nor cared a whit what happened to him after the emigrant fare was paid and the new comer was dumped out upon the treeless, waterless land with a “there now, make a home for yourself.”¹⁶

The stories of pioneer struggles to establish a new life on the plains reveal men and women working unremittingly to succeed a remote and unforgiving frontier. The area attracted its fair share of entrepreneurs, intellectuals, leaders, and downright characters. An example of the hardy women who came to Kiowa County was Emily O. Liggett, who arrived in the area in 1883. Born in Indiana, she graduated from Valparaiso University as a teacher and subsequently filed a homestead claim near Chivington with a college friend. As her daughter, Catherine Liggett Barr, observed, “It was quite an audacious thing for two young women to venture so far from home and friends in those days before ‘Women’s

Publishing Co., 1974), 65.

¹⁴ Mathews in Teal and Jacobs, *Kiowa County*, 8; S.D. Ballinger, “Salutatory,” quoted in Teal and Jacobs, *Kiowa County*, 53.

¹⁵ Roleta Teal, “Kiowa County, Its People and History,” in Teal and Jacobs, *Kiowa County*, 10.

¹⁶ Steinel, *History of Agriculture*, 525.

Lib.” The two women lived in an isolated dugout while proving up their claim. Emily Liggett began teaching and became County Superintendent of Schools in 1896. She married C. Frost Liggett, who published the *Chivington Chief* and other county newspapers, served as a county commissioner and deputy county treasurer, and established the *Press* at Sheridan Lake in 1895. Stories of strong people who gave up the conveniences of established communities and tested themselves on the plains abound in Kiowa County, and a group of local women compiled an entire book with biographical information about some of the area’s female pioneers, *A Kiowa County Album: Biographies of Pioneer Women, 1887-1920*.¹⁷



Figure 8. Kiowa County pioneers C. Frost and Emily Liggett. Emily Liggett claimed her own homestead in the early 1880s. SOURCE: Teal and Jacobs, *Kiowa County*, 94.

Quite a Village: Sheridan Lake

Sheridan Lake was one of the towns

created independently of the approaching railroad. The Sheridan Lake Town Company platted the townsite in April 1887; founders’ names included Mafer, Burnett, Osgood, Brown, Rusk, Blakely, Keeps, and others. The town received a post office on 20 September 1887. As a 1917 article in the *Kiowa County Press* noted, “Even before the railroad was constructed it was quite a village.” Since the railroad did not lay out Sheridan Lake it did not plan a stop there, rather proceeding to Arden farther west. Taking matters into their own hands, Sheridan Lake citizens led by town promoter J.D. Shuford built a depot and gave it to the railroad townsite company. Sheridan Lake then became the stop and Arden’s service was discontinued. Arden lasted only two or three years before its citizens relocated their buildings to Sheridan Lake.¹⁸

Eads Replaces Dayton

Following the first railroad surveys through the area in 1887 the Dayton Town Company, created by developers from Lamar, acquired land in the vicinity of Goff Springs and platted the townsite of Dayton, three miles south of present-day Eads. The company expected the Missouri Pacific tracks to enter its town and offered a free lot to anyone who would erect a building in it. The first group of prospective settlers who came to examine the site found empty prairie populated by one small shack, the only building within twenty miles. Undiscouraged, people returned to Lamar for materials and began building Dayton, including families such as the Kerrs, Eders, and Schelines. When railroad construction began, it became evident the P&SL would bypass Dayton on a more northerly route. The town company instructed the residents that they would provide free lots to those

¹⁷ Catherine M. Liggett Barr, “C. Frost Liggett,” in Teal and Jacobs, *Kiowa County*, 95.

¹⁸ *Kiowa County Press*, 26 January 1917, 1; Lewis, “A Brief History,” 13.

who moved their buildings to the town of New Dayton, further north. However, P&SL officials Mallory and Fitzgerald platted rival Eads, established on acreage about a mile-and-one-half to the west, ignoring New Dayton. The name of their townsite honored James Buchanan Eads, engineer of the Eads Bridge over the Mississippi River at St. Louis, who died in 1887. Eads received a post office on 18 November 1887. Seeing the writing on the wall, most of the people associated with New Dayton moved into Eads, along with their buildings. While Eads and Sheridan Lake (and later Haswell) were platted as towns, they did not incorporate until many years after their establishment.¹⁹

Kiowa Becomes a County, 1889

On 11 April 1889 the northeastern part of Bent County became a new county known as Kiowa, in reference to the Native American tribe. The boundaries of the county formed a roughly rectangular shape seventy-eight miles long and twenty-four miles wide, encompassing 1,148,160 acres of land. Historian LeRoy R. Hafen described the process of creating counties in 1889:

¹⁹ Apparently there was already a small settlement at Eads. W.O.C. Tuttle reported that his family left Illinois for Colorado in March 1886, arrived in early April, and found “a town of three shacks.” Tuttle operated a store there for two years before moving to Pueblo in December 1888. Teal and Jacobs, *Kiowa County*, 11; Mayor A.R. Rittgers, Correspondence to Julia Stokes, State Historical Society, no date, on file at the Colorado Historical Society, Stephen Hart Library, Denver [hereafter cited as CHS Library]; *Denver Post*, 5 April 2006, 5B; H.L. Adams, “Texas Man Tells of Founding Eads,” 30 March 1937, reprinted in Teal and Jacobs, *Kiowa County*, 1972-175; LeRoy R. Hafen, *Colorado and Its People* (New York: Lewis Historical Publishing Co., Inc., 1948), vol. I, 437; Lewis, “A Brief History,” iv-v, 11; W.O.C. Tuttle, Interview by Elizabeth Cairns, undated summary card, on file at CHS Library.

Surrounding the various towns in the dry farming areas of Colorado and constituting the chief excuse for their existence, were the farm houses and plowed acres of the homesteaders. The high plains were being fenced and converted into farms at an amazing rate during the middle eighties. With the large immigration of farmers, the abundance of rainfall, and the coming of new railroads, an optimism developed which carried the legislature with it and resulted in the creation of eight new counties on the eastern plains of the state

Hafen further noted that the counties were drawn to distribute the railroad routes, since the new entities leaned heavily upon the lines for tax money to pay for schools and county government.²⁰

A writer for the *Stuart Chronicle* visited the towns in the western part of the county early in April 1889. He observed,

The territory is a rich rolling prairie and . . . will soon be converted into happy homes for thousands of families and become a solid basis for the support and upbuilding of the progressive towns that have sprung up along the railroad. The section makes no pretensions to a boom, but steady gradual settlement going on day by day, by a class far superior to the ‘booming element’ insures a future prosperity that always follows energy and intelligence.

The towns of Arlington (“enterprising town”), Galatea (“unpretentious little city”), and Eads (“substantial village”) were examined. Eads, described as “one of the oldest and best towns in eastern Colorado

²⁰ Lewis, “A Brief History,” ii-iii, 5; Hafen, *Colorado and Its People*, vol. I, 440.

and one with an excellent central location in the county,” had made a strong effort to obtain the county seat and was planning another campaign to secure it. It was the only town along the railroad line with two newspapers at that early date: the *Bandana* and the *Times*.²¹

Sheridan Lake: The First County Seat

Following the creation of Kiowa County in 1889, Sheridan Lake became the first county seat and it boomed, becoming the home of hundreds and the site of a number of important businesses. The 1889 *State Business Directory* described it as a “new and growing town,” with a population of 400. Forty-eight businesses and professionals were listed in the town, which appeared to have a bright future. Enterprises included the saloon of W.H. Albright, a livery, the Commercial and Lake View hotels, a boarding house, a drugstore, two general merchandise stores, four real estate offices, two transfer businesses, two blacksmiths, three groceries, three hardware stores, two boarding houses, two meat markets, two flour and feed stores, a building stone manufacturer, a lumber company, a saloon, Methodist Episcopal and Catholic churches, a livery, a restaurant, a cigar manufacturer, the *Sheridan Times*, and a bank. The services of two carpenters, two physicians (Dr. Gordon and Dr. Joslin), two justices of the peace, and an attorney were available locally. Already in 1889, other towns in the county were angling to take over the county seat. In March 1889 the *Stuart Chronicle* criticized Sheridan Lake for its location and lack of a water supply.²²

Development in the New Town of Eads

In 1889 the *State Business Directory*

described Eads as a “new town” with a population of 150. Despite its recent vintage, twenty-three businesses and professionals were listed for the settlement, including the *Eads Bandana* and the *County Times* newspapers, a flour and feed store, a dry goods and millinery, a general merchandise store, the Goff Hotel, a bank, and a livery. Dentist D.W. Hooker and Dr. J.M. Patterson provided their services, and townspeople could visit a billiard parlor, two groceries, a lumber and coal yard, a restaurant, a meat market, a saloon, and a drugstore. The services of a contractor and builder, an attorney, two real estate agents, and a blacksmith were available.²³



Figure 9. Early Eads businesswoman Elizabeth A. “Lizzie” Goff operated this hotel, erected in 1889. This circa 1910 view to the northeast shows the building with a wrap-around porch before the La Cinema Theater was built in 1920. SOURCE: Eads High School, photographic collection.

Among the early businesses was the *Goff Hotel* (5KW.187) at 1211 Maine Street in Eads. Hotels were among the first components of new towns in the county, providing lodging and meals for people who had yet to build houses, a stopover for travelers, and a meeting place for the community. Reported by several sources to be the first such establishment in town, the Goff Hotel (then one story) was operated by family members. The 1889 *State Business Directory* listed J.J. Goff as the proprietor of the hotel, and by 1890 his

²¹ *Stuart Chronicle*, 4 April 1889, 1.

²² *Colorado State Business Directory*, 1889, 488; *Stuart Chronicle*, 28 March 1889, 4.

²³ *Colorado State Business Directory*, 1889.

daughter, businesswoman Elizabeth A. (known as “Lizzie,” 1860-1942) Goff, was the operator. For a few years her sister, Viola, provided assistance before dying at an early age. Their parents, John J. and Mary J. Goff, had farmed in Franklin County, Indiana, before moving to Oxford, Ohio. The family settled in Kiowa County in September 1887, locating on a homestead three miles south of Eads near the townsite of Dayton. The Goffs acquired the land around Kiowa Springs, which soon became known as Goff Springs. In addition to running a successful hotel, Lizzie Goff also served as the postmaster of Eads for four years and was instrumental in founding the Methodist Church. Eads high school student Grady Weeks reported, “In the early years of Eads, prominent and not-so prominent customers visited the hotel.” Raymond Miller recalled the establishment: “Miss Lizzie Goff (a better woman never lived) had the only hotel. I was living in a dugout and batching but was able occasionally to get to the Goff Hotel for a square meal. During all the intervening years I can recall nothing so delectable as the memory of the beans and hash she served.” Mattie Kerr operated another of the earliest hotels in town, the Missouri Pacific (later demolished).²⁴

²⁴ Kiowa County Assessor records; Kiowa County Abstract records; Plains Theater/Crow Luther Cultural Events Center, Kiowa County Register of Local Landmarks, 12 December 2006, page 94; *Kiowa County Press*, 23 June 1905, 3, 24 Dec. 1915, 3, 4 August 1916, 1, 27 June 1917, 1, 4 July 1919; *Colorado State Business Directory*, 1906, 1910; U.S. Census, 1910; “Goff Hotel,” in “Eads: Do You Know This Building?” 2009; Doris Forsyth and Ruth Wissel, comp., *A Kiowa County Album* (Eads, Colo.: Kiowa County Public Library, 1984), 92; Bobbi McPherson, “Eads...A Dying Town?” accessed at <http://web.archive.org/web/20050816105856/www.eadseagles.com/mcphersoneads.htm> on 29 July 2009; Grady Weeks, “Down on Maine Street,” *Kiowa County: A Retrospective at the Dawn of a*

Drought in the 1890s Brings Population Loss

In 1890 the U.S. Census found 1,243 people residing in the new county. Ten years later only 701 people called Kiowa County home, representing a 43 percent loss in population. Despite what had seemed a promising beginning, Kiowa County experienced its first weather-related challenges during the decade following its creation. As Robert Dunbar described, “The drought of the 90s was severe and prolonged, and eastern Coloradans reacted to it as they were to react in later dry years—by emigration, acceptance of relief, and adjustment.” Many of those who stayed on the plains suffered hardships so severe that residents of Denver and Colorado Springs formed relief committees to assist affected counties. There were good rains in 1892, resulting in renewed optimism, but drought returned in the following years, resulting in crop failures and abandonment of homesteads. Dunbar reported that 1894 was one of the driest years ever recorded for the Great Plains.²⁵

Lacking scientific studies of the agricultural potential of the area, farmers continued to grow the same crops with the same methods that brought success further east, whether they were appropriate or not. They gradually adjusted to the new environment and modified their techniques to suit the climate, diversifying their crops and adding livestock. Some settlers included dairying in their operations and sold milk and

New Millennium, accessed at <http://web.archive.org/web/20050530005039/www.eadseagles.com/weeksmainest> on 29 July 2009; Margaret Burchett, “Wolever Family” and Ruthanna Jacobs, “Goff Family,” in Ruthanna Jacobs, comp., *Kiowa County Colorado Centennial History*, 1989 (Dallas: Curtis Media Corp., 1989), 175, 234-36, 241-42; *Colorado State Business Directory*, 1889 through 1923.

²⁵ U.S. Census, 1890 and 1900; Dunbar, “Agricultural Adjustments,” 41, 44, 48.

Table 4
Population Trends by Census Year
Kiowa County and Eads, Haswell, and Sheridan Lake Towns

Year	Kiowa			Eads			Haswell			Sheridan Lake		
	Pop.	Change		Pop.	Change		Pop.	Change		Pop.	Change	
		Abs.	Pct.		Abs.	Pct.		Abs.	Pct.		Abs.	Pct.
1890	1243	--	--	--	--	--	--	--	--	--	--	--
1900	701	-542	-43.6	--	0	--	--	--	--	--	--	--
1910	2,399	1,698	242.2	--	0	--	--	--	--	--	--	--
1920	3,755	1,356	56.5	406	406	--	--	--	--	--	--	--
1930	3,786	31	0.8	518	112	27.6	156	--	--	--	--	--
1940	2,793	-993	-26.2	700	182	35.1	163	7	4.5	--	--	--
1950	3,003	210	7.5	1,015	315	45.0	163	0	0.0	--	--	--
1960	2,425	-578	-19.2	929	-86	-8.5	169	6	3.7	90	--	--
1970	2,029	-396	-16.3	795	-134	14.4	135	-34	20.1	86	-4	-4.4
1980	1,936	-93	-4.6	878	83	10.4	126	-9	-6.7	87	1	1.2
1990	1,681	-255	-13.2	780	-98	-11.2	62	-64	50.8	95	8	9.2
2000	1,622	-59	-3.5	747	-33	-4.2	84	22	35.5	66	-29	-30.5

SOURCE: U.S. Census, Census of Population, 1890-2000. The Census began tabulating population numbers for each community after each incorporated as a town: Eads in 1916; Haswell in 1920; and Sheridan Lake in 1951.

cream to local communities. However, unpredictable weather and challenges inherent in living in a relatively undeveloped and isolated area pushed many of the early residents to move elsewhere.²⁶

Despite the economic woes, large families were the order of the day and schools were a top priority for the homesteaders. Before motorized vehicles and good roads became available, schools were established in central locations wherever there were groups of children to be taught. "The buildings were moved from one site to another to accommodate the shifting of concentrations of school-age children within the district." F.E. Torbit of Sheridan Lake received appointment as the first county superintendent of schools, serving from 1889 to 1891. The first elected superintendent, H.A. Long, was credited with successfully developing the early

school system. One-room schools were the norm, and as Arthur Lewis found, "some of them were dugouts, others were sod huts, and some were mere planks standing on end and nailed to two by fours." By 1890 the county superintendent reported seven schools and 411 students.²⁷

Eads Waits for Growth

In 1890 Eads reported 160 residents to the *State Business Directory*, which included twenty business and professional listings for the town. Enterprises included the Goff Hotel, the weekly *Kiowa Journal*, a billiard parlor, a butcher shop, a restaurant, a photographer, a lumber and coal yard, the Rudy Sisters' dry goods and millinery, a general merchandise store operated by N.M. Slade, the Spies Brothers saloon, and a blacksmith shop. Other occupations pursued by people in Eads included "capitalist," insurance agent, Missouri

²⁶ Herzog, *Encyclopedia*, 187.

²⁷ School Notebook, Kiowa County Public Library, Eads; Lewis, "A Brief History," 42, 44.

Pacific agent, postmaster, stock dealer, and county treasurer, a post held by G.W. Warner. By the publication of the 1896 *State Business Directory*, Eads reported a diminished population of 100 and four businesses (two hotels, the Kiowa County Journal, and Torbit & Company's general merchandise store).²⁸

Situated in a Beautiful Agricultural and Grazing Section: Sheridan Lake

By contrast, Sheridan Lake remained much larger in 1890, with a reported 400 residents and 34 business and professional listings. Its firms included the Albright and Lawrence saloons, two real estate agents, three groceries, two hardware stores, a barber and meat business, two flour and feed shops, a drugstore, a general merchandise business, a sale stable, two liverys, stone manufacturers, the Kiowa County Bank, the Lake View Hotel, Mary Parker's boarding house, a transfer business, and a blacksmith. The town also boasted Catholic and Methodist Episcopal churches; the *Chronicle*, published by W.H. Mix; and the services of Dr. B.D. Joslin and Dr. D.T. Morrow and those of a justice of the peace.²⁹

In 1895 historian Frank Hall described Sheridan Lake as "situated in a beautiful agricultural and grazing section." The county courthouse and jail represented an expenditure of \$7,000. Hall indicated, "Sheridan Lake has the finest [school], a large two-story frame building of modern design, and very nicely finished within and without at a cost of \$2,000."³⁰

²⁸ Since none of the county's towns was incorporated, U.S. Census population numbers were not available for the towns until well into the twentieth century. *Colorado State Business Directory*, 1890 and 1896.

²⁹ *Colorado State Business Directory*, 1890.

³⁰ Jacobs, "Railroads"; Frank Hall, *History of the State of Colorado*, vol. 4, (Chicago: Blakely Printing

Sheridan Lake's population declined to 250 (from 400) by the end of the decade, and the number of businesses also diminished. Commercial firms listed in 1900 included the Albright and Cassidy restaurants, a hardware and grocery store operated by L. Creps, a livery, the *Kiowa County Leader* and the *Press*, Slater's bank and his dry goods store, and a real estate firm. The Methodist Episcopal Church still conducted services.³¹

Cassidy's Restaurant/Cassidy's House (5KW.212), on the east side of Colorado Avenue, is representative of the businesses established during the early years of Sheridan Lake. Kiowa County pioneer journalist, rancher, businessman, and civic leader C. Frost Liggett wrote an article about the first owner of the building, James H. Cassidy, Sr., who was born in 1829. Liggett noted that Cassidy "was truly an important individual and a 'Man about town.'" He and his wife, Nora, came to the United States from Ireland in 1872. Liggett described Mr. Cassidy as "droll, bewhiskered, passive moving," and generally accompanied by "a little yellow cur dog.... He had very decided opinions, yet was approachable, and was truly a loyal friend." Mrs. Cassidy, who was born in 1840, was described as "a remarkable woman. Active, industrious, keen and witty. She was rather undersized, but conducted a popular eating house." The Cassidy Restaurant was listed in the 1894 through 1901 *State Business Directories*. It is not known exactly when the restaurant became part of a hotel operation, but an advertisement for "Cassidy's House" in the 27 December 1901 *Kiowa County Press* noted, "Table Supplied with the Best the Market Affords" and "Commercial Trade a Specialty." Liggett judged, "This family

Co., 1895), 163; Hall, *History*, vol. 4, 162-164.

³¹ *Colorado State Business Directory*,

played an important part in the history of Sheridan Lake, that ambitious town. We always considered them as possessing sterling characters....They remained loyal and steadfast to the community in which their lot was cast....” Mr. Cassidy died in Sheridan Lake in 1905 and the rest of the family then left for a new home in eastern Kansas.³²

The 1900s: Transfer of the County Seat Brings Prominence to Eads

In 1902 the *Sheridan Lake Press* boosted Kiowa County as

Not in the Wild and Wooly West, but where there are beautiful prairies and valleys offering homes and opportunities to those who desire to engage in fortune building by the great stock growing route. . . . There is [sic] now developing great agricultural possibilities and there is yet some choice government lands that may be had under the Homestead Act.³³

George B. Mathews, Sr., recalled that in the early 1900s “a new wave of population moved in on the old settlers and took up homesteads.” In 1907 the *Kiowa County Press* carried an article that announced, “100,000 Coming—Settlers Pouring into Eastern Colorado Daily—Arid Lands Bloom

as Rose.” Many of the families who came in the 1900s invested in and developed businesses in the established towns, as well as pursuing agricultural interests, and many of their descendants continue to live in the county today. Colonization companies obtained large amounts of land in the county in 1905, and railroad excursion parties were organized to allow those interested to examine the acreage. By 1910, the county’s population expanded to 2,399, a gain of 242.2 percent during the decade.³⁴

Eads competed with Limon and Flagler for a U.S. Demonstration Farm in 1906 and was selected “because it is the most suitable location and best suited for the purpose.” The *Kiowa County Press* reported that

the object of this Experiment Station is to demonstrate what can be done in pumping water for irrigation, the cost and efficiency, winter irrigation or the storing of reservoirs and of the most economical method of applying this water. Experiments will also be made with the soil so as to have the land retain all the moisture possible. It is expected to determine the cheapest way of giving the land sufficient moisture and of retaining the same. All this information will be imparted through reports to all who wish to know.

The newspaper indicated a new barn was erected, a house remodeled and repaired, a well drilled, and storage reservoirs would be arranged, so that the work of the farm could begin. It was hoped that the project would benefit all of the people in the county and in eastern Colorado. The

³² Vern Harris, Sheridan Lake, Telephone Interview by R. Laurie Simmons, 2 December 2009; Kiowa County Assessor records; Kiowa County Abstract records; U.S. Census, 1900, 1910, and 1930; Theresa Weber, Sheridan Lake, Telephone Interview by R. Laurie Simmons, 8 October 2009; *Kiowa County Press*, 27 Dec. 1901, 3, 23 May 1902, 3, 17 Oct. 1902, 3, 22 Dec. 1905; C. Frost Liggett, “James Cassiday [sic], Sr., Pioneers & Idiosyncrasies of People I Have Known in Kiowa County,” *Kiowa County Press*, 12 September 1941 accessed at <http://web.archive.org/web/20050514120355/www.eadseagles.com/jamescassidaysrmain.htm> on 8 October 2009; *Colorado State Business Directories*, 1894-1923.

³³ *Kiowa County Press*, 3 January 1902, 2.

³⁴ *Kiowa County Press*, 17 May 1907, 1; Mathews in Teal and Jacobs, *Kiowa County*, 8; Kiowa County Public Library, *Railroads*, 17; U.S. Census, 1910.

Jackson Barn (5KW.184) is now located on the site, which is at the south edge of Eads.³⁵

Although much of the county was still in the early stages of growth during the 1900s, the educational system was firmly established. The Samuel P. Rehm family arrived in Kiowa County during the first decade of the twentieth century and found that “there were little schools dotting the entire county.” Lawrence Pyles described the organization of schools of Kiowa County at the beginning of the century:

At that time each school district provided its own consolidated school, for which one teacher was supplied. School patrons provided their own transportation. Schools were so situated that, except in rare cases, children of one family constituted a school. At that time there were no teacher problems for the reason that good salaries were provided and teaching jobs were always sought. The prevailing wage was \$30.00 to \$60.00 per month for the school term, usually 8 months.

³⁵ *Kiowa County Press*, 7 Sep. 1906, 3, 14 Dec. 1906, 3; Roleta D. Teal and Betty Lee Jacobs, comp., *Kiowa County* (Eads, Colo.: Kiowa County Bicentennial Committee, 1976), 11, 56, 164; Grady Weeks, “Down on Maine Street,” *Kiowa County: A Retrospective at the Dawn of a New Millennium*, accessed at <http://web.archive.org/web/20050530005039/www.eadseagles.com/weeksmainest> on 29 July 2009; R.L. Johnson, “Jackson, Richard L.,” and “Jackson, R. Kelley and Bonnie E.” in Ruthanna Jacobs, comp., *Kiowa County Colorado Centennial History*, 1989 (Dallas: Curtis Media Corp., 1989), 139-40; Eads High School, “Historical Buildings & Places,” PowerPoint presentation, 2004-05, accessed on www.eadseagles.com, 30 July 2009; Rod Johnson, Eads, Colorado, interview by Thomas H. Simmons, 6 August 2009; Kiowa County Economic Development Foundation website, <http://www.kcedonline.org/> on 10 December 2009.

Pyles also described the role of these one-room schools in the communities they served: “The school house was the center of gravitation in several towns and was the focal point for all social activities, as for church services.” Saturday night dances were the most frequent social events held in the schools, followed by church services or Sunday school the next morning.³⁶

Eads Wins (or Steals) the County Seat

One early history indicated, “Until 1901 Eads was just on the map.” The *State Business Directory* for that year listed a population of 100 and only five businesses: the Goff Hotel, a drugstore operated by S.W. Finch, the M.A. Kerr Hotel, and Nunn & Son’s lumber yard and general merchandise store. George H. Sherman, a physician, lived in town, as did C.M. Wible, a carpenter. Eads supporters realized that possession of the county seat would be an enormous economic advantage, and they began agitating for relocation of the courthouse. This movement increased after the Sheridan Lake Courthouse burned during the night of 3 December 1900. County Commissioners called for an election to determine the voters’ preference in the location of the county seat, and Eads claimed the prize by a narrow margin on 5 November 1901.³⁷ However, Sheridan Lake residents found the vote too close to call and requested court verification of the election. C.W. Switzer reported that the

³⁶ Mary and Samuel Rehm, “Pioneer Life in Eads, Kiowa County, Colorado: Samuel P. Rehm Family,” in Teal and Jacobs, *Kiowa County*, 232; F.L. Pyles in Teal and Jacobs, *Kiowa County*, 210.

³⁷ In his thesis on the history of Kiowa County, Arthur V. Lewis reported that the destruction of the Sheridan Lake courthouse led to a movement to divide the county into two components. This would have increased the taxes of the Missouri Pacific, which sponsored a movement to establish Eads as the county seat and end the idea of two counties. See Lewis, “A Brief History,” 3-4.

late arrival of a judicial order requiring examination of the vote in December and the railroad's assistance in providing a flat car and engine at Sheridan Lake to carry the county records quickly to Eads ensured its designation as the new county seat. The courthouse records initially were stored in a creamery and later housed in a reassembled building owned by John Slater that was moved from Sheridan Lake.³⁸



Figure 10. The First National Bank and Whitelaw Dry Goods buildings (left) and the Nipps Building (right) in the 1300 block of Maine Street advanced architectural standards in Eads during the 1900s and 1910s. SOURCE: Eads High School, photographic collection.

Securing the county seat marked a great advance for Eads since a number of residents obtained county jobs, and the town's importance in the county increased, as did its population.³⁹ Floyd W. Pyles recalled that when his family moved to Eads in 1903 "all of the business in the county was the court house."⁴⁰ Arthur Lewis, who studied the history of Kiowa County in the 1930s, found many residents of the eastern part of the county never forgave or forgot this "theft" of the county seat. In 1904 Kiowa County built a proper two-story red brick courthouse designed by the architectural firm of Roe and Giles and

costing about \$10,000.⁴¹

Floyd Pyles's parents, Ohioans John L. and Emma Pyles, arrived in Eads by railroad with their six children to take over the operation of the *Kiowa County Press*. Their daughter Edna Pyles Moore recalled, "There weren't many families in Eads at that time, but I remember the France family, Miss Goff, who had a hotel, Shermans, Flukes, Corders, and Kerrs. In the country there were Luthers, Eders, Schelines, and others. Whitelaws, Hollands, Yorks and others came soon after we arrived." Her brother, Lawrence, described Eads as it was then:

The business district of the town consisted of a bank, newspaper, general store, two hotels, saloon and barber shop. There were ten dwellings in the platted town and three dwellings in fringe areas. There were also two vacant business buildings, indicating a slight business recession. Railroad installations—depot, section house, pump house and water tank—made a large contribution to the appearance of the town and its importance.... With such an outstanding county seat, you wonder why some of the taxpayers at that time were indignant because of the extravagance of the County Commissioners in investing \$10,000 for a new court house.⁴²

In 1906 the *State Business Directory* cited the population of Eads as 100, the same as it had been five years earlier. Its business listings increased slightly, and included an insurance agent, a livery, a carpenter, the Goff Hotel, the *Kiowa County Press* edited by C. Frost Liggett, Patterson's general

³⁸ *Kiowa County Press*, 26 January 1917, 1; *Colorado State Business Directory*, 1901; Mays and Immer, "Kiowa County Courthouse," in Teal and Jacobs, *Kiowa County*, 116-118.

³⁹ *Kiowa County Press*, 26 January 1917.

⁴⁰ Relatives of the Pyles, "Pyles/Whitelaw," in Teal and Jacobs, *Kiowa County*, 204.

⁴¹ Lewis, "A Brief History," 5, 7-8.

⁴² Relatives of the Pyles in Teal and Jacobs, *Kiowa County*, 205; F.L. Pyles, "Accepted for the People," in Teal and Jacobs, *Kiowa County*, 209-210.

merchandise store, the wallpaper business of A.R. Rittgers, Scheline & Mercer (feed, coal, lumber, and general merchandise), and the bank of J.H. Slater. One of Kiowa County's longest-lived firms established its office in that year in the same building it utilizes today. Kiowa County Abstract, founded by Henry V. and Fara King Fluke, opened across from the courthouse on Goff Street. The Fluke and King families had come to the area in the 1880s before the county was created. Henry Fluke also served as District Court Clerk, County Clerk and Recorder, and Eads postmaster.⁴³

In 1908 the First National Bank opened in a new two-story brick building at the southeast corner of 13th and Maine streets, a building that marked a new standard for construction in Eads. In the summer of 1907 Walter P. Whitelaw and his business partner Mary Etta O'Brien, who were both from Missouri, began operating a dry goods store and grocery in Eads. In 1910, Whitelaw & Company erected a two-story brick store building adjacent to the bank. As one history of the business indicates, "Early settlers recall making one of their first stops, once disembarking from 'emigrant trains' to visit Whitelaw's dry goods and grocery where they recall Mr. Whitelaw and Miss Etta O'Brien as one of the first friendly faces they met." The store's motto, "Everything for Everybody," represented its role in the community well.⁴⁴

Sheridan Lake: A Commercial Hub

Sheridan Lake continued to be the nucleus of an important and growing part of the

county, with the town and surrounding area experiencing a population gain of over 200 percent during the decade, according to the 1910 Census. However, the in-town population declined from 150 in 1901 to 80 in 1910 and the number of business listings in the *State Business Directory* did not grow. In 1901, businesses included Mrs. Albright's hotel, Cassidy's Restaurant, Johnson Brothers Grocery, and C. Frost Liggett's Press. J.H. Slater was cited as a banker and dry goods merchant. T.S. Johnson was listed as the postmaster, and George H. Manning led the Methodist Episcopal Church.⁴⁵

The firm of *D.E. Hummel & Son* (5KW.210), which operated an undertaking, lumber, and hardware business in Sheridan Lake, erected a new facility for their business on Colorado Avenue about 1909. The Hummels, who originally were from Nortonville, Kansas, were early residents of the Sheridan Lake area whose names appeared in the local newspapers in the 1900s. Both D.E. Hummel and his son, Paul, were licensed embalmers. The elder Hummel also served as county coroner. In addition, the Hummels' had a store that advertised "flour, feed, coal, and salt" and sold Maxwell cars, and D.E. Hummel also sold insurance. In 1915, the Hummels traded their ranch west of Sheridan Lake for a farm near Boulder and moved to that location.⁴⁶

⁴⁵ *Colorado State Business Directory*, 1901, 711; *Colorado State Business Directory*, 1910, 1155.

⁴⁶ Kiowa County Assessor records; Kiowa County Abstract records; *Colorado State Business Directory*, 1923; *Colorado Farm and Ranch*, 17 June 1910, 4, 1 Mar. 1907, 5, 3 July 1908, 3, 22 Oct. 1909, 4, 4 Feb. 1910, 5, 17 June 1910, 4, 27 Sept. 1912, 4, 11 Oct. 1912, 1, 27 Dec. 1912, 8, 24 Jan. 1913, 1, 1 Jan. 1915, 2, 15 Dec. 1916, 4 10 June 1921, 4, 30 Sept. 1921, 4, 10 Apr. 1942, 8; 2 April 1982, 3; U.S. Census, 1930; Vern Harris, Sheridan Lake,

⁴³ *Colorado State Business Directory*, 1906, 596; Kiowa County Museum display, Eads.

⁴⁴ "First National Bank/Whitelaw/Scoggins 'Murdock' Building," Kiowa County Register of Local Landmarks, KCHP-07-001, 2007, on file at Kiowa County Public Library, Eads.

Haswell Begins to Grow



Figure 11. This early photograph shows the original appearance of the 1909 Colorado State Bank in Haswell. SOURCE: Eads High School, photographic collection.

Although Haswell received a post office in 1903, it failed to attract development until a few years later. The 1906 *State Business Directory* contained only three listings for the town: J.C. Allen, station agent; N. Cattell, school teacher; and L. Comstock, hotel and postmaster. As an early summary of the history of towns in Kiowa County put it,

Haswell never had any boom days but there remained nothing but a section house until 1907 when H.E. Dean purchased the present townsite from Miss Adella Blain The town of Haswell was then platted and lots were sold at a reasonable price and the town started.⁴⁷

Pioneer resident Leslie Manlove reported that Acquilla Hollingsworth, formerly of Iowa, arrived at the future site of Haswell in early March 1907. He filed a homestead claim on the quarter section that became the southeast part of the town.

Telephone Interview by R. Laurie Simmons, 2 Dec. 2009; Theresa Weber, Telephone Interview by R. Laurie Simmons, 2009.

⁴⁷ *Colorado State Business Directory*, 1906, 719; *Kiowa County Press*, 26 January 1917, 1.

Hollingsworth planned to build a hotel, and on 1 March 1907 the newspaper reported that two teams were busy hauling brick for the foundation of a hotel for the town, which would be built as soon as the lumber arrived. In April, Hollingsworth's wife reached the settlement, which then consisted of Missouri Pacific railroad facilities and two cabins built of railroad ties. All supplies had to be obtained elsewhere and transported in. The two-story *Hotel Holly* (5KW.33) became the social center of the community, hosting large dinners and special events. In 1908 the townsite was platted and the first store and a lumberyard were established. An article by Mrs. Leonard Stoker about the hotel indicated, "In the old days, Hotel Holly stood ready in a sparsely settled area to provide beds for 50 cents a night and meals served family style for 25 cents for all the food an alert traveler could reach before it was gone."

In November 1908 the Sunshine Circle and the Sunday School served a chicken pie dinner at the Holly Hotel on Thanksgiving Day to benefit the Sunday School--all you could eat for 25 cents. More than 100 meals were served. In 1909 Acquilla Hollingsworth hired a man to witch for water on the hotel grounds and a well was located under the front gate. Cowboys found the Holly a convenient place to stay; one rode his horse up the stairs and left still-visible hoof prints. A tree salesman traded his wares for room and board, and the trees were planted on the grounds. The hotel, a frame building with large windows and a welcoming porch, was the first two-story building in town.⁴⁸

⁴⁸ *Pueblo Chieftain*, 13 and 20 May 1962; Teal and Jacobs, *Kiowa County*; Haswell Community Center, Historic Photographs and Captions; *Haswell Herald*, 9 December 1920, 6; Karl Eikenberg, "Haswell: What is There to Know?" Kiowa County:

One of the most important institutions in Haswell was the *Colorado State Bank* (5KW.36), which incorporated on 8 April 1909 with capital stock of \$10,000. The bank erected a brick building with a corner entrance at 301 Main Street in the same year. Sylvanus G. Hogue owned the bank and served as its first president. Frank Stoker noted that Mr. Hogue also built “one of the finest houses in Haswell.” In 1910 bank officers included E.E. Kimball, vice president, and A.W. Hogue, cashier.⁴⁹

Here Are Just the Lands: Favorable Conditions Encourage County Growth in the 1910s

Migration into Kiowa County continued during the 1910s, stimulated by an increase in the amount of land that could be claimed for homesteads in 1909, favorable agricultural conditions, and rising demand for food products. Sheridan Lake’s

A Retrospective at the Dawn of New Millennium, accessed at <http://web.archive.org/web/20050727082600/http://www.eadseagles.com/eikenberghaswell.htm> on 16 June 2009; Colorado Historical Society, Architectural Inventory Form, Haswell Hotel, 5KW.33, 1977; *Colorado State Business Directory*, 1910 and 1923; *Kiowa County Press*, 23 Sep. 1921, 1, 1 Mar. 1923, 1, 6 Sep. 1923, 8, 20 Feb. 1925, 1, 17 Apr. 1925, 1; *Haswell Herald*, 24 Feb. 1911, 2, 19 Jan. 1912, 4, 24 June 1915, 8, 30 Dec. 1915, 8, 20 Jan. 1916, 4, 12 Oct. 1916, 1, 31 Jan. 1918, 1, 28 July 1921, 1, 6 July 1922, 1, 6 Sep. 1923, 8; Kiowa County Abstract Records; Kiowa County Assessor records; Alvin Siefkas, Eads, Telephone Interview by Thomas H. Simmons, 30 Nov. 2009.

⁴⁹Kiowa County Assessor records; Kiowa County Abstract records; Teal and Jacobs, *Kiowa County*, 404-405 and 408; Karl Eikenberg, “Haswell: What is There to Know?” Kiowa County: A Retrospective at the Dawn of New Millennium, accessed at <http://web.archive.org/web/20050727082600/http://www.eadseagles.com/eikenberghaswell.htm> on 16 June 2009; Colo. Historical Society, Architectural Inventory Forms, Haswell Post Office, KW.36, 1977 and 1996; Gloria Peck, “Banking in Kiowa County, Colorado” in Jacobs, *Kiowa County Colorado Centennial History*, 44; *Haswell Herald*, 6 Jan. 1915, 10; *Colorado State Business Directory*, 1911.

Colorado Farm and Ranch newspaper proclaimed, “Don’t put it off, but come to Colorado. Now is the time to come....Catch the first train headed Coloradoward, for here are just the lands you have been looking for.” The population of the county rose from 2,899 in 1910 to 3,755 by 1920. Farmers counted the low cost of land in the area as one of the advantages of living the county.⁵⁰

During the early part of the decade farmers worked together to create irrigation systems that might alleviate the uncertainties of the climate on the plains, as well as relying on well irrigation. A number experimented with new crops, such as melons and onions, as well as diversifying methods of production. About 1910, a \$200,000 irrigation project brought water from Big Sandy Creek southeast for twenty miles to a lake south of Brandon. The Brandon Irrigation Canal (eight-feet-deep and 125-feet-wide) was built mostly by farmers and ranchers utilizing horses and scrapers and included a series of drops to slow the water as it approached the lake. A.J. Ingram stated that cantaloupes were raised commercially by 1913-14 in the vicinity of Brandon.⁵¹

In another effort, the Chivington Irrigation Company headed by Colorado Springs investors constructed a canal intended to water 20,000 acres of farmland. Roleta Teal reported, “Somehow the surveyors or those who planned the size of the canal failed to take into account the amount of water that falls during a cloudburst, for the water’s swift flow washed out the dam from

⁵⁰ *Colorado Farm and Ranch*, 4 February 1910, 4; *Brandon Bell*, 17 October 1913, 1.

⁵¹ Fed by natural runoff, the lake continued to have enough water for fishing, hunting waterfowl, and boating. Teal, “Brandon and Surrounding Communities,” in Teal and Jacobs, *Kiowa County*, 71, 81, and 83.

time to time.” The irrigation system was utilized through about 1918 and then “faded away.” A.J. Ingram, who lived in Brandon, recalled that with a good rainfall the water in the canal might overflow its banks, but normally it would flow down the creek and disappear under the ground.⁵²

The outbreak of war in Europe in 1914 stimulated an increase in wages and agricultural prices, benefiting Colorado’s farmers and stockmen. In 1915 the *Haswell Herald* reported “a year of plenty for upland farmers who have taken up the government land on the plains.” The production of small grains was the best yet recorded, and other crops fared equally well, including corn, which was even being grown by cattlemen. The *Herald* noted that so many new settlers came from Kansas, Oklahoma, and Texas, and other states that almost “every available foot of land [had been taken] from the hands of Uncle Sam.” Unlike many of the newcomers in previous decades, the newspaper found that the later settlers arrived with the livestock, machinery, supplies, and money to adequately develop their farms and wait for their crops to come in. Established farmers also experienced good conditions with silos filled for the winter, good horses, small cattle herds, hogs and chickens, increased acreages for grain, tractors to plow to deeper depths, and profits to spend on improvements. New families swelled the ranks of school pupils and the number of teachers required. Amazingly, by January 1916 there were 51 schools in the county with 1,012 students, including 71 high school scholars.⁵³

In 1916 the Stockraising Homestead Act

increased the allowable size of claims to 640 acres. When Ethel Johnson arrived in Galatea on the Missouri Pacific in that year she noticed that most homestead land in the area had already been taken up, although the remaining acreage still appealed to young people of the era. She reported by that time “there was no persecution of the ‘Homesteaders’ by the cattlemen—mostly amused tolerance and a resignation that the homesteader was here to stay and there wasn’t much that could be done about it.” Looking back, she noted, “Now it would seem impossible to attempt such an undertaking!—no water, no money, no telephone, no radios, very few cars, a new world with friends to find—but I can’t remember that it daunted us in the least.”⁵⁴

Many older residents of the eastern plains reported the years before World War I as the most prosperous they experienced. On 6 April 1917 America entered the war, an action that resulted in general draft registration for men living in the county. When groups of inductees left aboard special trains for Fort Riley, Kansas, entire towns turned out at the station to bid them farewell. Colorado sent approximately 43,000 men to service in World War I. As historian Leroy Hafen wrote, “The Colorado soldiers, excellent types of American manhood, radiated the vigorous atmosphere of their home state; they embodied the spirit of the old West, its hardihood, and its courage.” The state also contributed to the war effort by increasing vital agricultural production; conserving products needed by the troops, including the proclamation of “wheatless” and “meatless” days; food substitutions; promoting canning and drying of fruits and vegetables; and encouraging the planting of gardens. Residents bought War Savings

⁵² Teal, “Brandon and Surrounding Communities,” in Teal and Jacobs, *Kiowa County*, 70 and 82.

⁵³ Hafen, *Colorado and Its People*, vol. 1, 537; *Haswell Herald*, 30 December 1915, 1; Lewis, “A Brief History,” 49.

⁵⁴ Ethel Johnson, “Memories of Homestead Days,” in Teal and Jacobs, *Kiowa County*, 179-181.

Stamps, contributed to welfare organizations, and joined the Red Cross to produce clothes and hospital items needed for soldiers.⁵⁵

Imogene Seamans, whose family moved to Brandon in 1910, remembered the 1918 land boom, when the area “became thickly populated with homesteaders who filed claims on each 160 acres, and investors who came to buy up the prairie land to break it out for cultivation and succeeded in growing many different types of crops on the virgin soil.” Many families stayed on the homestead throughout the year, although the men often worked elsewhere to make the necessary money to support their families and pay for improvements to the claim. Most families had a cow to supply milk for the children and cream to sell, as well as chickens whose surplus eggs provided “pin money” that paid for other necessary items.⁵⁶

World War I ended with the signing of the Armistice on 11 November 1918, an occasion of great joy and optimism. The nation faced the responsibilities of conversion from a wartime to a peacetime economy, including providing jobs for returning veterans. At the same time, an influenza pandemic that was first observed in American military training camps in the spring and subsequently had swept through the troops in Europe was spreading to the general populace across the country, ultimately infecting one-quarter of the population and killing an estimated 675,000 Americans. Kiowa County was not spared from contact with the flu, and the *Haswell Herald* noted several cases among the local populace

during December. Dr. Minnie B. Lang was cited for her service during the outbreak.⁵⁷

Eads Incorporates and Its Business District Expands

By the 1910s Eads was experiencing a general wave of agricultural prosperity and population growth that led to development of its business and residential districts. The impact of possessing the county seat was reflected in the population of 300 residents. Business listings in that year showed expanded diversity over the beginning of the century: John W. Blair’s grocery, the First National Bank, the Commercial Hotel, the Eads Feed Company, Elliott & Sons general merchandise and real estate, a barber and pool shop, the Western Lumber Company, the First National Bank, the D.W. France livery, the Goff Hotel, the Kiowa County Abstract Company, the *Kiowa County Press*, the Western Realty Company, a restaurant, the A.R. Rittgers wallpaper and paint business, and Whitelaw & Company’s general merchandise store. A number of residents held official positions in the county, including Wirt Bailey, sheriff; Boon Best, county treasurer; R.T. Cline, county superintendent of schools; W.T. Hall, county physician; C.B. Hughes, county attorney; R.E. Jackson, county assessor; F.P. January, county clerk; Charles Sharp, county surveyor; and C.G. Wolever, chairman of the county commissioners. The services of attorney Thomas Cherry were available, as well as the spiritual guidance of the Methodist Episcopal Church.⁵⁸

Eads incorporated on 29 January 1916, becoming the only such town in Kiowa County at that time. The *Kiowa County*

⁵⁵ Dunbar, “Agricultural Adjustments,” 52; Kiowa County Public Library, *Railroads*, 18; Hafen, *Colorado and Its People*, vol. 1, 540-542.

⁵⁶ Teal, “Brandon and Surrounding Communities,” in Teal and Jacobs, *Kiowa County*, 70-71.

⁵⁷ *Haswell Herald*, 18 and 26 December 1918; Teal and Jacobs, *Kiowa County*, 182

⁵⁸ *Colorado State Business Directory*, 1910, 655-656.

Press opined,

...now that our little city is organized we should all join together in making this organization a successful one marked with success from the beginning. What we want is a conservative system. One that will not try to do everything now, but work into things gradually, make lasting improvements and benefit the city of Eads at every opportunity.⁵⁹

In 1912, Eads dentist W.H. Nipps erected a two-story ornamental concrete block building at 1307 Maine Street to contain his dental office on the second story and a drugstore on the first. In 1913, Dr. Nipps began construction of a large addition to the building that included three storefronts. When completed, the upper story included a large room for public meetings that was known as “Nipps Hall.” Fraternal organizations met there, and it was also the scene of motion pictures, vaudeville shows, lectures, concerts, and other entertainments.⁶⁰



Figure 12. The Foster Lumber Company built a three-building lumber yard in Eads in 1915 at 108 E. 13th Street. SOURCE: Eads High School, photographic collection.

Foster Lumber Company operated a lumber business in Eads beginning in 1911. In the summer of 1915 the lumber company

erected a three-building lumber yard (108 E. 13th Street, 5KW.171) after purchasing the land from Mary J. Goff. The west building contained offices, a hardware and paint room, a sash room, a cement room, a wire room, and a miscellaneous shed. The center building housed a large lumber shed and a shingle and lath platform. On the east, the coal house had a capacity of 800 tons. The *Kiowa County Press* observed that “all of these buildings will be built up-to-date, shingle roofs and the best material that can be obtained will be used.... When all is done the company will have at Eads, an up-to-date home, a beauty, and one that Eads will be proud to own.” Foster Lumber played an important role in the development of Eads, making it possible for local builders and homeowners to obtain necessary supplies in town. The company continued to operate at the site until 1966, when the property was sold to George Crow’s Eads Building Supplies, Inc.⁶¹

In December 1917, the *Kiowa County Press* reported, “The immense amount of building going on in Eads is taking about all the spare teams and men of this section. The prosperity of a community is strongly reflected in the town improvement.” H.R. *Sunday’s Garage* at 1111 Maine Street

⁵⁹ *Kiowa County Press*, 26 January 1917, *Colorado Year Book*, 1937-1938; *Kiowa County Press*, 7 January 1916 quoted in Kiowa County Museum database.

⁶⁰ “Nipps Building-Bransgrove Building,” State Register of Historic Properties nomination form, 1996.

⁶¹ In 1973, the Haswell Lumber Company, operated by Gene and Doris Forsyth, acquired the property. Teal and Jacobs, *Kiowa County; Colorado Business Directory*, 1920; “Eads: Do You Know This Building?” 2009; Doris Forsyth, “Forsyth, Gene and Doris (Reed),” and “Haswell Lumber Co.” in Jacobs, *Kiowa County Colorado Centennial History*, 117-118 and 249; *Kiowa County Press*, 13 August 1915, 3, and 9 March 1917, 1; Kiowa County Assessor records; *Eads, Colorado: A City of the Eastern Colorado Plains*, (Eads, N.p.: c. 1925), Kiowa County Public Library, Eads; Eads High School photographic collection; Doris Forsyth, Email to Laurie Simmons, 20 Nov. 2009; Doris Forsyth, email to Tom and Laurie Simmons, 9 December 2009.

(5KW.186) represented the impact of the automobile even in relatively isolated areas such as Kiowa County at that time. Howard Sunday, described as a “pioneer in the garage and tractor business,” erected the building, where he ran the garage from its opening in 1917 until 1929.⁶²



Figure 13. In 1917 Ford dealer Howard R. Sunday built this large garage in Eads at 1111 Maine Street. Today's Crow's Stop 'N' Shop operates in the building. SOURCE: Eads High School, photographic collection.

Sunday, who was born in Pennsylvania about 1880, invented and patented the Back Drive Fluid Engine, offering it as a possible solution to the auto pollution problem. In April 1917, the *Haswell Herald* commented, “The new Sunday Garage and the Austin home at Eads are valuable additions to our neighboring town. Both buildings are constructed of brick and are modern in every way.” The *Kiowa County Press* reported that “Contractor J.H. Peck and his force of bricklayers, carpenters, and cement artists have been building H.R. Sunday's new garage ...Sunday's garage, which is built of brick is fifty feet wide and seventy-five feet long, has cement floor, three pits for repairing cars and is to be equipped in an up-to-date manner. The building is well constructed throughout and makes a fine appearance, adding much to the looks of the business section of our little city and its owner is to be congratulated on his progressiveness and faith in the future of the country.” The

facility also included gas pumps and a well so that automobiles could be fueled and watered. Sunday also purchased an electric light plant and provided illumination for his garage. The business flourished, and by November 1917, Sunday began enlarging the building. In 1920 the *Press* reported that Sunday was taking cows in exchange for Fords and pasturing them in town.⁶³

John W. Blair and H.V. Fluke constructed one of Eads' most important commercial buildings during the flurry of development in 1917. John William Blair was born in Oak Valley, Kansas, in 1875. After working for the railroad in Kansas he became a foreman at Inman, Colorado, and moved his family there, living in a section house. In 1902, the family relocated to Arlington, and Blair continued to work for the railroad. In 1906, he became sheriff of Kiowa County, and the following year the family moved to Eads, where the Blairs started a small meat market that later became a general store. Blair's grocery was listed in the 1910 *Colorado State Business Directory*, and a 1910 advertisement stated Blair's motto: “Quick sales and small

⁶³ Kiowa County Assessor records; Kiowa County Abstract records; *Haswell Herald*, 12 April 1917, 1; Murdock Building/First National Bank, Nomination for Kiowa County Register of Local Landmarks, 2007, page 8; *Kiowa County Press*, 6 Apr. 1917, 1, 20 Apr. 1917, 1, 17 Aug. 1917, 1, 23 Nov. 1917, 1, 26 Nov. 1920, 8 9 Dec. 1920, 8, 1 Dec. 1922, 10, 1 Feb. 1924, 1, 29 Oct. 1926, 10, 23 August 1935, 25 Sep. 1953, 2; Karlene McKean, Roleta Teal, Betty Jacobs, Mary E. Owen, *Tri-County History* (Limon, Colo.: The Tri-County Centennial, 1989), 112; 1111 Maine Street, in “Eads: Do You Know This Building?” 2009; Bobbi McPherson, “Eads...A Dying Town?” accessed at <http://web.archive.org/web/20050816105856/www.eadseagles.com/mcphersoneads.htm> on 29 July 2009; “Floyd Anderson,” Clyde Crow, “Crow, Clyde,” and Pam Crow, “Crow's Stop 'N' Shop,” in Jacobs, *Kiowa County Colorado Centennial History*, 99-100 and 245; Teal and Jacobs, *Kiowa County*, 196-197; U.S. Census, 1920 and 1930.

⁶² *Kiowa County Press*, 14 December 1917, 8.

profits.” The general mercantile was a success, and he sold it to Wolever & Co. in 1916.

In April 1917, the *Haswell Herald* reported that “Messers Fluke and Blair are soon to erect a fine new building to be used as a post office and hardware store....” On 4 May, the *Kiowa County Press* indicated Blair and Fluke let the contract for a building costing nearly \$10,000:

The south room, 32 X 75 feet, is to be occupied by J.W. Blair as a general hardware store.... The northeast room of this building is to be occupied by the post office and equipped with all new fixtures. Postmaster H.V. Fluke has been a resident of Kiowa county for over thirty years and of Eads for over twelve years....Postmaster Fluke is one of our most progressive citizens.... The people of Eads and Kiowa County know Mr. Blair so we predict for him continued success when he enters into his new business. A good general hardware store is one of the businesses that Eads has been short.

On 25 May, the *Press* stated, “Active operations were begun early this week on the building being put up by H.V. Fluke and J.W. Blair on Maine street. The foundations are being laid and the cellar walls are being put in. Contractor J.H. Peck arrived ... from Ordway with his work force and immediately began work.”

In August, the Blair and Fluke Building was nearing completion and *Blair Hardware* (1204 Maine Street, 5KW.188) had opened in the southern storefront. The *Herald* called the building “large and roomy, made of brick and modern in every respect” and “a testimony of the faith the two builders have in Kiowa County and her development.” The *Press* commented that the building was a big improvement that

“increases the attractiveness of the town and has a businesslike appearance.... The seventy five foot plate glass front makes quite a showing in our little city. The best material entered into its construction throughout and Contractor Peck and his men again did themselves proud in the work....The building, besides being well built, is pleasing to the eye, well proportioned in every detail.” The newspaper noted that Blair occupied the south room with “a big hardware store, in fact the largest and most complete line of hardware ever carried in Kiowa county. Here you can get anything you want.” T.F. Prajer’s drug store occupied the middle room of the building, and the post office occupied the northern part. A ten-foot sidewalk was laid in front of the building.⁶⁴



Figure 14. Kiowa County’s longest-lived financial institution, the First National Bank of Eads, moved into its substantial new headquarters at 1220 Maine Street in 1919. SOURCE: Eads High School, photographic collection.

In the fall of 1917 construction of a new

⁶⁴ *Haswell Herald*, 12 April 1917, 1 and 16 Aug. 1917, 4; Teal and Jacobs, *Kiowa County*, 190-91; *Colorado State Business Directory*, 1910, 1920, 1923; “1204 Maine Street” in “Eads: Do You Know This Building?” 2009; Forsyth and Wissel, *A Kiowa County Album*, 18; US Census, 1910-1930; “Aldrich, Don Edgar III and Barbara Belle (Bailey)” in Jacobs, *Kiowa County Colorado Centennial History*, 1989, 66; *Kiowa County Press*, 13 May 1910, 5, 4 May 1917, 1, 25 May 1917, 1, 6 July 1917, 1, 10 Aug. 1917, 1, 19 Oct. 1917, 8.

\$4,000 building for the *First National Bank of Eads* (1220 Maine Street, 5KW.194) began, with J.H. Peck of Eads and Ordway serving as contractor. The Citizens Bank of Eads, organized in 1889 by J.A. Lafferty, had been the first bank in town. In 1901 Lafferty sold his interest to John H. Slater, who was born in Stillwater, New Jersey, and left school at age sixteen to enter a dry goods business in New York City. He later worked in the cotton and sugar trades in Louisiana and in banks in Kansas and Texas. In Colorado, he established the Citizens Bank at Sheridan Lake in 1887 before moving his operations to Eads. He was described as “a prominent and successful business man and was held high in the estimation of Kiowa county people.” The business continued as a private bank with J.H. Slater as proprietor and Mabel E. Nunns as cashier until 1906. In that year, it received a charter as the First National Bank of Eads, with a capitalization of \$10,000. Officers of the bank were J.H. Slater, president; George Weisbrod, vice president; and Esther M. Scheline, cashier.

The *Kiowa County Press* commented, “The building will be the finest bank building in Eastern Colorado outside of Pueblo. It will be modern in every way, will have marble counters, tile floor and steam heat, everything for the convenience of its customers.” The bank was called one of the strongest in eastern Colorado and had outgrown its 1908 headquarters across the street. The *Press* noted that “the idea was not to build just for the present alone, but to build for the future as Eads is sure to continue its growth as the surrounding country develops more fully.” The newspaper asserted, “The new building will be a credit to Eads, in fact it would be a credit to any town many times larger and shows the confidence of the management

in the country.”⁶⁵

In 1919 Ed M. and Ziza Low erected the *Rialto Hotel* (1209 Maine Street, 5KW.192), described as “one of the most luxurious hotels in Eads.” The popular destination for visitors was completed shortly after World War I, when the area’s prospects seemed bright. Local student Grady Weeks found that “this was a major business even into the late 1960s and had such important visitors as Ed Johnson, who at the time was the current Democratic candidate for Colorado Governor.” In September 1919 the *Kiowa County Press* reported that Ed M. Low had contracted with Mr. Clements (who had erected several “quality buildings” in Eads during the summer) to build a new hotel. The new hotel was described as two stories, with “adequate heating,” plumbing, electricity and “modern conveniences.” The newspaper indicated the building would be composed of cement blocks, have fifteen rooms, and contain a lobby that could be used for serving meals. Located just north of the Goff Hotel, also owned by the Lows, the Rialto was designed so that an addition could be added later.

Edgar M. “Ed” Low was representative of the people with remarkable personal histories who came to Kiowa County during the early twentieth century. He was born in McClain County, Illinois, in 1873, and the *Kiowa County Press* observed that “the

⁶⁵ Kiowa County Assessor records; Lewis, “A Brief History,” 41; *Kiowa County Press*, 13 May 1910, 5, 17 Mar. 1916, 5 Oct. 1917, 1, 8 February 1918, 1, 30 August 1918, 1; Colorado State Business Directory, 1910; Ruthanna Jacobs, “Railroads in the Development of Kiowa County,” accessed at <http://web.archive.org/web/20030522223304/www.eads-eagles.com/sheridanlakehistorytext.htm> on 29 July 2009; Gloria Peck, “Banking in Kiowa County, Colorado” in Jacobs, *Kiowa County Colorado Centennial History*, 1989, 44-46 and 192; Stone, *History of Colorado*, vol. 3, 212-214.

days of his youth and young manhood gave promise of a bright and useful future.” He studied medicine at Tulane University, reaching within a year of graduation before becoming an invalid through a serious injury during service in the Spanish American War. Low came to Kiowa County from New Mexico about 1907 seeking better health. He arrived on a stretcher and had to be “carried in his brother’s arms, apparently a helpless invalid.” For some time he was a homesteader and his family



Figure 15. Ziza Low is shown in front of the Rialto Hotel, which she built with her husband Ed in 1919 (1211 Maine Street, Eads). SOURCE: Teal and Jacobs, *Kiowa County*, 237.

had a ranch north of Galatea before he was elected to the office of County Clerk and Recorder, in which he served ten years, until his health prevented working. In February 1917 he married Ziza Hickman, the daughter of Mr. and Mrs. B. Hickman of Eads. Mrs. Low exhibited “unselfish devotion to his needs.” The *Press* reported that Ed Low “never recovered from the bullet wound received during the war,” and he died in January 1924 in Eads. The newspaper observed that he was “a man of worth, or judgment, a man of character who made his mark in this community in the shape of a life of service and of things accomplished.”

Ziza Hickman Low’s biography is also poignant. She was born on 8 August 1881 in Promise City, Wayne County, Iowa. At the age of six she moved with her family to a homestead near Chivington and received an education there and in Kansas. She lived several years in California and Denver before returning to Eads to help care for her sick father. The *Press* observed that after her marriage to Ed Low, “together they then built the Rialto Hotel and operated it until death, which was separated by only six short weeks.” Tragically, Ziza Low died in March 1924 after leaving Eads for the health resort of Excelsior Springs, Missouri, to recover from her husband’s death and the toll it had taken on her own health. As the *Kiowa County Press* reported, “Everyone knew that her lovely devotion and care of her sick husband during the past five years, together with the responsibilities of business, had been a severe physical strain upon her, but her friends all thought that a period of rest was all that was needed to restore health and strength.” However, Ziza Low told her sister that she might be “following her husband” within a month. She stayed at Excelsior Springs for seventeen days, initially appearing to be recovering her health before suddenly falling ill. Doctors at the resort believed she had nothing seriously wrong and predicted her speedy recovery; instead she passed away.⁶⁶

⁶⁶ Kiowa County Assessor records; Kiowa County Abstract records; “Eads: Do You Know This Building?” 2009; Bobbi McPherson, “Eads...A Dying Town?” accessed at http://web.archive.org/web/20050816105856/www.eadseagles.com/mcpherson_eads.htm on 29 July 2009; Grady Weeks, “Down on Maine Street,” *Kiowa County: A Retrospective at the Dawn of a New Millennium*, accessed at <http://web.archive.org/web/20050530005039/www.Eadseagles.com/weeksmaine.htm> on 29 July 2009; *Kiowa County Press*, 9 Feb. 1917, 1, 11 May 1917, 1, 5 Sep. 1919, 1; Teal and Jacobs, *Kiowa*

Sheridan Lake

Sheridan Lake reported a population of eighty in 1910 and was described as a “small town in Kiowa county, on the Missouri Pacific Ry.” in the *State Business Directory*. Among the businesses listed were the hotel of Mrs. M.S. Albright, the *Colorado Farm and Ranch* newspaper published by L.F. Randolph (also an attorney and notary), the J.B. Finney livery and sale stables, Howard Gamble’s general mercantile and his hardware business, the D.E. Hummel & Son undertaking, lumber, and hardware business, the Meyer & Holland livery and feed stable, and two real estate offices. In that year, Howard Gamble served as justice of the peace and postmaster. J.B. Crutcher was listed as a plasterer. C.W. Higgenbotome was cited as a railway and express agent and Mrs. Higgenbotome was a school teacher. Rev. M.E. Deihl served as pastor of the Methodist Episcopal Church. The Modern Woodmen of America held fraternal meetings in town.⁶⁷

Alonzo Albert Poinsett, who was also known as “Lon Albert” and “L.A.,” erected a one-story false front building (*Poinsett Building/Poinsett Land Office*, 5KW.211) on the east side of Colorado Avenue to house his real estate business about 1918. Poinsett was born in 1876 in Kansas and was conducting a real estate business in the area by the mid-1910s. In May 1916 the *Kiowa County Press* indicated he was building a house in Sheridan Lake, and called him “the Sheridan Lake real estate man” in an October 1916 article. In 1917, the *Press* reported Poinsett was doing “land office business” selling properties to eastern buyers. The 1920 *State Business Directory* listed L.A. Poinsett as the

County, 237.

⁶⁷ *Colorado State Business Directory*, 1910, 1155; *Colorado Farm & Ranch*, 7 February 1913.

manager of the Western Home Land Company, and the following year the *Kiowa County Press* referred to him as the “prominent real estate man from Sheridan Lake.” Kathryn Poinsett, in addition to operating the hotel next door at times, was also involved in real estate transactions and was a member of the local Community Club, a women’s group that organized social and civic activities.⁶⁸



Figure 16. Howard Gamble operated a store and Post Office in this building (no longer extant) in Sheridan Lake for many years. SOURCE: Eads High School, photographic collection, c. 1913.

Haswell: A Progressive Town

Haswell gained important and enduring buildings during the 1910s. In 1910, the *State Business Directory* described Haswell as “a prosperous small town in Kiowa county” and a station on the Missouri Pacific with a population of 100. By that date, business and professional listings surged to twenty-five. Enterprises included a blacksmith shop; a grocery, dry goods, and drug store operated by Brown & Butler; the Colorado State Bank; O.M. Davenport’s general merchandise store; the Hotel Holly; the Haswell Lumber

⁶⁸ Vern Harris, Sheridan Lake, Telephone Interview by R. Laurie Simmons, 2 December 2009; Kiowa County Assessor records; Kiowa County Abstract records; U.S. Census, 1930; Theresa Weber, Sheridan Lake, Telephone Interview by R. Laurie Simmons, 8 October 2009; *Kiowa County Press*, 23 Nov. 1917, 4, 11 Mar. 1921, 8, 8 July 1921, 4, 18 Nov. 1921, 4, 15 Sept. 1922, 4, 10 Nov. 1922, 4, 1 Feb. 1924, 5, 3 Oct. 1924, 4, 6 Feb. 1925, 2; *Colorado State Business Directory*, 1920.

Haswell Lumber Company; a restaurant and meat market; a livery; a real estate office; and a barber shop. Professionals included a school principal, two justices of the peace, a notary, a postmaster, a carpenter, a surveyor, a real estate agency, a photographer, and an attorney. In 1911,

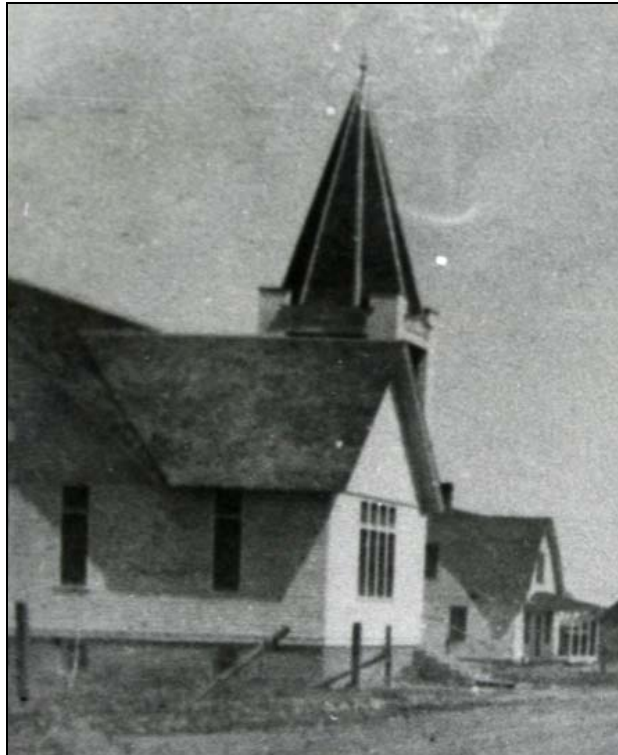


Figure 17. Local resident Thomas B. Singer planned the 1916 Haswell Methodist Church that community members built (view northwest). SOURCE: Kiowa County Public Library, photographic collection, undated.

Dr. Sands from Ohio moved to Haswell and erected a concrete block building he intended to use as a hospital. Although the hospital was not a success, the doctor turned it into a drugstore and concrete block construction became popular in the area.⁶⁹

In 1916, the citizens of Haswell constructed a long-desired building utilized by most of the community, the *Haswell Methodist Episcopal Church* at Main and First streets

⁶⁹ *Colorado State Business Directory*, 1910; Kiowa County Public Library, *Railroads*, 23.

(5KW.34). Eliza J. Soule Bennett owned and donated the land for the church in July 1916. The First Methodist Episcopal Church of Haswell signed a mortgage to the Board of Home Missions and Church Extension of the Methodist Episcopal Church for \$250 on 10 July 1916. Thomas B. “Tom” Singer designed the building and worked on its construction with other local residents. He also designed and built the church lectern and the railing in front of it. Mrs. Bennett also donated funds for acquisition of the bell in the tower. Construction began in 1916, with teams of horses assisting in digging the basement.

The \$3,000 building opened in September 1916 with morning and evening services. On 28 September 1916, the *Haswell Herald* reported that “the building is not complete on the interior, but is far enough along so it can be used. The edifice is a credit to the town and community and fills a long felt want.” Dedication services occurred on 6 May 1917, and in June the *Herald* reported that the Episcopal Church held its first regular service in Kiowa County in the building. In October 1917, the *Herald* indicated that few people were attending services by the end of September. The newspaper urged, “Now this church house is our church home our minister is more encouraged [sic] when he can talk to a house full than just a few. The Church will accommodate two hundred people comfortably....” George Stoker reported that Reverend Stunts of Las Animas was the first preacher. Today, the building houses the Haswell United Methodist Church and is the only active church in town.⁷⁰

⁷⁰ Kiowa County Assessor records; Kiowa County Public Library, Railroad Notebook, “Town of Haswell” photograph; *Haswell Herald*, 28 Sep. 1916, 1, 21 June 1917, 1, 4 October 1917, 1, 9 December 1920, 18; Colorado Historical Society,



Figure 18. The west side of Main Street in Haswell exhibited examples of false front construction, including the Post Office (the white false front building just right of center), in this late 1910s view. SOURCE: Kiowa County Historical Museum, photographic collection.

By 1917 Haswell was described as “one of the most progressive [towns in Kiowa County], having a Colorado State Bank, a good hotel, two good general stores and fine lumber yard, garage and barber shop.” Cream shipments from Haswell exceeded those of the other towns in the county. The *Haswell Herald* supplied local residents with the news. Its school was judged “one of the best school buildings in the county,” and it boasted a Women’s Booster Club hall (later demolished), erected by the ladies of the community, who raised donations, and designed by local resident Clarence Singer. Constructed of ornamental concrete blocks in 1915, the Booster Club was described as “one of the best buildings in the county for public entertainments.” The first floor of the building included a theater, lecture hall, library room, and restroom, while the basement featured a kitchen and dining room. The Booster Club became the center of community activity, hosting school programs, meetings, wedding receptions, concerts, and films, as well as all indoor sports events until the construction of the Haswell School in 1963. At the time of the 1920 State Business Directory, Haswell reported a population of 250 persons.⁷¹

Architectural Inventory Form, Haswell Methodist Church, 5KW.34, 1977; Jacobs, *Kiowa County Colorado Centennial History*, 1989, 58; Doris Forsyth, Email to Tom and Laurie Simmons, 23 October 2009.

⁷¹ *Kiowa County Press*, 26 January 1917; “Haswell

Early Growth Gives Way to Recession and Stagnation in the 1920s

As historian Stephen Leonard observes in his book about Colorado during the Great Depression, “Good times eluded much of Colorado in the 1920s as the prosperity sparked by World War I gave way to postwar recession and stagnation.”⁷² Economic prosperity resulting from increased demand during the war quickly dissipated for farmers. Many planted huge crops in 1920, but prices fell, forcing them to sell at prices lower than their expenses. This resulted in heavy losses, and some were driven out of business. The Colorado State Bank of Haswell encountered problems resulting from the difficult agricultural economy.⁷³

The county started the decade with 668 farms and by 1930 the number declined to 581, although the average size of farms increased due to the availability of new machinery. There were nineteen school districts in the county, with thirty-one school buildings and sixty-two teachers by 1930. By that year Kiowa County’s population had grown by only 31 since 1920, to 3,786 persons.⁷⁴

Eads: Becoming a City of Little Homes

The 1920 U.S. Census reported a population of 406 people living in Eads. That year’s *State Business Directory* contained more than forty-five business and professional listings for Eads,

Women’s Booster Club,” State Register of Historic Properties.

⁷² Stephen J. Leonard, *Trials and Triumphs: A Colorado Portrait of the Great Depression* (Niwot: University Press of Colorado, 1993), 7.

⁷³ Gloria Peck, “Banking in Kiowa County, Colorado” in Jacobs, comp., *Kiowa County Colorado Centennial History*, 44; *Kiowa County Press*, 15 April 1927, 4.

⁷⁴ *Colorado Year Book*, 1930, 57, 63, and 228.

including a large display ad for H.R. Sunday's Garage. Businesses included Blair's Hardware, a restaurant, the Commercial Hotel, the Continental and Nee-No-She oil companies, Davidson's cigars and billiards, Devereux & Blakeman's garage, a rubber tire business, the Eads Milling & Elevator Company operated by A.A. Neiman, Eads National Farm Loan Association, Eads Trading Company, Eastern Colorado Investment Company, First National Bank, Foster Lumber, France Meats, Gault's garage, the Hines grocery, the Kiowa County Abstract Company operated by Rittgers and Fluke, *Kiowa County Press*, Western Realty Company, the Low Hotel, real estate agents, Prajer drugstore, Whitelaw & Company general merchandise store, and Ed York's transfer business. Professionals included engineer E.C. Bell, lawyer A.T. Cherry, physician and county health officer J.G. Hopkins, Dr. Minnie B. Lang, and Reverend Roy O. Hills of the Methodist Episcopal Church. In May 1920, Maine Street was graded, another mark of improvement. The *Press* proclaimed,

The crowning of this street from curb to curb lends a welcomeness to the spirit of civic pride that could not be imagined until the work was done. The ground on which Eads is located is the most ideal to be found and the spirit of modernism that prevails here insures us the most inviting little city in Eastern Colorado.⁷⁵

Electric Light Plant. In 1920, Eads developed a municipally-owned and operated light and water system. A \$5,000 bond issue funded construction of a power house, steel water storage tank and water mains, with Burton Smith serving as

superintendent of the initial operation. Electric lines were put up, an oil burning generator was installed, and on 5 October 1920 electric lights were turned on for the first time in Eads. In December the generator began to run from 8 to 12 each Wednesday morning so housewives could use electricity to iron their laundry. The city engineer, Robert Neiman, installed a big light on the water tower to light the whole town. Water first ran through the mains in April 1921. By August 1921, Eads enjoyed 18 hours of electricity per day. A photograph of the initial plant appeared in a 1925 promotional booklet on Eads and showed a two-height, flat roof, brick building. Increasing demand for electricity resulted in installation of a 75 hp motor for the power system in 1926. About 20 motors were used by businesses at that time. Eads residents experienced continuous service, except for three hours on Sunday when the plant was shut down for maintenance.⁷⁶

County Fair. The county fair, an important annual social, educational, and agricultural event, attracted almost everyone living in Kiowa County. The fair initially started as a festival during Labor Day about 1910 and gradually evolved into a three-day event held in September. During the 1910s fair exhibits were displayed in a variety of buildings in Eads and Maine Street housed the concessions and race track. In 1916 the county hosted the first free barbecue during the fair. Subsequently, the County Commissioners acquired the fairgrounds, and its new facilities, including a racetrack and grandstand opened in Eads in 1921.⁷⁷

⁷⁵ *Colorado State Business Directory*, 1920, 489-491 and 1923, 517-518; *Kiowa County Press*, 21 May 1920, 8.

⁷⁶ Barbara Dewitt, "Southeast Colorado Power Association," in Jacobs, *Kiowa County Colorado Centennial History*, 1989, 252-53; *Kiowa County Press*, 30 July 1920, 8, 2 July 1926, 1, 2 August 1929, 1; *Eads, Colorado: A City of the Eastern Colorado Plains*, (Eads, N.p.: c. 1925), Kiowa County Public Library, Eads.

⁷⁷ Teal in Teal and Jacobs, *Kiowa County*, 15.

Infield Grain Company. A.A. Neiman started the first grain elevator in Eads by relocating an old two-story school building to the railroad tracks and using it to establish the Eads Elevator and Milling Company. In 1920 J.M. Infield and his father J.D. Infield founded the J.D. Infield Grain Company in Eads. The partners secured from the Missouri Pacific the right to establish grain elevators in Galatea, Sheridan Lake, Brandon, and Eads. Elevators holding 18,000 bushels were built at Eads, Sheridan Lake, and Galatea, resulting in significant business exporting grain from the county.⁷⁸

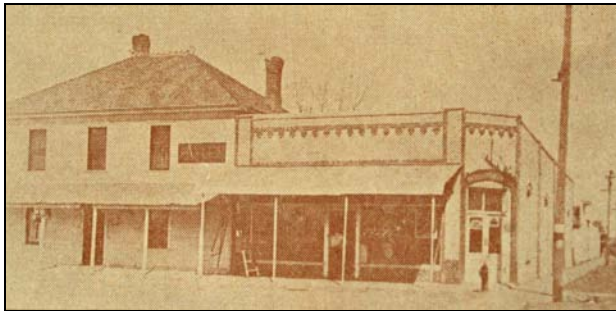


Figure 19. Percy R. Devereux, who brought motion pictures to Eads, built the La Cinema Theater at 1213 Maine Street in 1920. The former Goff/Low Hotel is at the left in this 1925 view. **SOURCE:** *Eads, Colorado: A City of the Eastern Colorado Plains* (1925).

La Cinema Theater. Percy Devereux, who brought motion pictures to Eads, constructed his La Cinema Theater at 1213 Maine Street (5KW.193) in 1920. With Francis Blakeman he previously operated the first movie theater in town out of a converted garage. On 21 May 1920, the *Kiowa County Press* reported, “Cement blocks are being made for the Devereux building soon to be erected on the corner of Main street south of Low Hotel. The building is to be 30’ X 100’ and is to contain an up-to-date barber shop and a

moving picture show probably.” In August stonework was completed, and by September Devereux was planning an opening night dance. In October he traveled to Kansas City to obtain material and furniture for the theater. On 12 November 1920 the *Press* reported,

The first real moving picture theatre [sic] in Eads was opened last Saturday by Percy R. Devereux in his beautiful new theatre. The building was built especially for the business, a first-class picture machine installed and high-class pictures are shown. The picture theatre will be open to the public three times a week-- Wednesday evenings, Saturday afternoons and evenings.

In 1923 the *Kiowa County Press* again praised the theater for “the high class of pictures.” The movie theater at times doubled as a roller skating rink. As an article by Bobbi McPherson notes, “Skaters would zoom around on the hardwood floor but when it was movie time, folding chairs would be brought out and a screen set up.” Events such as masked balls were held in the building and in later years, basketball players competed in the back. In addition, Mr. Devereux operated his barber shop in the building.⁷⁹

⁷⁹ Plains Theater/Crow Luther Cultural Events Center, Nomination for Kiowa County Register of Local Landmarks, 12 December 2006; *Kiowa County Press*, 25 Jan. 1918, 8 Feb. 1918, 21 May 1920, 8, 6 Aug. 1920, 8, 17 Sep. 1920, 8, 8 Oct. 1920, 8, 12 Nov. 1920, 1, 5 Oct. 1923, 1, 29 Oct. 1926, 1, 3 Dec. 1926, 26 Dec. 1926, 8; “1213 Maine” in “Eads: Do You Know This Building?” 2009; Bobbi McPherson, “Eads...A Dying Town?” accessed at <http://web.archive.org/web/20050816105856/mcphersonheads.htm> on 29 July 2009; Grady Weeks, “Down on Maine Street,” *Kiowa County: A Retrospective at the Dawn of a New Millennium*, accessed at <http://web.archive.org/web/20050530005039/www.eads.eagles.com/weeksmaine.htm> on

⁷⁸ Kiowa County Public Library, *Railroads*, 19; Don and Vi Koch, “Bartlett and Company, Eads,” in Jacobs, comp., *Kiowa County Colorado Centennial History*, 245.

France Building/Eads Meat Market. Descendents of George W. France indicate that in 1920 he erected the building at 1206 Maine Street (5KW.190), where he operated a meat market. France established the “Eads Meat Market,” advertised in the spring of 1920 as being located “in new building near post office.” In November 1920, the *Kiowa County Press* reported, “The large plate glass for the George France meat market has arrived and is soon to be put in place.” George (1858-1932) and Carolyn “Carrie” France had come to Kiowa County in 1901 from Indiana with their children. They hoped the climate in Colorado would improve their son Walter’s asthma. After a short period of staying with Mr. France’s brother, David, the family moved to Eads, where George France built a two story frame house. In 1904, Mr. France was selected as a justice of the peace; his wife Carrie died of typhoid fever in the same year.

The 1906 *State Business Directory* listed France as a carpenter and justice of the peace, and in that year he became treasurer of School District No. 1. Mr. France worked as a builder, erecting many of the early houses in Eads, as well as important structures such as the Whitelaw & Company Building. He also proved up a homestead about two miles south of town, where he did some farming. France acquired several lots in town, donating the site of the first church in Eads. At the Eads Meat Market G.W. France advertised “highest market price paid for chickens,” and “the choicest and tenderest cuts of home killed meats.” The 1920 *State Business Directory* listed his meat business and indicated France was a justice of the

peace. He operated the meat market until 1924, when he could no longer handle the entire business alone, according to his granddaughters. After retiring from the market, he did odd jobs for people around town. Mr. France originated the free barbeque at the Kiowa County Fair, a task later continued by his son Walter. During 1924 Eads Meat Market began selling government inspected meats. On 29 February 1924, the *Kiowa County Press* reported that Theodore Windecker purchased the Eads Meat Market from George France. The newspaper stated, “Mr. Windecker is an experienced butcher and meat cutter and will carry all kinds of meats as well as a line of canned goods. He has made over the interior of the market in every respect.”⁸⁰

Eads Community Church. In her history of the First United Methodist Church of Eads, Roleta Teal noted that the institution was “a composite of what was once several churches.” In 1893 Methodist churches were established in several Kiowa County locations. During the early years of the community, an Eads Community Sunday School and Church conducted meetings in a small brick schoolhouse on Luther Street. Before 1900, W. Perdue came to Eads to preach there until the building was destroyed by a tornado. The Methodist Church in Eads was part of the Sheridan

29 July 2009; Tom Davis, “Kiowa Drug,” in Jacobs, *Kiowa County Colorado Centennial History*, 1989, 250-51; Kiowa County Assessor records; Kiowa County Abstract records.

⁸⁰“1206 Maine Street,” in “Eads: Do You Know This Building?” 2009; *Kiowa County Press*, 1 October 1920, 4, 28 Apr. 1922, 8, 22 Nov. 1920, 8, 29 June 1923, 29 Feb. 1924, 1, 2 May 1924, 8, 12 Sep. 1924, 1, 3 Oct. 1924, 1, 7 Nov. 1924, 27 Feb. 1925, 1, 27 Mar. 1925, 10, 17 Apr. 1925, 4, 5 June 1925, 1, 22 Jan. 1926, 4, 26 Mar. 1926, 1, 30 April 1926, 1, 26 Oct. 1926, 10, 11 Feb. 1927, 1, 18 Feb. 1927, 8, 4 Mar. 1927, 1 ; Jimmie and Edith La Velle, “La Velle Family,” and Clyde Crow, “Crow, Clyde,” and Pam Crow, “Crow’s Stop ‘N’ Shop,” in Jacobs, *Kiowa County Colorado Centennial History*, 1989, 99-100 and 245; *U.S. Census*, 1900-1930; *Colorado State Business Directory*, 1906, 1910, 1911, 1920, 1923.

Lake Circuit beginning in 1904. In 1907 Rev. S.A. Drais was appointed to Eads, and the first church was built and dedicated two years later. After World War I, Eads citizens felt they needed a “more adequate” Community Church, and townspeople began construction of a new brick building that would also serve as a community center where basketball and other sports and events could be held at 110 E. 11th Street (5KW.170). On 24 August 1920 excavation of the basement of the building began. Sixteen teams and several men and boys lifted out two thousand cubic feet of dirt for the basement. The *Kiowa County Press* observed,

Men and teams came from all directions around Eads and the spirit of good-fellowship came with them.... People may soon forget all who have helped in this great work, but people will never forget the work done, and years hence as they meet in this church building for worship or for social life, or for the funeral service, they will be thankful that someone in days gone by was prompted to build such a place for the community life.

The pastor of the church at that time, Rev. Roy O. Hills, worked alongside the congregation. On 24 June 1921, the *Kiowa County Press* reported, “The basement walls of the Community church are about one-third completed, the work having been stopped awaiting the arrival of a car of cement.” Brick walls twelve-feet-high were completed and then construction ended due to crop losses and declines in cattle prices. The building received a roof and remained incomplete until the early 1950s. Until the public school gymnasium was completed in 1928, the church basement was utilized for local athletic contests and also hosted high school commencement activities. Social events such as community

dinners and other gatherings, such as Boy Scouts, harvest festivals, women’s clubs, St. Patrick’s Day parties, were also held in the space. In the 1920s the congregation featured a church orchestra and a young people’s choir.⁸¹

Eads Bakery/Bramble’s Bakery. J.T. Bramble erected 1208 Maine Street (5KW.191) as a bakery in 1922. Bramble, who was described as “an experienced baker and cook,” had rented space in the existing Eads Meat Market operated by George France in Eads for his bakery in 1921. He previously had established a reputation in food preparation as a cook for an oil company. When Bramble announced that he planned to open his bakery, the *Kiowa County Press* proclaimed, “Over a thousand loaves of bread are shipped into Eads each week and we are glad to see that some of this money will stay at home in the future. As well as baking bread, Mr. Bramble will bake and have for sale pies, cakes, cookies, etc., and serve dairy lunches and hot coffee at any time during the day or night.”

Bramble quickly decided to erect his own building to house all the components of a modern bakery and purchased a site in December 1921. In that month the newspaper indicated that the bakery building was “in process of erection,” with excavations for the foundation underway. In January 1922, a carload of brick and lime arrived and construction of the walls began. In February, Bramble began shipping bread to three neighboring towns and planned “to cover a lot of territory” when his building was completed. During

⁸¹ McKean, Teal, Jacobs, and Owen, *Tri-County History*, 87-88; Teal and Jacobs, *Kiowa*, 345-350; *Kiowa County Press*, 3 September 1920, 1, 24 June 1921, 5, 10 October 1924, 1, 7 May 1926, 1; Lewis, “A Brief History,”; “Eads: Do You Know This Building?” 2009.

the first week of March, the baker moved into his new building and did the first baking with its new oven. The *Kiowa County Press* reported that the front room was not entirely complete. J.T. Bramble hosted an opening of the bakery for the community to come and inspect the new facility. The Eads band was scheduled to play during the event in exchange for “all they can eat.” The newspaper reported, “Everything is new, spic and span, and Mr. Bramble wants the people to know that he has one of the most up-to-date plants in this part of the state.” The oven had a 250-loaf capacity and 1,000 loaves could be produced each day, as well as other bakery products. In mid-March the plate glass windows for the bakery arrived. At the end of the month, the newspaper announced, “The Eads Bakery is now formally open for business and the people of Eads can be justly proud of the bakery and the Baker as well, who is supplying our people with such good products.” In March 1923, Bramble placed tables in the front of his bakery and served meals. Sunday dinner at the bakery was advertised, including fried chicken, mashed potatoes, potato salad, hot rolls, lettuce and radishes, and dessert featuring ice cream and angel food cake, all for 50 cents per plate.⁸²

⁸² Kiowa County Assessor records; Kiowa County Abstract records; Historic Photograph, Kiowa County Historical Museum; *Eads, Colorado: A City of the Eastern Colorado Plains*, (Eads, N.p.: c. 1925), Kiowa County Public Library, Eads; Teal and Betty Lee Jacobs, *Kiowa County*, 202-203; *Kiowa County Press*, 20 Oct. 1916, 1, 30 Sept. 1921, 1, 14 Oct. 1921, 1, 25 Nov. 1921, 8, 16 Dec. 1921, 8, 6 Jan. 1922, 8, 3 Feb. 1922, 8, 10 Feb. 1922, 8, 3 March 1922, 1, 17 March 1922, 8, 24 March 1922, 1 31 March 1922, 1, 23 March 1923, 1, 30 March 1923, 1, 19 May 1922, 8, 22 June 1923, 1, 17 Oct. 1924, 10, 27 Mar. 1925, 1, 10 Apr. 1925, 5, 5 Nov. 1926, 8; Lucille Hastings, “Lost Newspapers of Kiowa County,” *Colorado State Business Directory*, 1923, 517.



Figure 20. A few Mission style buildings were erected in Kiowa County, including this house at 1010 Wansted Street, Eads, built in 1919. SOURCE: Kiowa County Assessor, old appraisal card photograph, c. 1948.

A description of Eads in 1925 noted that it was

... becoming a little city of homes, many houses having been built in the past few years and many more to come. The business houses are substantially built of brick or concrete, and present a neat appearance with their show windows and well kept interiors. Planting of trees about the town has done much to change the appearance of the town and many lawns will be started this spring to add to the beauty of the town.

The newspaper listed the water and electric light plant owned by the city as among the many elements that created a favorable impression. The article concluded, “And last, but not least, Eads is situated in the most productive dry farming belt in Eastern Colorado, which means why Eads is here.”⁸³

Given the continuing economic slump, Eads boosters produced a publication

⁸³ *Kiowa County Press*, 27 March 1925, 1.

extolling the virtues of the area, describing Eads as “systematically laid out. Its wide streets and substantially built business houses are the wonder of all seeing them. Many consider it one of the best small towns in the state.” The publication praised the town’s citizens as having the qualities of the pioneers, being “open minded and strong characters.” The publication concluded, “It would indeed be hard to find a more representative group of Americans than are found in Eads and Kiowa County.”⁸⁴

In 1927 the *Kiowa County Press* asserted, “Eads offers advantages to residents equal of towns many times larger [including] good water, electric lights, good schools, and fine climate.” The newspaper continued, “As a place of business Eads has the reputation of being one of the busiest small towns in Eastern Colorado. With a territory extending many miles each way and into some rich farming communities Eads affords support to almost all lines of business.” Two banks and three grocery stores were operating, as well as stores selling dry goods, hardware, drugs, meat, bakery items, and garages, filling stations, and auto repair firms. Other businesses included the J.D. Infield Grain Company, a shoe and harness shop, the Commercial and Rialto hotels, a blacksmith shop, a pool hall, Foster Lumber Company, a dry cleaning and tailor shop, an implement dealer, cafes, real estate offices, barber shops, the Eads Moving Picture Theatre, and the *Kiowa County Press*. In addition, the services of a dentist, Dr. Nipps; three doctors, L.R. Mitchell, Minnie B. Lang, and J.G. Hopkins; and two attorneys, A.T. Cherry and J.C. Lang, were available.⁸⁵

⁸⁴ *Eads, Colorado: A City of the Eastern Colorado Plains*, (Eads, N.p.: c. 1925), Kiowa County Public Library, Eads.

⁸⁵ *Kiowa County Press*, 4 March 1927, 1.



Figure 21. Colorado Springs architect Elmer E. Nieman designed the 1928 Eads Gymnasium erected by School District No. 1. SOURCE: Eads High School, photographic collection.

Eads Gymnasium. Although funds for improvements were increasingly tight during the late 1920s, Kiowa County residents continued to support school projects. In 1928 Kiowa County School District No. 1 erected a stand-alone *Eads Gymnasium*, designed by Colorado Springs architect Elmer E. Nieman, at the corner of West 10th Street and Slater Street (5KW.168) near the high school. The gymnasium played an important role in the educational, recreational, and social life of Eads. In addition to the gymnasium, the building housed one-story wings that provided room for the domestic science and music departments of the school. The gymnasium was especially important to residents of Eads because it served as a place for basketball games and other school activities. Previously, athletic contests were held in the basement of the Methodist church. One resident recalls, “Eads had a great basketball team, some [notable players] were George Crow and Raymond Eder.” During the Great Depression, a WPA program used the kitchen in the building’s domestic science wing to prepare surplus commodities to supplement lunches brought by students and marked the beginning of a school lunch program in Eads. This building has also played an important role in the educational life of Eads after the high school building burned in 1937. Before a new building was

completed, many high school classes met here. The building continues to be used by Eads students today for weight training and as a physical education gym for elementary school students.⁸⁶

Haswell Incorporates

The Town of Haswell incorporated on 2 September 1920, including within its boundary 320 acres. The 1920 *State Business Directory* indicated a population of 250 and 29 businesses and professionals were listed. The commercial district included: two general merchandise stores, a cream station and agents, the Colorado State Bank, a hardware and furniture store, the *Haswell Herald*, the Haswell Hotel, the Haswell Lumber Co., Haswell Motor Company, a harness and shoemaker, an auto repair garage and gas station called the "Motor Inn," a livery, and a firm that offered barbering, cigars, and billiards. Other professions included a Continental Oil Company representative, Haswell School Principal Mrs. Fingado, Postmaster Ruth N. Frame, a notary and insurance agent, a justice of the peace, Reverend C.M. Roberts of the Methodist Episcopal Church, and Mountain States Telephone & Telegraph Company agents. Exemplifying the profit still to be found in selling land were the five real estate agents, a profession larger than any other listed. In 1923 thirty-seven listings appeared, including two oil and gas company representatives, three creameries, four auto garages, but only three real estate agents. Large stockyards built east of Haswell in

1928 and 1929 were used until the 1950s and then removed.⁸⁷

In 1920, the *Haswell Herald* indicated services at the Haswell Methodist Episcopal Church were held every Sunday morning and evening. The seating capacity in the church at that time was about 300 persons. The chapel could be divided into special rooms. The *Haswell Herald* noted, "Sunday School is a special feature of the Church work under the supervision of Prof. V.W. Wallis, principal of the High School." Rev. S.H. Sperry served as pastor in charge. In 1921 the *Herald* contained a large display ad for the church indicating, "A live church and a well equipped high school is the biggest asset a town can have...." The church hoped for a larger attendance, noting that "the new pastor does not like to see so many empty pews." In 1925 officials of the congregation judged, "The Haswell farmers have not had a crop for two years, but our boys and girls are coming right along in fine shape...We cannot control the crops of our farms, but we can see to it that our boys and girls are placed in the proper environment. This is the job of the church." The church indicated that it needed material aid from the community to keep going during the difficult times. The building was the scene of many events, including holiday celebrations, dinners, bazaars, school baccalaureate programs, receptions, a weekly forum, and social gatherings such as a taffy pull and games in the basement. The average attendance in the spring of 1927 was one hundred.⁸⁸

⁸⁶ Teal and Jacobs, *Kiowa County*, 341; "Eads: Do You Know This Building?" 2009; Forsyth and Wissel, *A Kiowa County Album*, 15; Kiowa County Assessor Records; Eads High School, Millennium Project, Photographs; Ellen Woodward, "Hot Lunches for a Million School Children," National Archives, WPA Papers, Record Group 69, Series 737, Box 8, accessed at <http://newdeal.feri.org/works/2pa02.htm> on 16 November 2009.

⁸⁷ Haswell Index Cards, Colorado Historical Society Stephen Hart Library, Denver.; *Colorado State Business Directory*, 1910 and 1923; Kiowa County Public Library, *Railroads*, 23.

⁸⁸ *Haswell Herald*, 9 December 1920, 18, 20 Jan. 1921, 6; *Kiowa County Press*, 14 Nov. 1924, 1, 26 Dec. 1924, 2, 27 Feb. 1925, 4, 12 June 1925, 1, 10 July 1925, 8, 19 Mar. 1926, 1, 1 Apr. 1927, 11; Jacobs, *Kiowa County Colorado Centennial History*, 1989,

One of the historic buildings that Haswell citizens point out to tourists today was built in 1921. A jail with one cell and an office measuring 14' X 16' was promoted as "the nation's smallest jail." The jail functioned for two decades, incarcerating those committing crimes ranging from drunkenness to serious lawbreaking. Reportedly, no one ever escaped from the simple, concrete building. There are some reports that local men also used the jail for secret poker games.⁸⁹

Haswell's Colorado State Bank encountered problems resulting from the difficult agricultural economy beginning in the 1920s. In April 1927, the *Kiowa County Press* posted a "Notice to Creditors," indicating that Grant McFerson, State Bank Commissioner, had taken possession of the assets and affairs of the Colorado State Bank of Haswell and would liquidate its affairs. Gloria Peck reported that the bank ended its business on 15 April 1929 and "a public auction was held at the front door of the courthouse selling promissory notes, judgments, real estate, and miscellaneous."⁹⁰

58; Doris Forsyth, Email to Tom and Laurie Simmons, 23 October 2009.

⁸⁹ "Haswell Jail," Colorado State Register of Historic Properties nomination form, 27 August 1996.

⁹⁰ The bank sold the building to John Rebel, and it remained vacant for a number of years before becoming a post office about 1963. Kiowa County Assessor records; Kiowa County Abstract records; Teal and Jacobs, *Kiowa County*, 404-405 and 408; Karl Eikenberg, "Haswell: What is There to Know?" *Kiowa County: A Retrospective at the Dawn of New Millennium*, accessed at <http://web.archive.org/web/20050727082600/http://www.eads-eagles.com/eikenberghaswell.htm> on 16 June 2009; Colo. Historical Society, Architectural Inventory Forms, Haswell Post Office, KW.36, 1977 and 1996; Colorado State Business Directory, 1920 and 1923; Gloria Peck, "Banking in Kiowa County, Colorado" in Jacobs, *Kiowa County Colorado Centennial History*, 44; *Kiowa County Press*, 15 April 1927, 4; *Haswell Herald*, 6 Jan. 1915, 10; *Colorado State*

Sheridan Lake Builds a School



Figure 22. Colorado Springs architect Charles S. Thomas designed the beautiful 1929 Sheridan Lake School. SOURCE: Kiowa County Public Library, undated.

In 1920 Sheridan Lake reported a population of 100. Business listings that year were down to eleven, which included the rooming house of Mrs. Albright, two cream stations, a branch of the Foster Lumber Company, Gamble's general merchandise store, a second hotel, Carl Trower's garage, and two real estate offices. J.D. Huff, Jr., represented the Continental Oil Company and the Methodist Episcopal Church still served the faithful. By 1923 Sheridan Lake included 147 people and twenty-one businesses and professionals were listed in the *State Business Directory*. New businesses since 1920 included the All Colorado Land Company, the American Legion Post No. 44, a billiard parlor, and the Infield Grain & Elevator Company.⁹¹

In 1928 Martha A. Manke became the owner of the property built by D.E. Hummel & Son on Colorado Avenue (5KW.210) and turned it into the *Sheridan Lake Hotel and Cafe*. Manke was born to German parents in Nebraska in 1892 and died in Sheridan Lake in 1982. She moved to Colorado in 1922 and lived near and in town, owning and operating the Sheridan Hotel and Café with family members from 1928 to 1944. On 26 February 1944 she married August C. Heumann. August

Business Directory, 1911.

⁹¹ *Colorado State Business Directory*, 1920, 892.

Heumann appears to have been from Seward, Nebraska. A 1921 article in the *Kiowa County Press* noted, "August Heumann and Mr. Manke finished putting in their wheat and returned to Seward, Nebraska." Vern Harris recalls that the hotel provided a place to stay and eat for railroad workers and others.⁹²

In 1929 Sheridan Lake gained an architectural treasure. The *Sheridan Lake School* at 619 Burnett Street (5KW.46) provided educational services for children in grades 1 through 12 from its opening until 1963, when Sheridan Lake and Towner schools consolidated in a new building, Plainview. The new school was a large two-story brick building in the Renaissance Revival style designed by noted Colorado Springs architect Charles E. Thomas. Thomas was born in Columbus, Ohio, in 1876 and moved to Denver as a child. He worked in the firms of several prominent Denver architects and was a partner of Colorado Springs architect Thomas MacLaren after moving to that city for his health. MacLaren and Thomas designed schools, libraries, churches, and a variety of other buildings around the state. Thomas also served as mayor of Colorado Springs in 1917 and established his own firm, which included work for millionaire Spencer Penrose, founder of the Broadmoor Hotel. The architect died in Colorado Springs in 1957.⁹³

⁹² Kiowa County Assessor records; Kiowa County Abstract records; *Kiowa County Press*, 10 Apr. 1942, 8; 2 April 1982, 3; *U.S. Census*, 1930; Vern Harris, Sheridan Lake, Telephone Interview by R. Laurie Simmons, 2 Dec. 2009; Theresa Weber, Telephone Interview by R. Laurie Simmons, 2009.

⁹³ Kiowa County Assessor records; Colorado Historical Society, "Thomas, Charles E." Colorado Architects Biographical Sketch; Barbara McDaniel, Sec. of Kiowa Albright Memorial Center, Colorado Historical Society Architectural Survey form, Sheridan Lake School, 5KW.46, 1 Oct. 1994; Kiowa

The Great Depression and New Deal Construction in the 1930s

In the aftermath of the stock market crash in October 1929 pessimism pervaded the American economy and the worst depression in the history of Colorado and the nation occurred. Historian LeRoy Hafen summarized, "Prices dropped sharply, factories curtailed production, business houses failed, new construction work came to a standstill, foreign trade fell off, many banks closed their doors, wages were cut, and workers lost their jobs. Unemployment became general and widespread." Many factors are believed to have contributed to an unbalanced economy, including the overexpansion of credit, agriculture, and industry. The prices of agricultural commodities fell precipitously from 1929 to 1932, including a drop in the bushel-price of corn from 81 to 28 cents and wheat from 96 to 37 cents. Livestock values showed similar declines, and farm wages were reduced by half.⁹⁴

In 1930 agriculture, stockraising, and dairying were the principal industries in Kiowa County. The *State Year Book* indicated that the county encompassed more than 700,000 acres of land devoted to dryland farming and almost 300,000 acres used for grazing. There remained 1,970 acres of government land open to homesteaders. During the 1930s crops such as corn, wheat, sorghum, rye, barley, and millet were most frequently grown in the county. In 1930 Kiowa County farmer A.A. Nieman raised about eighty thousand bushels of corn in one year, earning the title of "Corn King of Colorado."

County Public Library, Historical Notebook, Sheridan Lake Post Office Clipping, 23 October 1987, *Lamar Daily News*, 23 October 1987, Sheridan Lake School Photograph, 1987.

⁹⁴ Hafen, *Colorado and Its People*, vol. 1, 549-550.

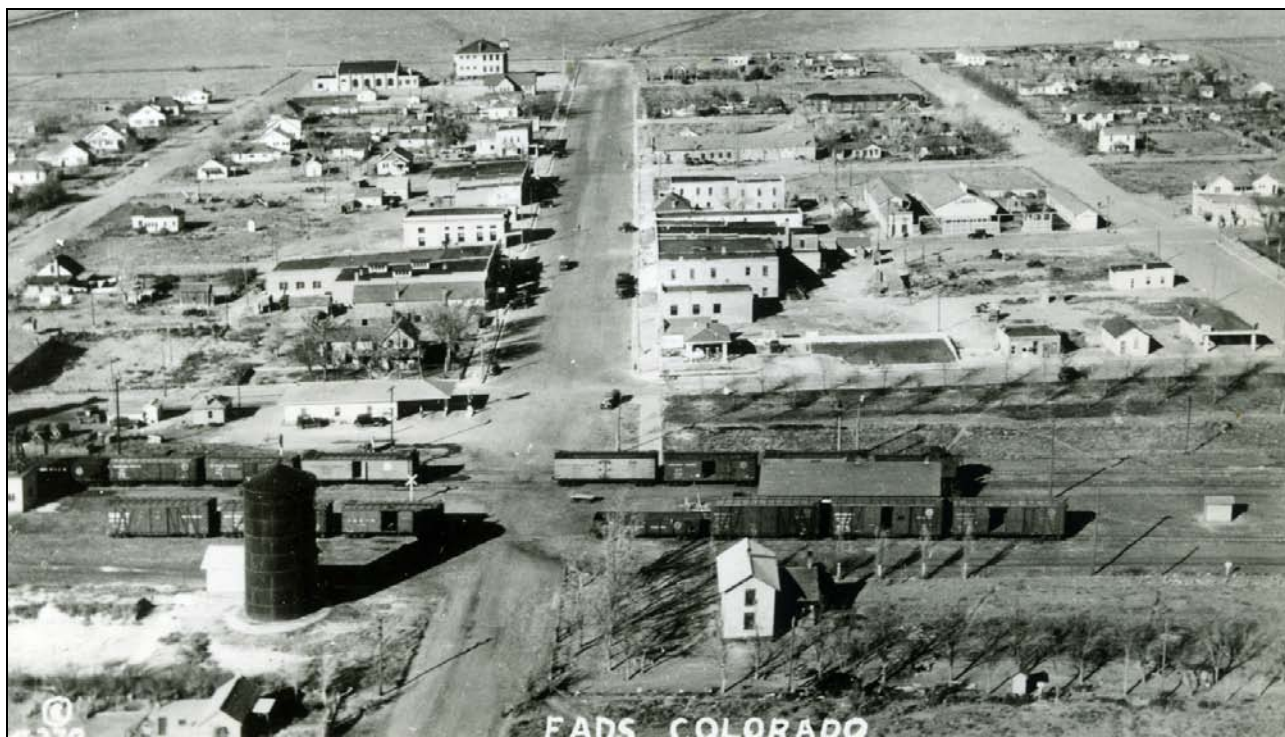


Figure 23. Nearly all of Eads is shown in this oblique, late 1930s aerial view north along Maine Street. The old high school, destroyed by fire in December 1937, is still present in the upper left. SOURCE: Lewis, "A Brief History of Kiowa County," 7.

However, from 1931 to 1950 rainfall was below average. During the so-called "Dirty Thirties" Kiowa County became part of the "dust bowl" as severe drought and enormous dust storms swept the eastern plains. Long after the 1930s people remembered the dust storms. Rose Edmonds Legg recalled a sandstorm in the spring of 1934: "It was so black, I couldn't see the chair right there by me." Several years of the decade saw local annual precipitation below 10 inches, with only 7.11 inches measured in Eads in 1934 and 6.47 inches in Haswell in 1937. As George B. Mathews, Sr., noted, "Many left during the dirty thirties; land was cheap, but no one had money to buy it."⁹⁵

⁹⁵ Tolbert R. Ingram, comp. and ed., *Year Book of the State of Colorado, 1930* (Denver: State Board of Immigration, 1931), 13; Lewis, "A Brief History," v and 31; Hafen, *Colorado and Its People*, vol. 1, 564; Germaine A. (Jerri) Legg, "Rose Edmonds Legg," in Teal and Jacobs, *Kiowa County*, 187-190; "Eads 2S,

Reflecting the hard times, the population of the county declined to 2,793 by 1940, a loss of 993 residents. This was the first loss in population since the comparable drought of the 1890s. Of the 63 counties in the state, at the beginning of the decade Kiowa County ranked 45th in population, declining to 53rd by 1938. It was 25th in its range cattle value in 1929, declining to 46th in 1938; 39th in sheep in 1929, declining to 42nd; 34th in swine, declining to 46th; and 52nd in dairy cattle, rising to 34th. In 1930 Kiowa County ranked 22nd in miles of railroad tracks, 31st in miles of highways, and 43rd in number of automobiles. In 1939 the county was 41st in state and federal expenditures for relief and 40th in county expenditures for welfare. By 1940 there was no irrigated farmland in Kiowa

Colorado, Monthly Total Precipitation," and "Haswell, Colorado, Monthly Total Precipitation," accessed at <http://www.wrcc.dri.edu/cgi-bin> on 13 January 2010; Mathews in Teal and Jacobs, *Kiowa County*, 8.

County.⁹⁶

Early in the decade, the entire state's attention turned to Kiowa County. On 26 March 1931 a bus full of children attending school in South Towner entered a snowstorm and stalled. Those aboard the bus were stranded for more than a day without heat and food, resulting in the deaths of the bus driver and four children, as well as physical and psychological injury to the fifteen survivors. The tragedy captured the attention of people throughout Colorado and received extensive media attention and an outpouring of sympathy from around the country.

Following the election of Franklin D. Roosevelt as president in 1932, a series of federal programs designed to provide relief and bolster employment impacted Kiowa County. With the entire banking system ready to collapse, the first action of the new president was to close all banks for four days and call for passage of an Emergency Banking Act providing for reopening of sound institutions and for conservators to steer others into solvency. The First National Bank in Eads weathered the crisis, but its resources declined from 1920 to 1933 and it received a new charter in 1934.

Other New Deal legislation included the Agricultural Adjustment Act, designed to increase farm income, conserve the soil, and protect the interests of farm product producers and consumers through crop adjustment, marketing agreements, parity payments, and surplus removal. After the AAA was found unconstitutional, the government turned to soil conservation to aid farmers. The Soil Conservation Service encouraged good land use through practices such as conservation measures

and purchase and development of submarginal land. A new Agricultural Adjustment Act in 1938 provided for soil conservation, benefit payments, and crop limitation in an effort to raise farmer's incomes.⁹⁷

The Federal Surplus Commodities Corporation purchased, processed, and distributed agricultural products to reduce surpluses and raised prices while helping those in need. The Rural Electrification Administration financed construction of electrical systems in rural areas, mainly through repayable loans to cooperative organizations. The Civilian Conservation Corps provided jobs and vocational training for unemployed young men in conservation projects and development of natural resources. A Public Works Administration encouraged and assisted construction of public buildings, including facilities such as schools, college structures, waterworks, and hospitals. The Works Progress Administration provided employment for persons who needed relief by funding projects initiated by local public bodies that contributed a portion of the cost.⁹⁸ With WPA financing the state completed such projects as the construction of highways and bridges, sewing of clothes, preparation of school lunches, addition of artworks to public buildings, and erection of schools, libraries, auditoriums, gymnasiums, hospitals, fair ground facilities, swimming pools, and other needed buildings. The National Youth Administration, established within the WPA in 1935, helped high school and college students stay in school by employing them in a variety of jobs. The Resettlement Administration provided grants for subsistence and purchased

⁹⁶ *Colorado Year Book*, 1930 and 1939-40 (Denver: State Planning Commission, 1930 and 1940).

⁹⁷ *Colorado Year Book*, 1939-1940, 332-333.

⁹⁸ In 1939 this became the Works Projects Administration.

marginal and submarginal lands from farmers, moving them to more productive sites.⁹⁹

Eads: The Wheat and Farming District

An advertisement by Mitchem & Hollingsworth Land Company in the 1930 *State Business Directory* described Eads as “the best wheat and corn farming district in eastern Colorado,” where “good level farm land [was available] close to the railroad” at a cost of \$10 to \$25 per acre. The town pointed to its water and electric light and power plants, “splendid educational facilities with a \$60,000 high school” with pride. Eads had a population of 518, according to the 1930 Census, and 98 companies and professionals were listed in the *State Business Directory*. The town boasted a blacksmith and a harness repair business, as well as several automobile garages, services stations, and auto dealers. Five creamery companies conducted business in Eads, and the R.E. Jackson Dairy, located at the south end of town, provided milk for residents. C.A. Wood operated a meat market and grocery. The Eads State Bank, the First National Bank, Railway Savings & Building Association, and the Eads National Farm Loan Association offered financial services. The Colorado Land & Colonization Co. and several other real estate firms had offices in town.

In 1930 the Commercial, Devereux (formerly the Goff), and Rialto hotels provided rooms for travelers, as well as long-term occupants such as teachers. Davidson’s offered billiards, cigars, and confectioneries, while the Eads Theater screened motion pictures. Higginbottom Brothers dry goods and clothing,

Schoggen’s general store, and Yehle’s Mercantile Company carried a variety of necessary products. Two electrical and plumbing firms were located in town, and the Kelly Hardware store and the Foster Lumber Company continued to offer hardware and building supplies. The Hines and the Strahan restaurants served meals, barbers McClure and Thorpe kept up with the tonsorial needs of local men, and a beauty parlor ensured women looked their best. Prajer’s Drugstore filled the prescriptions ordered by doctors J.G. Hopkins (who also served as health officer and county coroner), Minnie B. Lang, and L.R. Mitchell. Dentist William H. Nipps cared for teeth. The J.D. Infield Grain Company’s elevator stored grain produced by local farmers. Kiowa County Abstract Company, *Kiowa County Press*, and Mountain States Telephone and Telegraph continued essential services, as did the Methodist Episcopal and United Brethren churches.¹⁰⁰

Eads Electric Light Plant/Highland Utilities. About 1931 Highland Utilities Company of Chicago purchased the municipal light and water company and constructed a new building at E. 14th and Hickman streets (5KW.90). Ralph J. Wood became superintendent of the City of Eads Electric Plant for Highland Utilities beginning in 1931. The 1938 *Who’s Who in Colorado* noted that Howard Davidson of Eads helped build power and light plants in town. Ruby Wissel recalls that Bill Harrin, Guy McCracken, Homer Mitchell, and Chet Woods (line man and superintendent) worked for the company, which had another office in Springfield, Colorado, and headquarters in Chicago. Highland Utilities provided service until 1 October 1944, when its properties in Baca and Kiowa

⁹⁹ Hafen, *Colorado and Its People*, vol. 1, 557; *Colorado Year Book*, 1939-1940, 338, 340 and 364-365.

¹⁰⁰ *Colorado State Business Directory*, 1930, 555-557.

counties were sold to the Southeast Colorado Power Association (SECPA). SECPA moved quickly to build a highline connecting Eads with the Lamar power plant. On 30 January 1945 the engines in the local plant “were retired” and the building no longer generated power.¹⁰¹

Women in Charge

In 1934 a group of women living in Eads decided to take over the town’s board of trustees in order to push for improvements. Among the women were Mrs. F.L. Pyles, Mrs. J.G. La Velle, Mrs. Lloyd Johnson, Mrs. J.M. Infield, and Mrs. Howard Davidson. A.R. Rittgers served as mayor at that time. The women accomplished a number of things with their clean-up campaign, including securing the licensing of dogs and consideration of a town sewer and sanitation service.¹⁰²

Despite the economic travails of the 1930s, local citizens continued to contribute to the cultural life of the county. On 10 August 1935 the Kiowa County Public Library opened as a result of efforts of the Eads Literary Study Club and other local citizens. The organizers were local women who believed in the necessity of such an institution. County commissioners agreed to furnish a room in the courthouse for the library, and other residents and businesses donated furniture and supplies. The Literary Study Club raised funds and local merchants assisted with promotion for the

project. Residents of the county, local officials, and various groups donated most of the original books available for lending, and a group of women volunteered to prepare the room and the books. Federal Works Progress Administration grants funded the positions of librarian and assistant librarian. In 1938 voters approved a mill levy to provide financing for a county library, and Marion Wimp, a former teacher, became the county librarian in 1939 and served in the role for more than thirty-five years. The librarian and her assistant made sure books reached all parts of the county in the days before bookmobiles. In 1956 the library moved into the lower floor of the new courthouse.¹⁰³

Mitchell Hospital. As was true in many places in Colorado, a number of people came to the area in search of better health. For example, R. Kelley Jackson reported his father, Richard, had a “bad lung.” Richard Jackson visited his uncle in the county for a summer in 1891 and then returned to the Midwest to have surgery, recovered, and filed for a homestead in Kiowa County. The George France family arrived in Kiowa County in 1901, seeking a place that would improve their son Walter’s asthma. Although Kiowa County was fortunate to attract physicians to several of its communities, more severe medical cases were sent to hospitals in larger cities such as Denver. The delay in treatment that resulted from not having a hospital available locally sometimes resulted in death.

In 1935 Dr. LeRoy R. Mitchell acquired a house at 1200 Kerr Street (5KW.182) for use as a private hospital for local medical cases. Dr. Mitchell was born in Taylorville, Illinois, in 1880, and attended St. Louis-

¹⁰¹ Sharon Johnson, Email to Tom and Laurie Simmons, 6 October 2009; *Who’s Who in Colorado* (Boulder: Extension Division, University of Colorado, 1938), 617 and 621; Ruby Wissel, “Eads Power Plant” in “Eads: Do You Know This Building?” 2009; Barbara Dewitt, “Southeast Colorado Power Association,” in Jacobs, *Kiowa County Colorado Centennial History, 1989*, 252-53; *Kiowa County Press*, 30 July 1920, 8, 2 July 1926, 1, 2 August 1929, 1.

¹⁰² McKean, Teal, Jacobs, and Owen, *Tri-County History*, 113.

¹⁰³ Ruth Wissel, “Kiowa County Public Library,” in Teal and Jacobs, *Kiowa County*, 162-63.

Barnes Medical College. In 1912 the *Brandon Bell* mentioned Dr. Mitchell's farm in the vicinity of that community, and he practiced there before moving into Eads in 1921. His medical office was located in the First National Bank by 1923. Dr. Minnie B. Lang, a longtime Eads physician also had an office in town. Dr. Mitchell used his Kerr Street hospital for the care of residents whose condition could be treated without the services of a larger facility.¹⁰⁴

Assembly of God Church. Eads gained a new house of worship in the 1930s: the Assembly of God Church at 1007 Hickman Street (5KW.178). According to Rev. John A. Stapleton, the history of this church began in the summer of 1936 when the Rev. T.T. Ward's Evangelical Group held a tent revival service. Those in attendance became the nucleus of a church that acquired a two-room house to convert to a chapel. The church became a member of the general council of the Assemblies of God, headquartered in Springfield, Missouri, and charter members of the congregation included the Huddleson, Hollister, Lane, Patton, Whaley, Towse, Fogelson, Chronister, Nieman, Muller, and Hieronymus families. In 1937, the congregation purchased the current site and constructed a 24' X 40' basement, dedicated in the summer of 1937. Like

many other religious groups, it could not afford to complete the building at first and the basement served as the church. Reverend Ward continued to lead the congregation until 1938, followed by Reverends Wagner and Distler.

In 1939, the Chivington church merged with the Eads church, and Rev. J.A. Stapleton, who had been pastor of the Chivington Assembly of God, assumed leadership of the church, which drew families from areas surrounding Eads. During Reverend Stapleton's era the church expanded by twelve-feet in length and built the present superstructure at the end of World War II. The community donated labor for the construction, and the new building was dedicated in the fall of 1946, with the congregation owing only \$90 towards its construction.¹⁰⁵

New Deal Architecture

Joe Infield served as the local director of the Works Progress Administration (WPA) for Baca, Prowers, and Kiowa counties. The Kiowa County Fairgrounds benefited from WPA funding with the construction of a building for community gatherings. The 1938 American Legion Hall was erected using salvaged materials from Ft. Lyon. In 1937 workers completed a sanitary sewer system serving every lot in Eads. With money saved from the cost of that construction, the town possessed funds to contribute toward a WPA project to erect a new \$12,000 town hall. That summer a crew of forty men began construction of a two-story town hall with basement to house the county library and city fire department, and an upper story lodge for

¹⁰⁴ Betty France Burt and Margaret France, "History of the George France Family," in Teal and Jacobs, *Kiowa County*, 101-02; Kiowa County Assessor records; Kiowa County Abstract records; "1200 Kerr Street," in "Eads: Do You Know This Building?" 2009; Teal in Teal and Jacobs, *Kiowa County*, 10; Ruthanna Jacobs and Belva Berry, "Weisbrod Memorial County Hospital," in Jacobs, *Kiowa County Colorado Centennial History, 1989*, 254-55; *Brandon Bell*, 18 Oct. 1912, 5; *Brandon News*, 15 Sep. 1921, 3; *Kiowa County Press*, 17 Nov. 1922, 12, 15 June 1923, 5; *Colorado State Business Directory*, 1923; WW I Draft Card for Lee Roy Mitchell, 1918, accessed at Ancestry.com on 21 Oct. 2009; U.S. Census, 1900, 1910, 1920, 1930.

¹⁰⁵ The grounds now include an Education Center and a garage, and the church has a parsonage at 702 Rittgers. Kiowa County Assessor records; Teal and Jacobs, *Kiowa County*, 345; "Eads: Do You Know This Building?" 2009; Kiowa County Abstract records.

fraternal orders, an unusual feature for a local government building. The two-story building, erected west of the First National Bank, featured walls of stone quarried near Bristol by a WPA crew.¹⁰⁶



Figure 24. New Deal spending to stimulate the economy and provide jobs during the Great Depression resulted in the construction of the Eads Town Hall. SOURCE: Lewis, "A Brief History of Kiowa County," 54.

Weisbrod Memorial Hospital. The second hospital at Eads owed its existence partially to the generosity of George Weisbrod, who was born in Germany in 1844 and came to the United States with his parents. Weisbrod became a successful rancher who retired to Eads and then profited by loaning and investing his money. He served as a director of the First National Bank from 1906 until his death in 1924. His concern about the lack of a hospital in the area resulted in a provision in his will for a substantial amount of money to be earmarked for the construction of a medical facility. Economic problems of the later 1920s and early 1930s precluded the erection of such a facility. In 1937, the Works Progress Administration accepted a proposal for construction of a \$32,000 hospital in Eads. Also utilizing the money provided by Weisbrod's estate, the project began in late 1937, although opening of the hospital was delayed by the country's

entrance into World War II. Finally in April 1943, the new medical facility began operation on a limited basis, expanding its services as staff and equipment were acquired. When completed, the hospital attracted patients from western Kansas, northern and southeastern Colorado, and the Arkansas Valley.¹⁰⁷

Eads High School. Misfortune struck in December 1937, when the twelve-room Eads High School burned. The fire gutted the building and left only three brick walls standing. The building had recently been remodeled in a WPA project and was described as "a pride to the citizens of Eads." Three hundred students attending classes in the building were forced into make-shift classrooms in the gymnasium, the school garage, and the Eads Community Church. Local residents immediately began searching for ways to rebuild, but insurance for the building was not sufficient to cover the cost of a new school. School Board Chairman Arthur

¹⁰⁶ "American Legion Hall," Eads, Colorado, National Register of Historic Places Registration Form, 2007; Lewis, "A Brief History," 54.

¹⁰⁷ Kiowa County Assessor records; Kiowa County Abstract records; "1200 Kerr Street," in "Eads: Do You Know This Building?" 2009; Ruthanna Jacobs and Belya Berry, "Weisbrod Memorial County Hospital," in Jacobs, *Kiowa County Colorado Centennial History*, 1989, 254-55; Brandon Bell, 18 Oct. 1912, 5; *Brandon News*, 15 Sep. 1921, 3; *Kiowa County Press*, 5 Apr. 1912, 3, 15 Sep. 1916, 1, 28 May 1920, 1, 19 Sep. 1924, 17 Nov. 1922, 12, 15 June 1923, 5; *Colorado State Business Directory*, 1923; WW I Draft Card for Lee Roy Mitchell, 1918, accessed at Ancestry.com on 21 Oct. 2009; U.S. Census, 1900, 1910, 1920, 1930, 8; *Colorado Farm & Ranch*, 26 Jan. 1917, 4, 9 Feb. 1917, 1, 25 Feb. 1926, 5; California Voter Registration, 1900-1968, Los Angeles County, accessed at Ancestry.com; Daniel Valdes, *Who's Who in Colorado, Centennial Edition*, 1958 (Boulder: Johnson Publishing Co., 1958), 619; "First National Bank/Whitelaw/Scoggins Murdock Building," Nomination, Kiowa County Register of Local Landmarks, 2007, KCHP-07-0001; *Lamar Daily News*, 8 August 1937; Doris Lessenden, "Kiowa County History," in Teal and Jacobs, *Kiowa County*, 177; *Kiowa County Press*, 6 August 1937.

Hightower led the successful effort to secure WPA funding, receiving \$40,499 from the federal government for a combined high school and grade school building.

Using limestone quarried southwest of Eads, in 1938 workers began erecting a two-story building of “Spanish style” designed by Pueblo architects Walter DeMordaunt and John Gray. Completion of the building required a second grant, and the work was finished in April 1940. The *Kiowa County Press* called the new school “one of the best and most beautiful buildings in Eastern Colorado.” The school, with distinctive walls of alternating rows of limestone and brick crowned by a tile roof, included administrative offices and a lunchroom where another WPA program provided meals for children whose families were experiencing difficult times.¹⁰⁸

Galatea School

The *Galatea School*, now utilized as the clubhouse for the Eads Golf Course (14999 Golf Course Road, 5KW.177) was erected in Galatea in about 1911 and dramatically remodeled in 1933, according to longtime Kiowa County resident Benny Fischer, who attended the school. A historic photograph of a previous Galatea School indicates that it was destroyed by fire in January 1911. Galatea, an agricultural community located fourteen miles west of Eads, was platted by the Pueblo & State Line Town & Land Company and had a post office between 1887 and 1948. There is very little left of the community of Galatea today according to Jimmy Bendorf, who states that he owns a few old buildings at the site, including a granary and a few houses.

¹⁰⁸ *Denver Post*, 1 October 1939; *Lamar Daily News*, 22 August 1939; “Eads School (5KW.127),” Architectural Inventory Form, 2006.



Figure 25. The Galatea School received its Mission style appearance in 1933 and was moved to Eads in the 1960s. It is now the clubhouse for the Eads Golf Course. SOURCE: Eads High School, photographic collection.

Benny Fischer recalls that the Galatea School originally had walls about fourteen-feet-tall because the area was experiencing rapid growth and the district thought it would need to add upstairs rooms. In 1920, the *Kiowa County Press* reported of Galatea, “School is progressing nicely with promise of increased enrollment. There is also prospect of needed improvements for the building soon.” When it became clear by the early 1930s that the anticipated expansion in the number of students would not happen, the district decided to remodel the building. The roof was removed, and the height of the walls was reduced by about four feet. Mr. Fischer indicates that Ray Singer, who was a carpenter, created the unusual (for the area) Mission style design and that he built a similar style house in Eads and one south of Haswell. Mr. Singer was the father of four sons who assisted him in the construction. He also built a school bus after acquiring a manufactured cab and chassis, according to Mr. Fischer.

Jimmy Bendorf, who attended the school beginning in 1935, states that at that time it served grades one through ten. There was no water well at the school site, so students, including Jimmy Bendorf and Benny Fischer, hauled water to the school

in exchange for a small payment. The building had one big room that could be divided into two rooms with sliding doors. The entrance was on the south, and there were two cloakrooms in the entryway. The school featured hardwood floors, wainscot on the walls, and windows providing good illumination. Associated with the building was a playground with swings, a merry-go-round, and a softball/baseball diamond north of the school. Jimmy Bendorf recalls that every town had two or three baseball teams until the 1950s and they would have games at the field on Sunday afternoons.

When Mr. Bendorf attended the school, it had an average of thirty to thirty-six pupils, while Mr. Fischer indicates that the Galatea School accommodated high school classes in certain years. Emma Forsyth recalled that at Galatea the schools were “the center of entertainment.” If a blizzard prevented the school bus from taking the children home they stayed at the local hotel. “Dances, oyster suppers and also church was held in the school house.” Mr. Bendorf recalled that the school served as a community center, being the locale of dances and box suppers on Saturday night, Sunday school and church on Sunday morning, and a place to gather for other events.¹⁰⁹

¹⁰⁹ Local residents recall that the school served as a building for the junior high students in Eads in the early 1960s, when students called it the “Alamo.” When the new high school was built, the building was sold to the Eads Golf Club for its clubhouse in 1964. Benny Fischer, Eads, Telephone Interview by R. Laurie Simmons, 30 Nov. 2009; Jimmy Bendorf, Eads, Telephone Interview by R. Laurie Simmons, 30 Nov. 2009; Teal and Jacobs, *Kiowa County*, 304, 334-35, 382-83, 410, 417; “Eads: Do You Know This Building?” 2009; Kelly Courkamp, “Kiowa County Schools,” 2009; Martea Johnson, “Johnson, Martea (Bickel),” in Jacobs, comp., *Kiowa County Colorado Centennial History*, 1989, 149; McKean, Teal, Jacobs, and Owen, *Tri-County History*, 105-06; “Kiowa County School Districts,” accessed at

Sheridan Lake and Haswell in the 1930s

Sheridan Lake, with 155 people was described as a wheat and cattle raising area in 1930. Its businesses included Albright’s rooming house, Bassett Brothers store, an agent of the Fairmont Creamery, Gorecki’s garage, the J.D. Infield Grain and Elevator Company, a blacksmith, Missouri Pacific agent J.S. Seddorn, and the Western Home Land Company managed by L.A. Poinsett.¹¹⁰

Haswell resident Alvin Siefkas recalls that the town was “a hustling, bustling place” during the 1920s and 1930s. In 1930 Haswell included a population of 110 and businesses such as Brubaker’s store, Bryant’s grocery, Butler & Sons garage and the OK Motor Company, Bessie Cline’s restaurant, agents of the Fairmont and Hollywood creameries and that of Swift’s, a billiard and cigar parlor, the *Haswell Herald*, John Rebel’s Haswell Hotel and his blacksmith and agricultural implement business, the Haswell Lumber Company, Lloyd Johnson’s hardware and radios, Mrs. E.S. Kercheval’s drugstore, Mountain States Telephone, Stoker’s feed, flour, and coal, and C.M. Zimmerman’s barber shop.¹¹¹

<http://www.colorado.gov> on 30 July 2009; *Kiowa County Press*, 26 Jan. 1917, 1 29 June 1917, 1 and 4, 20 July 1917, 1, 8 Oct. 1920, 4, 30 May 1924, 4, 14 Nov. 1924, 4; Maxine Benson, *1001 Colorado Place Names*, (Lawrence: University Press of Kansas, 1994), 79; Brian Miller, “Galatea: A Brief History,” 21 Jan. 2000, accessed at <http://eadseagles.com/LiggettHTML/millergalatea.htm> on 20 Nov. 2009; Justin McCloud, “The Story of Pasture Pool in Kiowa County,” 2000, accessed at <http://eadseagles.com/LiggettHTML/mccloudgolfcourse.htm> on 20 Nov. 2009; Historic Photograph of “Public School-Galatea-Colo. Destroyed by Fire 1/ -- 1911.”

¹¹⁰ *Colorado State Business Directory*, 1930.

¹¹¹ Alvin Siefkas, Telephone Interview by Thomas H. Simmons, 30 November 2009; *Colorado State Business Directory*, 1930, 675.

World War II and Postwar Development

The 1940 county population of 2,793 reflected a loss of 993 residents during the previous decade. As America prepared to enter World War II, the country encouraged farmers to produce all the food possible and Colorado farmers “responded to the war-born cry for food and more food with the greatest production in the state’s history,” despite shortages of labor and machinery. In 1941, corn, wheat, and feed grains were the major agricultural products of the county. The area experienced a land rush, as people from Kansas, Oklahoma, and Texas competed to buy undeveloped land for food production. Kathlyn Forster reported that the wheat harvest in the Towner area was “unbelievable on this virgin soil.” As in World War I, young men and women went off to serve their country, some never to return. The State Director of Selective Service reported that one of every eight male residents of Colorado saw service during 1941-1946. Of the state’s men and women who served in the war, about 2,700 gave their lives in the cause.¹¹²

After World War II, stock raising occupied more land than any other source of income in Kiowa County. Cattle and sheep were raised, with Herefords predominating. In addition turkey production became a significant agricultural enterprise. During the period after the war farmers produced large crops of wheat, milo, maize, and other row crops, and alfalfa was grown along the creek bottoms and adjacent to the lakes. Lillie A. Herzog reported that

¹¹² Colorado State Planning Commission, *Year Book of the State of Colorado, 1945-1947* (Denver: State Planning Commission, 1947), 176; Kathlyn Forster, “History of Kiowa County A.S.C.S. Office,” in Teal and Jacobs, *Kiowa County*, 164-166; *Colorado Year Book*, 1945-1947, 177; Colonel Whiteley, State Director of Selective Service, quoted in Hafen, *Colorado and Its People*, vol. 1, 589 and 590.

“pumping plants are used to irrigate until the roots reach sub-moisture.” In 1947, farmers reached a new high in farm production and income.¹¹³

By 1950 the population of Kiowa County had resumed its upward drive, rising to 3,003 by the time of the Census count. The 1950 total was the last to date to represent an increase in population. In the late 1940s and early 1950s additional land was broken for grain production. Beginning in 1953 rainfall was scarce and farmers were “hard hit.” A big windstorm on 20 February 1954 reminded older residents of the climatic events of the 1930s. In response to the new drought, emergency programs were established to provide emergency feed for livestock and control blowing soil. Marki Laughlin noted that the early years of the decade were “lean and dry,” and locals called it the “Sifty Fifties.” She noted that “it finally started raining in 1957.”¹¹⁴

Eads Developments in the 1940s

On the eve of World War II 700 people lived in Eads and its business district displayed a wide variety of commercial enterprises. One hundred business and professional listings appeared in the *State Business Directory* for Eads in 1941. B.F. Clark still had his shoe and harness repair shop, and blacksmithing services were available from Lloyd Mast and F.E. Widger. Harold Barnes served as county coroner, in addition to working as a barber. The Beatrice and Hollywood creameries had local agents. Visitors had the choice of the Commercial, Rialto, and the Strahan Hotel & Cafe. Clyde Crow operated a grocery and meat store, as did W.W. Schoggen. Auto

¹¹³ Herzog, *Encyclopedia*, 187; *Colorado Year Book*, 1945-1947, 177.

¹¹⁴ U.S. Census, 1950- 2000; Forster, “History” in Teal and Jacobs, *Kiowa County*, 166-168; Marki Laughlin, “L.C. Bowen Family History,” in *Kiowa County*, 111.

camps, the forerunners of motels, were managed by William Culver, John G. Kerwin, and J.R. Wood. There were twelve service stations/garages (two also offered groceries), three restaurants, two beauty parlors.



Figure 26. Dr. G. Erle and Ella Moore built this Cape Cod style residence at 1100 Kerr Street in Eads in 1949. SOURCE: Kiowa County Assessor, old appraisal card photograph, undated, c. early 1950s.

Howard Davidson continued to offer billiards and liquor, D.J. Weber also had a billiard parlor, Foster Lumber continued to sell building supplies, and J.D. Infield Grain Company provided storage for farm products. Mrs. R.E. Jackson's and Mrs. B.L. Tuell's dairies brought milk and cream to the town's residents. J.M. Kelly still had a hardware store that also sold farm machinery, Loy F. Jones sold agricultural implements, and the L & M Shop offered hardware and electrical services. Kiowa County Abstract, the Kiowa County Farm Loan Association, Kiowa County Press, and the First National Bank were conducting business. Fred W. Kerst, Jr. operated a drugstore, as did I.A. Taylor. S.E. Livingston served as a funeral director. A.J. Mattley had a bowling alley. L.E. Polk managed the Plains Theater, and E.A. Schoggen operated a dry goods and shoe store. Dr. L.R. Mitchell continued to treat the sick, and other necessary services were provided by firms such as Mountain States Telephone and Telegraph and Highlands

Utilities Company, and the law offices of A.T. Cherry and Charles Petrie.¹¹⁵

The last Kiowa County WPA projects were completed during the months before America entered World War II. In 1935 the county had submitted a WPA application for erection of a county shop and storage building. Although the project was approved the following year, construction never began, and the county submitted a new proposal in 1939 for a county shop that would be used for repair and storage of county maintenance equipment. Erection of the building, located across the street from the courthouse, began in 1940 using native sandstone. The project employed about twenty men for four months. The *Kiowa County Press* observed, "Kiowa County now has another useful and beautiful building constructed under a WPA project." During and immediately after the war new construction projects were limited for a time by shortages of labor and supplies.¹¹⁶

Eads Community Church (110 E. 11th Street, 5KW.170) remained unfinished throughout the Depression and World War II. In 1949, W.T. Holland, a builder and resident of Eads, presented the congregation with a plan for turning an existing building into a "beautiful and adequate church." In January 1951 local residents began to work on the church, with former brick mason John Hostetter (who was more than eighty years old) responsible for the brickwork. As one member wrote, "With little else, but determination at their disposal, in the midst of adverse crop years, the church building as it now is, was completed." The building included a sanctuary, new

¹¹⁵ *Colorado State Business Directory*, 1941, 603-604.

¹¹⁶ Kiowa County Shop, 5KW.126, Architectural Inventory Form, 2006.

furniture, an electric organ, and seats accommodating 220 people. The church was dedicated on 30 November 1952, with a Sunday school, a service with Bishop Glenn R. Phillips, and a dinner from the new kitchen served in the basement dining area.¹¹⁷



Figure 27. Eads businessman George D. Crow was the original owner of this rare circular house built in 1952 at 909 Maine Street, Eads. SOURCE: Kiowa County Assessor, old appraisal card photograph, 1955.

Eads Commercial and Civic Development in the Postwar Era

In the 1950s stockraising and dairying were the principal industries in the vicinity of Eads. Small grains, including wheat and barley, were popular crops, and Eads was still described as “the center of the best corn area in the state.” In 1950, Eads had a population of 1,015, according to the *US Census*. Commercial enterprises listed in the *State Business Directory* included a number of garages, auto dealers, and service stations; Lillie Herzog’s Blossom Shop; and travelers could choose from the

Commercial Hotel, the Rialto Hotel, or Mom’s Modern Motel. Dicks Bar & Grill provided food, as did the Pioneer Café of Dale Amerine and the V & N Cafe. Eads Cleaners, operated by E.K. Johnson, and Eads Cold Storage & Locker Service owned by R.K. Jackson, were present.

Ray Sapp operated Eads Liquor Store and the Eads Recreation Parlor, while the Highway Liquor Store provided competition. The Eads Shoe and Harness Shop of F.B. Clark was still in business. F.L. Pyles headed the First National Bank and the Foster Lumber Company still supplied the needs of builders. W.L. Jones had the Jones Implement Store, J.B. Miller provided hardware, and Wes Barber operated the Kiowa Café & Bar. The J.C. Lavelles printed the *Kiowa County Press*. Leona Kerst headed the Kiowa Pharmacy, and the Bransgrove and Parker drugstores also filled prescriptions. The Plains Theater featured popular movies. E.A. Schoggen was proprietor of the dry goods store. Several men conducted repair shops. Clyde Crow sold groceries at his Stop & Shop store. The Rose Marie Beauty Salon, Bentley Jewelry, Cunningham’s Radio Store, Eads Propane, the Ellgen Shop, and Fisher’s Wood Shop were open for business. The Weisbrod Memorial County Hospital provided local medical services.¹¹⁸

Farmers in the area gained additional grain storage capacity in the late 1940s and early 1950s. Hart, Bartlett, and Sturdevant Grain Company erected a poured concrete structure with twelve storage bins and a capacity of 350,000 bushels in Eads in 1950.¹¹⁹

A promotional publication, *Eads, Colorado...The City of Opportunity*,

¹¹⁷ McKean, Teal, Jacobs, and Owen, *Tri-County History*, 87-88; Teal and Jacobs, *Kiowa County*, 345-350; *Kiowa County Press*, 3 September 1920, 1, 24 June 1921, 5, 10 October 1924, 1, 7 May 1926, 1; Lewis, “A Brief History,” “Eads: Do You Know This Building?” 2009.

¹¹⁸ *Colorado State Business Directory*, 1950.

¹¹⁹ Simmons and Simmons, “Historic Resources Survey.”

appeared in 1959. Eads described itself as a small town of 1,200 residents with “the potentials of expansion,” including “the best climate in the land, friendly and progressive people, an abundance of water, natural gas, electricity, and modern transportation facilities.” At that time the mainline of the Missouri Pacific provided passenger and freight service, and an interstate bus line had four daily stops.

Businesses in 1959 included a bank, two implement firms, four garages, nine filling stations, three groceries, a furniture store, two hardware stores, two clothing and dry goods stores, two pharmacies, a lumber yard, elevators, a feed and seed store, a weekly newspaper, hotels and motels, a movie theater, a dry cleaner, a laundry, a shoe repair shop, three bulk gas stations, a locker plant, a poultry processing plant, and other small businesses. Seven churches held services in Eads, and Eads Public School offered “academic, commercial, music, homemaking, and shop classes.” Recreational opportunities included a golf course with sand greens, fields for football and baseball, and hunting and fishing areas. The promotional brochure noted, “Since World War II our town has grown rapidly and made the necessary readjustment to growth.” Cattle, sheep, wheat, sudan grass seed, and grain and forage sorghums were listed as the principal products produced by farmers and ranchers in the area.¹²⁰

Maine Street in Eads gained new businesses. A one-story commercial building was constructed at 1316 Maine Street (5KW.195) in the early 1950s by the Crow & Schmitt Construction Company. In 1954 Joseph Schmitt and George D. Crow founded the Eastern Colorado Utility

Company, a natural gas company, and used the building as its office. The company obtained natural gas franchises throughout eastern Colorado and still had an office in Eads through at least the early 1990s.¹²¹

In 1950 communities around Eads installed a telephone system of the Mountain States Telephone and Telegraph Company. Local men and boys set up the poles and lines. Doris Lessenden commented about the system: “It has made a vast difference in our community and brought us closer together.” The following year, a countywide installation of electricity was accomplished. By 1956 Eads boasted an adequate water supply for the first time in twenty-five years, a result of local residents agreeing to a \$275,000 bond issue and doubling of the tax rate. The town drilled three new wells northeast of Eads and built a 300,000-gallon storage reservoir and pipeline to town. Although other wells had been drilled after World War II, none had been able to meet the demand for water. In Eads, water was stored in two tanks formerly used by the Missouri Pacific.¹²²

Local residents recall that in 1953 Elery and Kay Lovett erected the building at 1205 Maine Street, (5KW.189) for a clothing store known as “Triangle Clothiers.” On 6

¹²⁰ *Eads, Colorado...The City of Opportunity* (Eads: N.p.: 1959) on file Denver Public Library, Department of Western History, Denver.

¹²¹ Mountain States Inspection Bureau, “Fire Map of Eads, Kiowa Co., Colo.,” March 1962. Sharon Johnson, Email to Tom and Laurie Simmons, 6 October 2009; *Who's Who in Colorado* (Boulder: Extension Division, University of Colorado, 1938), 617 and 621; Ruby Wissel, “Eads Power Plant” in “Eads: Do You Know This Building?” 2009; Jacobs, *Kiowa County Colorado Centennial History, 1989*, 252-53 and 152; Kiowa County Assessor records; *Lamar Daily News*, 29 December 2008; “J.F. Schmitt,” Social Security Death Index, accessed at ancestry.com on 19 Nov. 2009; *Kiowa County Press*, 3 Sept. 1982, 17 and 25 Nov. 1992, 17.

¹²² Lessenden, “Kiowa County History,” in Teal and Jacobs, *Kiowa County*, 177; *Denver Post*, 5 December 1956.

February 1953 the *Kiowa County Press* reported, “Ellery Lovett announced this week that a new store under the trade name of Triangle Clothiers will open in Eads on February 14th. Stock will include a complete line of general dry goods, as well as clothing for men, women and children.” Kay and Ellery Lovett and Alvin Johnson of Eads were listed as the owners of the store. The owners indicated that they hoped to have a complete five and ten cent line in addition to clothes. In March 1953, the store advertised print dresses, two for \$5.79, Wrangler jeans at \$2.98 to \$3.59, and gingham fabric, three yards for \$1. Triangle Clothiers was one of the merchants offering Green Stamps.¹²³

After World War II the county desired a new, modern courthouse and in 1956 the *Kiowa County Courthouse* was built just west of the old one at 1305 Goff Street (5KW.176); the site of the old building was turned into a parking lot and lawn. Denver architect C. Francis Pillsbury designed the new International style brick building, and Maher Construction Company served as the contractor. The county paid for the \$191,000 building with an eight-year mill levy on all taxable property. The building housed all county offices and contained a large assembly room with a kitchen that could be used by county people for meetings and other events. A large crowd attended the 1 September 1956 dedication on the lawn east and south of the building. John J. Lefferdink presided over the ceremonies, which included many pioneers and county officials. F.J. Pyles accepted the courthouse for the people, and District Judge Alfred A. Arraj gave the dedication

¹²³ H.W. Musselman, Photograph, December 1953, Musselman Collection, Eads High School; 1205 Maine Street, in “Eads: Do You Know This Building?” 2009; Kiowa County Assessor records and photographs; *Kiowa County Press*, 6 Feb. 1953, 1, 13 Feb. 1953, 1, 13 March 1953, 4, 3 Apr. 1953, 4.

address. At the dedication, one of the speakers noted that the building was completed despite the financial burdens resulting from six years of drought.¹²⁴



Figure 28. C. Francis Pillsbury of Denver designed the International style 1956 Kiowa County Courthouse. SOURCE: Kiowa County Public Library, undated, photograph collection.

In 1960 the Colorado Historical Society dedicated the Sand Creek Battleground as a historic site. An article in the *Pueblo Chieftain* in 1963 described Eads as “a dryland farming town” and “a community of just under 1,000 people.” The newspaper observed that the business community was fairly stable, attracting enough support in good years to weather less productive ones. Among the facilities mentioned in town were two “sizable” grain elevators. In 1964 Mr. and Mrs. James LaVelle, who had operated the *Kiowa County Press* at Eads for thirty-four years, sold the business to Jack Gardner, who had worked at several newspapers around the state before buying and operating the local Gambles Store.¹²⁵

Two new schools in Kiowa County, designed by the same architectural firm, opened in 1964. Eads celebrated the dedication of a new *Eads High School* located at 200 W. 10th Street (5KW.169) on 2 February 1964. The Denver architectural

¹²⁴ William E. Rose, “We Present this Building,” in Teal and Jacobs, *Kiowa County*, 113-114.

¹²⁵ Jacobs and Teal, *Kiowa County*, 16; *Pueblo Chieftain*, 29 July 1963; *Eastern Colorado Plainsman*, 3 January 1964.

firm of Selby M. Wheeler and Carol B. Lewis drew plans for the building, and the C.C. Carson Construction Company served as the general contractor. The architects favored Modern designs and “their school buildings reflected contemporary trends in architectural and educational philosophy. Their firm consistently focused on designing schools combining function, economy, and beauty to create an ideal environment for learning.” The architects worked closely with local officials to create buildings that met their needs, and Wheeler and Lewis believed that each school, whether its student population was large or small, should include a gym, library, and a science lab. They also favored multi-purpose rooms that could be used by both students and the community.

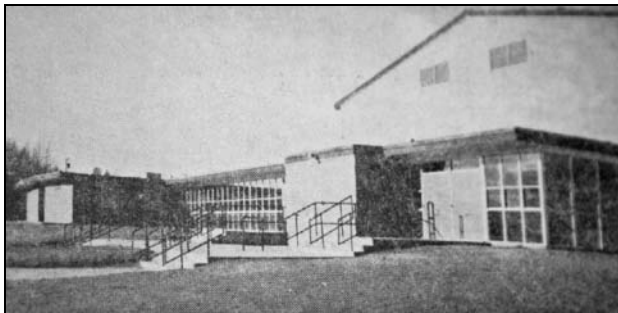


Figure 29. Dedicated in February 1964, Eads High School was designed by the Denver architectural firm of Wheeler and Lewis. SOURCE: Kiowa County Public Library, dedication brochure, 1964.

Robert E. Anderson served as superintendent of schools when the high school opened, Earl W. Kelley was president of the school board, and Robert L. Greenwell became the first principal. The new building included six regular classrooms, a fully equipped science room, a homemaking room, library, board of education room, superintendent’s office, principal’s office, faculty workroom, music room, and a gym-auditorium. The total cost of construction was \$422,810, and the building included 35,996 square feet of space. The school’s design included hot

water heat, a steel frame, a built-up gravel roof, and a maple gymnasium floor. The high school provided an up-to-date facility for educational activities, such as science and music studies, a gymnasium to host athletic contests, and a space for dances, cultural programs, and large meetings. As with earlier schools, the building became a focus of community events.¹²⁶

Haswell in the Postwar Era

Haswell’s population in 1940 totaled 163, according to the U.S. Census. Stockraising was the principal industry in the area. In 1941 the *State Business Directory* indicated Frank Anderson operated a barber shop and a place for billiards. C.C. Brubaker had a general merchandise store and sold insurance. C.L. Butler & Son were proprietors of a garage, as was Andrew Voss. Robert Ryan still served as the agent for the Continental Oil Company, and the John Rebels operated the Haswell Hotel; Mr. Rebel also provided blacksmith services. F.J. Love served meals at a café, and Mrs. Lauretta Newman managed the Moser Grocery. Mrs. Rebel headed the Women’s Booster Club, Leonard Stoker carried the rural mail, George Bickel served as constable, and J. Eloise Johnson was postmistress. About 1948 Gano Grain built one of the two largest grain storage structures along the Missouri Pacific. The poured concrete facility included ten storage bins and held 420,000 bushels.¹²⁷

In 1950 Haswell included 163 people and

¹²⁶ Eads High School, School Dedication Program, February 1964, on file at Kiowa County Public Library, Eads; Teal and Jacobs, *Kiowa County*; Kiowa County Assessor records; “Architect Biography: Carol B. Lewis and Selby M. Wheeler,” Colorado Historical Society *Camera & Clipboard*, July 2007, 4-5; *Lamar Daily Press*, 19 January 1937; *Eastern Colorado Leader*, 10 December 1937.

¹²⁷ *Colorado State Business Directory*, 1941, 737-738; Simmons and Simmons, “Historic Resources Survey.”

was a stock raising and grain growing area. Businesses included the B & F Market operated by the Rebels, Clark's Welding & Repair, a Conoco station, Covalt & Son, Des Marteau Elevator, G & C Elevator, Haswell Café, Haswell Feed Store, Haswell Hotel, the Highway Garage, Person's Self Serve Market, Service Oil Co., Stavely Café, and Voss Garage. Ross Belew served as mayor, Rev. Kenneth Hicks led the Methodist Church, Leonard Stoker carried the mail, and Nick Rossi served as superintendent of schools. The mayor and his wife, Frances, had brought a new type of architecture to Haswell when they shipped in and constructed a Lustron kit house the previous year.¹²⁸

Haswell Elementary School in the 200 block of Hogue Avenue (east side, 5KW.203) was designed by the same firm that worked on Eads High School, built in the same year, and dedicated on 2 February 1964. The one-story building encompassed four classrooms (two grades were taught in each room), a principal's office, a kitchen and lunchroom, a multi-purpose room, and boys' and girls' locker rooms. Construction expenditures totaled \$168,633.00 and the building included 10,853 square feet. The school included a forced hot water heating system with individual controls, a day and night temperature control system, florescent classroom lighting, a steel frame, acoustical ceiling tiles, and a maple floating gymnasium floor. At the time of construction Robert E. Anderson was superintendent of schools and Earl W. Kelley was president of the board of education.

The building "had the luxury of an indoor gymnasium which provided the children of Haswell hours and hours of competitive fun in basketball, particularly." The school closed in 1992 and Haswell children then

attended school in Eads, Karval, or Cheraw. The building is now utilized as a community center, and the gymnasium is utilized for large gatherings, such as family reunions, funerals, and meetings. A number of senior citizen services are provided in the building.¹²⁹



Figure 30. The Missouri Pacific Railroad built this depot in the late 1940s to replace an earlier two-story building in Haswell. In the 1970s it was moved to a farm near the eastern edge of town. **SOURCE:** Kiowa County Public Library, *Railroad Notebook*, undated photograph.

Sheridan Lake Incorporates After the War

Sheridan Lake's population decreased by thirty people from 1930 to 1941, according to State Business directories. In 1940, cattle raising and farming were cited as the principal industries of the area. The J.D. Infield Grain Company, J.A. Gorecki's garage, Bassett Brothers general store, Roy J. Wiebers's auto service station and his grocery store, L.A. Poinsett's real estate office, and the Sheridan Lake Hotel operated by the Heumanns were the businesses listed. Other residents included:

¹²⁹ Karl Eikenberg, "Haswell: What is There to Know?" Eads High School Junior-Senior Millennium Project, Kiowa County: A Retrospective at the Dawn of a New Millennium, accessed at <http://web.archive.org/20050727082600/http://www.eagles.com/eikenbergh.htm> on 16 June 2009; Haswell Elementary School Dedication Program, 1963; "Architect Biography: Carol B. Lewis and Selby M. Wheeler," *Colorado Historical Society Camera & Clipboard*, July 2007, 4-5; Kiowa County Assessor records.

¹²⁸ *Colorado State Business Directory*, 1950.

H.K. Albright, cattle; M.E. Bales, station agent; H.F. Brande, principal, and J.W. Steward, school superintendent; M.W. Burton and W.J. Koeller, poultry raisers; Selby D. Christian, justice of the peace, creamery agent, and notary; P.L. Haner, constable; E.T. Hawthorne, sheep; Horace Jencks, mail carrier; Everett Marble, S.J. Tinsley & Sons, Frank Wiebers, and P.O. Myers, livestock; B.F. Thurlow, manager of the telephone exchange; and Edward Steele, acting postmaster.¹³⁰

In the late 1940s, a church building that started life in the town of Brandon was relocated to Sheridan Lake, *St. Cletus Catholic Church* at Broadway and Sheridan Avenue (5KW.209). In 1925 an article in the *Kiowa County Press* had stated about Brandon: "There is an awakening by the general public in regard to the selection of a suitable site and the building of a church in Brandon. For years the question has been discussed here, but never got past the talk stage." In his 1938 thesis on the history of Kiowa County, Arthur V. Lewis indicated, "There is only one Catholic church in the county. It is located at Brandon and was organized in 1929." Local historians Roleta Teal and Betty Jacobs reported that the church was named for St. Cletus in honor of a deceased baby son of that name of Mr. and Mrs. Bill Feheringer, who lived south of Brandon and were members of the church. Difficult times during the 1930s resulted in loss of population for the community. By 1938 the Brandon Catholic congregation included only a few members and it never had a regular priest. Lewis found that most of the Catholics living in the county attended services in Holly, Bristol, or Lamar. Teal and Jacobs indicated that Father Gorman, the priest at Bristol, came once a month and held mass until 1935, when Father

Keifer of Cheyenne Wells performed the same service.

The exact date the church was moved to Sheridan Lake is not known. The Kiowa County Assessor's office photographed the church building there in 1948, identifying it as *St. Cletus Catholic Church*. Teal and Jacobs found that when the Pueblo Diocese was created in 1960, Lamar "took care of the church until it closed its doors in 1970 due to lack of a priest."¹³¹

In 1948, one of the largest grain storage facilities along the Missouri Pacific line was built in Sheridan Lake. The poured concrete elevator included ten storage bins and had a capacity of 420,000 bushels.¹³²

On 11 June 1951 Sheridan Lake incorporated. An article in the *Pueblo Chieftain* in 1954 described Sheridan Lake as an area that had been hard hit by the failure of dryland farming in the 1930s. However, during World War II it had enjoyed prosperity as wheat production and prices rose. During the Sifty Fifties, wheat growing retracted once more, although it still was a prime product of the area, together with cattle raising. The town reported a population of seventy and local businesses included the Alishouse Grain Company, the Boulware Grain Company, the Boulware Mercantile Company, the Des Manteau Elevator, Lewis Welding Shop, the Sheridan Hotel operated by the August Heumanns, and L.B. Smith's café. Two churches were present, *St. Cletus Church*

¹³¹ Lewis, "A Brief History," 61; Kiowa County Assessor records; Kiowa Abstract Company records; *Kiowa County Press*, 25 August 1921, 1, 6 Feb. 1925, 1; Catholic Diocese of Pueblo, Colorado, "St. Francis de Sales & Our Lady of Guadalupe, Lamar," accessed at <http://www.dioceseofpueblo.com> on 12 Nov. 2009; Teal and Jacobs, *Kiowa County*, 352; *Colorado State Business Directories*, 1889-1923.

¹³² R. Laurie and Thomas H. Simmons, "Historic Resources Survey: Towner to North Avondale Junction, Final Survey Report," 29 January 1999.

¹³⁰ *Colorado State Business Directory*, 1941, 982.

led by Father Burr and the Sheridan Lake Federated Church led by Rev. H.R. Tuttle.¹³³

Kiowa County at “the Dawn of a New Millennium”

Agriculture remains the cornerstone of the current Kiowa County economy, with cattle, milo, and corn the leading products. The 2000 Census showed the county with a population of 1,622, slightly below its 1990 figure. The county’s three incorporated municipalities displayed varying trends for the 1990-2000 period: Eads declined about 4.2 percent to 747 inhabitants; Haswell grew by 35.5 percent to 84 persons; and Sheridan Lake dipped 30.5 percent to a population of 66. Colorado Department of Local Affairs showed declines for the county and all three towns from 2000 through mid-2008, when Kiowa County’s population was estimated at 1,449.¹³⁴

The first years of the new millennium saw an increased interest and appreciation of the area’s history. Since 1999, students at Eads High School and other local residents have engaged in a series of local history initiatives, including original research, oral history interviews, inventories of area cemeteries, collection and digitization of historic photographs and newspaper articles, community inventories, the development of business plans for using historic buildings, and renovation of the Plains Theatre. The results of these projects are displayed on the school’s website.¹³⁵

In 2000 Kiowa County purchased the Nipps-Bransgrove Building (1912) on Maine Street in Eads and successfully rehabilitated the large, two-story building, which had been listed in the State Register of Historic Properties in 1997. In 2005 the county adopted a historic preservation ordinance and established the Kiowa County Historic Preservation Commission. Adoption of the ordinance met certain standards and enabled the county to participate in the Certified Local Government (CLG) program administered by the Colorado Historical Society. Kiowa County is also a designated “Preserve America” community, under a governmental initiative to recognize “communities that protect and celebrate their heritage.”¹³⁶

The Sand Creek site was designated a National Historic Landmark in 2005 and became a unit of the National Park system in 2007. The National Park Service’s Rivers, Trails, and Conservation Assistance Program has provided funding and is currently working with the KCHPC to develop a county-wide system of trails that will “provide recreational and interpretive opportunities” for residents and visitors.¹³⁷

¹³³ *Pueblo Chieftain*, 8 August 1954; *Colorado State Business Directory*, 1950.

¹³⁴ Colorado Department of Local Affairs, State Demography Office, Colorado Population Estimates by County and Municipality, 2000-2008.

¹³⁵ Eads School District RE-1, student projects, accessed at <http://eadseagles.com>, 21 January 2010.

¹³⁶ Preserve America Community: Kiowa County, Colorado, posted 13 April 2009, accessed at www.preserveamerica.gov, 21 January 2010.

¹³⁷ National Park Service, Rivers, Trails and Conservation Assistance Program, Intermountain Region, Colorado News, accessed at www.nps.gov, 21 January 2010.

RESULTS

The 2008-09 Kiowa County Historic Buildings Survey documented 50 resources in or immediately adjacent to the county's three incorporated communities. Thirty-one resources were surveyed within Eads and two in its immediate vicinity. Haswell contained twelve of the documented properties and Sheridan Lake five.

Table 6 presents a summary of eligibility assessments for all resources included in the intensive survey in town and street address order, while Table 7 displays the results in state identification number order. Chris Geddes and Heather Peterson, National and State Register Historians with the Colorado OAH, concurred with the eligibility assessments of the surveyors, and Ms. Peterson evaluated an additional three resources eligible to the National Register and one to the State Register.

Individually Eligible Resources

Fifteen individual resources examined in the survey are evaluated as potentially eligible to the National Register of Historic Places, while eight were assessed as potentially eligible to the State Register of Historic Properties only. The relatively high proportion of resources eligible to the National or State Registers (46 percent) is attributable to the fact that the properties selected for intensive survey were evaluated in the reconnaissance element of this project as having a "high" priority for intensive survey and were selected by the Kiowa County Historic Preservation Commission as having potential historical or architectural significance.

All but three of the fifty resources were assessed as eligible for designation as Kiowa County local landmarks using the criteria presented in Table 5. The county criteria do not include a requirement that resources generally be at least fifty years old for designation, as the National Register does. The ordinance is silent concerning whether or not moving a resource affects its eligibility and whether or not a resource must possess historic physical integrity for designation. The surveyors consulted members of the KCHPC and received guidance that resources should possess historic physical integrity and that moved resources are not disqualified from listing. The moving of buildings during the historic period was not unusual within the county.

Evaluations of eligibility are based upon the status of the building during fieldwork, and any subsequent alterations made to a resource may have a positive or negative impact on a building's historic physical integrity and significance.

Construction Dates

The survey of fifty properties in Eads, Haswell, and Sheridan Lake documented buildings ranging in age from 1889 (Goff Hotel) to 1963 (Eads High School and Haswell Elementary School). Among the fifty historic resources surveyed, the largest group (with twenty-one examples) was built in the 1910s. Nine of the buildings surveyed were built in the 1920s, six in the 1950s, four in the 1900s, three in the 1930s and in the 1940s, two in the 1960s, and one each in the 1880s and 1890s.

Table 5

Kiowa County Criteria for Designation of Historic Sites

Resolution No. 01-05, State of Colorado, County of Kiowa, “A Resolution establishing the Kiowa County Historic Preservation Advisory Commission ...” adopted March 29, 2005, Section 3, “Criteria for Designation of Historic Sites” provides:

In order to qualify for designation as a historic resource pursuant to this resolution, the resource must be determined to have historic significance due to one or more of the following factors:

- (a) Its character, interests or value as part of the development, heritage or cultural characteristics of Kiowa County, the State of Colorado, or the United States of America.
- (b) Its location as a resource of significant historic event.
- (c) Its identification with a person(s) who significantly contributed to the culture and development of Kiowa County, the State of Colorado, or the United States of America.
- (d) Its exemplification of the cultural, economic, social or historic heritage of Kiowa County, the State of Colorado, or the United States.
- (e) Its portrayal of the environment of a group of people in an era of history characterized by distinctive architectural style.
- (f) Its embodiment of distinguishing characteristics of an architectural type or specimen.
- (g) Its identification as the work of an architect or master builder whose individual work has influenced the development of Kiowa County, the State of Colorado, or the United States of America.
- (h) Its embodiment of elements of architectural design, detail, materials or craftsmanship that represent a significant architectural innovation.
- (i) Its relationship to other distinctive areas that are eligible for preservation according to a plan based on historic, cultural or architectural motif.
- (j) Its unique location or singular physical characteristic representing an established and familiar visual feature of a municipality (neighborhood, community) or the County.
- (k) Must be with the property owner’s written consent or application.

Table 6
EVALUATION OF RESOURCES FOR INDIVIDUAL ELIGIBILITY
FOR NATIONAL, STATE, OR LOCAL DESIGNATION
SORTED BY MUNICIPALITY AND STREET ADDRESS

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
W. 10th Street and Slater Street (northeast corner)	Eads	5KW.168	Eads School Gymnasium (1928)	Eligible	A	Eligible	A	Eligible	A, D, F, G, J
200 W. 10th Street	Eads	5KW.169	Eads High School (1963)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, G, J
110 E. 11th Street	Eads	5KW.170	Eads Community Church (1921, 1952)	Eligible	A, C (A)	Eligible	A, C	Eligible	A, D, F, G, J
108 E. 13th Street	Eads	5KW.171	Foster Lumber Co., Eads Building Supply Inc., Haswell Lumber Company (1915)	Eligible	A, C	Eligible	A, C	Eligible	A, D, F, J
E. 14th Street and Hickman Street (southwest corner)	Eads	5KW.90	Eads Electric Light Plant (Highland Utilities), Southeast Colorado Power (1931)	Not Eligible	--	Eligible	A, C	Eligible	A, D, F
404 E. 14th Street	Eads	5KW.172	Etter/Proctor/Amyx House (1915) ◆	Eligible	C	Eligible	C	Eligible	A, C, D, F
207 W. 15th Street (US 287/Colorado 96)	Eads	5KW.173	Phillips 66 Service Station (1959)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
1000 Goff Street	Eads	5KW.174	Glau House (1907) ◆	Eligible	C	Eligible	C	Eligible	A, D, F
1005 Goff Street	Eads	5KW.175	Denney Mortuary (1914)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
1305 Goff Street	Eads	5KW.176	Kiowa County Courthouse (1956)	Eligible	A, C	Eligible	A, C	Eligible	A, D, F, G, J
1007 Hickman Street	Eads	5KW.178	Assembly of God Church (1937, 1946)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, J

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
1201 Hickman Street	Eads	5KW.179	Ek/Almack/Johnson/Wissel House (1913) ♦	Eligible	C	Eligible	C	Eligible	A, D, F
1204 Hickman Street	Eads	5KW.180	Crosbie/Koch House (1920s)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
1100 Kerr Street	Eads	5KW.181	Moore/Newman/Berry House (1949)	Not Eligible	--	Eligible	C	Eligible	A, C, D, F
1200 Kerr Street	Eads	5KW.182	Owens/Whitelaw House, Mitchell Hospital (1915)	Not Eligible	--	Eligible	A	Eligible	A, C, D, F
1211 Kerr Street	Eads	5KW.183	Arnold/Cline/McCracken/Tucker House (1915)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
1300 Luther Street	Eads	5KW.185	Cherry House (1918)	Eligible	A, C	Eligible	A, C	Eligible	A, C, D, F, J
909 Maine Street	Eads	5KW.196	Crow/Hightower House (1952)	Eligible	B, C	Eligible	B, C	Eligible	A, C, D, G, H, J
1111 Maine Street	Eads	5KW.186	Sunday's Garage/Crow's Stop 'n Shop (1917)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, J
1204 Maine Street	Eads	5KW.188	Blair Hardware/ Kelly Hardware/Miller Hardware (1917)	Not Eligible	--	Not Eligible	--	Not Eligible	--
1205 Maine Street	Eads	5KW.189	Triangle Clothiers (1953)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
1206 Maine Street	Eads	5KW.190	France Building/Eads Meat Market/Crow Grocery/ White Grocery (1920)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D
1208 Maine Street	Eads	5KW.191	Eads Bakery/Bramble's Bakery (1922)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D
1209 Maine Street	Eads	5KW.192	Rialto Hotel (1919)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D
1211 Maine Street	Eads	5KW.187	Goff Hotel (1889, 1905)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
1213 Maine Street	Eads	5KW.193	La Cinema Theater (1920)	Not Eligible	--	Not Eligible	--	Not Eligible	--
1220 Maine Street	Eads	5KW.194	First National Bank of Eads (1918)	Not Eligible	--	Not Eligible	--	Not Eligible	--
1316 Maine Street	Eads	5KW.195	Eastern Colorado Utility Company (1954)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
1401 Rittgers Street	Eads	5KW.197	A.R. Rittgers House (1924)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
1100 Slater Street	Eads	5KW.198	Pyles House (1919)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
1010 Wansted Street	Eads	5KW.199	Hines/Petrie/Stoner House (1919)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F, G
14999 Golf Course Road	Eads Vicinity	5KW.177	Galatea School (1911, 1933)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, G
W. Lowell Avenue and S. Slater Street (southeast corner)	Eads Vicinity	5KW.184	Jackson Barn (1915-20)	Not Eligible	--	Eligible	C	Eligible	A, D, F
4th Street (south side, two blocks east of Spencer Ave.)	Haswell	5KW.200	Haswell Missouri Pacific Railroad Depot (late 1940s)	Not Eligible	--	Eligible	C	Eligible	A, D, F
4th Street (Colorado Highway 96) south side, west of Main Street	Haswell	5KW.201	Conoco Gasoline Station (1910s-1920s)	Eligible	C	Eligible	C	Eligible	A, D, F, J
200 4th Street (Colorado Highway 96)	Haswell	5KW.33	Hotel Holly, Haswell Hotel (1907)	Eligible	A	Eligible	A	Eligible	A, C, D, F, J
403 Colorado Highway 96	Haswell	5KW.202	Marx Garage, Haswell Propane (1950s)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, J
200 block Hogue Avenue (east side)	Haswell	5KW.203	Haswell Elementary School (1963)	Eligible	A, C	Eligible	A, C	Eligible	A, D, F, G, J

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
Main Street and 1st Street (southwest corner)	Haswell	5KW.34	Haswell Methodist Church/First Methodist Episcopal Church/The Haswell Church (1916)	Not Eligible	--	Not Eligible	--	Eligible	A, D, G, J
Main Street and 1st Street (northeast corner)	Haswell	5KW.204	Belew/Stavely House (1949)	Eligible	C	Eligible	C	Eligible	A, C, D, F, H
300 block Main Street (west side)	Haswell	5KW.205	Haswell Post Office/Ryan's Bakery (c. 1910)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
301 Main Street	Haswell	5KW.36	Colorado State Bank/Haswell Bank (1909)	Not Eligible	--	Eligible	A	Eligible	A, C, D, J
500 block N. Main Street (east side, south building)	Haswell	5KW.207	Davenport/Patton House (1916)	Eligible	C	Eligible	C	Eligible	A, C, D, F, H
500 block N. Main Street (east side, north building)	Haswell	5KW.206	Mortenson/Swanlund/Hett House (1925)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
503 N. Main Street	Haswell	5KW.208	Linn/Bowen/Stoker House (1915)	Eligible	C	Eligible	C	Eligible	A, C, D, F, H
Broadway and Sheridan Avenue (northeast corner)	Sheridan Lake	5KW.209	St. Cletus Catholic Church (c. 1930)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
619 Burnett Street	Sheridan Lake	5KW.46	Sheridan Lake School (1929)	Not Eligible	--	Eligible	A	Eligible	A, D, F, G, J
Colorado Avenue (west side between Broadway and the railroad tracks)	Sheridan Lake	5KW.210	D.E. Hummel & Son/Sheridan Hotel and Café (1909)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F, J

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
Colorado Avenue (east side, between Broadway and the railroad tracks, south building)	Sheridan Lake	5KW.212	Cassidy Restaurant/ Cassidy's House/Cooper's Hotel/Green Tavern (c. 1894)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D
Colorado Avenue (east side, between Broadway and the railroad tracks, north building)	Sheridan Lake	5KW.211	Poinsett Building/Poinsett Land Office (c. 1918) ◆	Not Eligible	--	Eligible	A	Eligible	A, C, D, F

NOTE: Letters in the criteria columns indicate the applicable National, State, or Kiowa County criteria; a letter in parentheses indicates an applicable criteria consideration for the National Register. A diamond symbol (◆) in the historic name column identifies a resource that the surveyors did not evaluate as eligible for the National or State Registers but which OAHP staff independently assessed as eligible.

Table 7
EVALUATION OF RESOURCES FOR INDIVIDUAL ELIGIBILITY
FOR NATIONAL, STATE, OR LOCAL DESIGNATION
SORTED IN STATE IDENTIFICATION NUMBER ORDER

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
200 4th Street (Colorado Highway 96)	Haswell	5KW.33	Hotel Holly, Haswell Hotel (1907)	Eligible	A	Eligible	A	Eligible	A, C, D, F, J
Main Street and 1st Street (southwest corner)	Haswell	5KW.34	Haswell Methodist Church/First Methodist Episcopal Church/The Haswell Church (1916)	Not Eligible	--	Not Eligible	--	Eligible	A, D, G, J
301 Main Street	Haswell	5KW.36	Colorado State Bank/Haswell Bank (1909)	Not Eligible	--	Eligible	A	Eligible	A, C, D, J
619 Burnett Street	Sheridan Lake	5KW.46	Sheridan Lake School (1929)	Not Eligible	--	Eligible	A	Eligible	A, D, F, G, J
E. 14th Street and Hickman Street (southwest corner)	Eads	5KW.90	Eads Electric Light Plant (Highland Utilities), Southeast Colorado Power (1931)	Not Eligible	--	Eligible	A, C	Eligible	A, D, F
W. 10th Street and Slater Street (northeast corner)	Eads	5KW.168	Eads School Gymnasium (1928)	Eligible	A	Eligible	A	Eligible	A, D, F, G, J
200 W. 10th Street	Eads	5KW.169	Eads High School (1963)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, G, J
110 E. 11th Street	Eads	5KW.170	Eads Community Church (1921, 1952)	Eligible	A, C (A)	Eligible	A, C	Eligible	A, D, F, G, J
108 E. 13th Street	Eads	5KW.171	Foster Lumber Co., Eads Building Supply Inc., Haswell Lumber Company (1915)	Eligible	A, C	Eligible	A, C	Eligible	A, D, F, J
404 E. 14th Street	Eads	5KW.172	Etter/Proctor/Amyx House (1915) ♦	Eligible	C	Eligible	C	Eligible	A, C, D, F

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
207 W. 15th Street (US 287/Colorado 96)	Eads	5KW.173	Phillips 66 Service Station (1959)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
1000 Goff Street	Eads	5KW.174	Glau House (1907) ◆	Eligible	C	Eligible	C	Eligible	A, D, F
1005 Goff Street	Eads	5KW.175	Denney Mortuary (1914)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
1305 Goff Street	Eads	5KW.176	Kiowa County Courthouse (1956)	Eligible	A, C	Eligible	A, C	Eligible	A, D, F, G, J
14999 Golf Course Road	Eads Vicinity	5KW.177	Galatea School (1911, 1933)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, G
1007 Hickman Street	Eads	5KW.178	Assembly of God Church (1937, 1946)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, J
1201 Hickman Street	Eads	5KW.179	Ek/Almack/Johnson/Wissel House (1913) ◆	Eligible	C	Eligible	C	Eligible	A, D, F
1204 Hickman Street	Eads	5KW.180	Crosbie/Koch House (1920s)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
1100 Kerr Street	Eads	5KW.181	Moore/Newman/Berry House (1949)	Not Eligible	--	Eligible	C	Eligible	A, C, D, F
1200 Kerr Street	Eads	5KW.182	Owens/Whitelaw House, Mitchell Hospital (1915)	Not Eligible	--	Eligible	A	Eligible	A, C, D, F
1211 Kerr Street	Eads	5KW.183	Arnold/Cline/McCracken/Tucker House (1915)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
W. Lowell Avenue and S. Slater Street (southeast corner)	Eads Vicinity	5KW.184	Jackson Barn (1915-20)	Not Eligible	--	Eligible	C	Eligible	A, D, F
1300 Luther Street	Eads	5KW.185	Cherry House (1918)	Eligible	A, C	Eligible	A, C	Eligible	A, C, D, F, J
1111 Maine Street	Eads	5KW.186	Sunday's Garage/Crow's Stop 'n Shop (1917)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, J
1211 Maine Street	Eads	5KW.187	Goff Hotel (1889, 1905)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
1204 Maine Street	Eads	5KW.188	Blair Hardware/ Kelly Hardware/Miller Hardware (1917)	Not Eligible	--	Not Eligible	--	Not Eligible	--
1205 Maine Street	Eads	5KW.189	Triangle Clothiers (1953)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
1206 Maine Street	Eads	5KW.190	France Building/Eads Meat Market/Crow Grocery/ White Grocery (1920)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D
1208 Maine Street	Eads	5KW.191	Eads Bakery/Bramble's Bakery (1922)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D
1209 Maine Street	Eads	5KW.192	Rialto Hotel (1919)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D
1213 Maine Street	Eads	5KW.193	La Cinema Theater (1920)	Not Eligible	--	Not Eligible	--	Not Eligible	--
1220 Maine Street	Eads	5KW.194	First National Bank of Eads (1918)	Not Eligible	--	Not Eligible	--	Not Eligible	--
1316 Maine Street	Eads	5KW.195	Eastern Colorado Utility Company (1954)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
909 Maine Street	Eads	5KW.196	Crow/Hightower House (1952)	Eligible	B, C	Eligible	B, C	Eligible	A, C, D, G, H, J
1401 Rittgers Street	Eads	5KW.197	A.R. Rittgers House (1924)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
1100 Slater Street	Eads	5KW.198	Pyles House (1919)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F
1010 Wansted Street	Eads	5KW.199	Hines/Petrie/Stoner House (1919)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F, G
4th Street (south side, two blocks east of Spencer Ave.)	Haswell	5KW.200	Haswell Missouri Pacific Railroad Depot (late 1940s)	Not Eligible	--	Eligible	C	Eligible	A, D, F

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
4th Street (Colorado Highway 96) south side, west of Main Street	Haswell	5KW.201	Conoco Gasoline Station (1910s-1920s)	Eligible	C	Eligible	C	Eligible	A, D, F, J
403 Colorado Highway 96	Haswell	5KW.202	Marx Garage, Haswell Propane (1950s)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F, J
200 block Hogue Avenue (east side)	Haswell	5KW.203	Haswell Elementary School (1963)	Eligible	A, C	Eligible	A, C	Eligible	A, D, F, G, J
Main Street and 1st Street (northeast corner)	Haswell	5KW.204	Belew/Stavely House (1949)	Eligible	C	Eligible	C	Eligible	A, C, D, F, H
300 block Main Street (west side)	Haswell	5KW.205	Haswell Post Office/Ryan's Bakery (c. 1910)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
500 block N. Main Street (east side, north building)	Haswell	5KW.206	Mortenson/Swanlund/Hett House (1925)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
500 block N. Main Street (east side, south building)	Haswell	5KW.207	Davenport/Patton House (1916)	Eligible	C	Eligible	C	Eligible	A, C, D, F, H
503 N. Main Street	Haswell	5KW.208	Linn/Bowen/Stoker House (1915)	Eligible	C	Eligible	C	Eligible	A, C, D, F, H
Broadway and Sheridan Avenue (northeast corner)	Sheridan Lake	5KW.209	St. Cletus Catholic Church (c. 1930)	Not Eligible	--	Not Eligible	--	Eligible	A, D, F
Colorado Avenue (west side between Broadway and the railroad tracks)	Sheridan Lake	5KW.210	D.E. Hummel & Son/Sheridan Hotel and Café (1909)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D, F, J

STREET ADDRESS	TOWN	STATE ID NUM.	HISTORIC NAME AND YEAR BUILT	NATIONAL		STATE		LOCAL	
				Status	Criteria	Status	Criteria	Status	Criteria
Colorado Avenue (east side, between Broadway and the railroad tracks, north building)	Sheridan Lake	5KW.211	Poinsett Building/Poinsett Land Office (c. 1918) ◆	Not Eligible	--	Eligible	A	Eligible	A, C, D, F
Colorado Avenue (east side, between Broadway and the railroad tracks, south building)	Sheridan Lake	5KW.212	Cassidy Restaurant/Cassidy's House/Cooper's Hotel/Green Tavern (c. 1894)	Not Eligible	--	Not Eligible	--	Eligible	A, C, D

NOTE: Letters in the criteria columns indicate the applicable National, State, or Kiowa County criteria; a letter in parentheses indicates an applicable criteria consideration for the National Register. A diamond symbol (◆) in the historic name column identifies a resource that the surveyors did not evaluate as eligible for the National or State Registers but which OAHP staff independently assessed as eligible.

Potentially Eligible to the National and State Registers



W. 10th Street and Slater Street (northeast corner), Eads, 5KW.168, Eads School Gymnasium (1928)



110 E. 11th Street, Eads, 5KW.170, Eads Community Church (1921, 1952)



108 E. 13th Street, Eads, 5KW.171, Foster Lumber Co., Eads Building Supply Inc., Haswell Lumber Company (1915)



404 E. 14th Street, Eads, 5KW.172, Etter/Proctor/Amyx House (1915)



1000 Goff Street, Eads, 5KW.174, Glau House (1907)

Potentially Eligible to the National and State Registers



1305 Goff Street, Eads, 5KW.176, Kiowa County Courthouse (1956)



1201 Hickman Street, Eads, 5KW.179, Ek/Almack /Johnson/Wissel House (1913)



1300 Luther Street, Eads, 5KW.185, Cherry House (1918)



909 Maine Street, Eads, 5KW.196, Crow/Hightower House (1952)



4th Street (Colorado Highway 96) south side, west of Main Street, Haswell, 5KW.201, Conoco Gasoline Station (1910s-1920s)

Potentially Eligible to the National and State Registers



200 4th Street (Colorado Highway 96), Haswell, 5KW.33, Hotel Holly, Haswell Hotel (1907)



200 block Hogue Avenue (east side), Haswell, 5KW.203, Haswell Elementary School (1963)



Main Street and 1st Street (northeast corner), Haswell, 5KW.204, Belew/Stavely House (1949)



500 block N. Main Street (east side, south building), Haswell, 5KW.207, Davenport/Patton House (1916)



503 N. Main Street, Haswell, 5KW.208, Linn/Bowen/Stoker House (1915)

Potentially Eligible to the State Register Only



E. 14th Street and Hickman Street (southwest corner), Eads, 5KW.90, Eads Electric Light Plant (Highland Utilities), Southeast Colorado Power (1931)



1100 Kerr Street, Eads, 5KW.181, Moore/Newman/Berry House (1949)



1200 Kerr Street, Eads, 5KW.182, Owens/Whitelaw House, Mitchell Hospital (1915)



W. Lowell Avenue and S. Slater Street (southeast corner), Eads Vicinity, 5KW.184, Jackson Barn (1915-20)



4th Street (south side, two blocks east of Spencer Ave.), Haswell, 5KW.200, Haswell Missouri Pacific Railroad Depot (late 1940s)

Potentially Eligible to the State Register Only



301 Main Street, Haswell, 5KW.36, Colorado State Bank/ Haswell Bank (1909)



619 Burnett Street, Sheridan Lake, 5KW.46, Sheridan Lake School (1929)



Colorado Avenue (east side, between Broadway and the railroad tracks, north building), Sheridan Lake, 5KW.211, Poinsett Building/Poinsett Land Office (c. 1918)

Original Functions

Historic resources with a diversity of original functions were recorded. Buildings with domestic uses, including hotels and single family dwellings, comprised the largest group by use, with twenty examples. Twelve buildings whose original purpose was related to commerce and trade represented the second largest group. Four schools and four churches were surveyed. Other building functions included: two mortuaries; two government buildings (a post office and a courthouse); two facilities related to recreation and culture (a gymnasium and a motion picture theater); two agricultural buildings (a barn and a Quonset hut); one industrial/energy facility (Eads Electric Light Plant); and one transportation-related building (Haswell Missouri Pacific Railroad depot).

Materials

In terms of construction materials utilized in the buildings, wood was the dominant product in the total number of buildings surveyed. Twenty-two of the buildings documented originally had wood siding. Weatherboard/horizontal siding was the most popular wall cladding for houses by far. Only one house surveyed in Eads utilized brick, the Crow House at 909 Maine Street (5KW.196), and one house had stucco walls (1010 Wansted Street, 5KW.199). Two commercial buildings and a hotel in Sheridan Lake were frame, with horizontal board or wood shingle siding. One barn in Eads also displayed wood siding. Some frame houses and one church now have nonoriginal siding such as asbestos, metal, and stucco. Stucco buildings surveyed also include two commercial buildings, two hotels, one school, one mortuary, one post office, and two churches. In Eads, commercial and public buildings surveyed almost exclusively were composed of brick. Seven

businesses along Maine Street were built of brick. One brick building, the Colorado State Bank in Haswell, now has stucco covering the walls, and other brick buildings have stucco on some walls. Three of the schools (in Eads, Haswell, and Sheridan Lake) had brick walls, as did other buildings in Eads, including one hotel, the county courthouse, an electric light plant, a gymnasium, a theater, and a church. Three buildings, a service station in Eads and two houses in Haswell, were built of concrete blocks. One Quonset hut and one house in Haswell were of metal construction.

Historic Architectural Styles and Types

Buildings documented during the survey represented a wide variety of architectural styles and building forms and types. Six buildings reflected Late 19th and 20th Century Revivals. Representatives of this style included: Dutch Colonial Revival, Mission (three examples), and Renaissance Revival. Six buildings reflected Late Nineteenth and Early Twentieth Century American influences, including two Craftsman houses. Seven buildings were examples of Modern Movements, (including three examples of the International style) and one circular house representing Modern Movements/Novelty design. Another commercial building in Eads (12 13 Maine Street) displays a mix of Modern Movements influences as well as aspects of the Early Twentieth Century Commercial building type.

Building types found in the survey included five buildings displaying Early Twentieth Century Commercial style. Three buildings reflected the False Front Commercial type, and three displayed Foursquare features. Three Bungalow houses were recorded, as well as one Classic Cottage and two Hipped Roof Box dwellings. Among Post-World

War II building types were one Lustron House, a Cape Cod dwelling, and a Quonset hut (pointed-arc type). Two gas stations were recorded, including one Oblong Box and one House with Canopy type. Eight buildings reflected no particular architectural style or building type due to their vernacular design or to alterations.

The following discussion of architectural styles and building types is organized by function and uses the terminology developed by the Colorado Historical Society Office of Archaeology and Historic Preservation (see *A Guide to Colorado's Historic Architecture and Engineering*, 2nd edition and updates). In order to provide an accurate description of the architectural styles as they developed in the county, the original appearances of the buildings were determined through examination of historic photographs; some of the buildings have undergone alterations in subsequent years.

DOMESTIC ARCHITECTURE



Figure 31. The 1907 Hotel Holly became the social center of the community in its early years. SOURCE: Eads High School, photographic collection, undated view.

Foursquare

One of the most popular influences in domestic architecture during the late nineteenth and early twentieth centuries was the Foursquare house type, which reflected the movement away from

elaborate exterior ornamentation of the late Victorian period to more restrained designs. The type worked well for large families and situations in which several people lived together, such as small hotels and boarding houses. The defining feature of the Foursquare was its boxy shape and simple square plan. Other typical features of the Foursquare are a two-story height, a hipped roof with overhanging eaves providing expansive living space, restrained ornamentation, one or more dormers, and a wide one-story front porch with columns or piers. The Foursquare could be individualized in a variety of ways, such as utilizing different wall cladding, altering the porch design, and varying window treatments by including decorative glass and bay windows.¹³⁸

The oldest domestic buildings recorded by the survey were hotels in Eads and Haswell that represent the Foursquare. The *Goff Hotel*, 1211 Maine Street (5KW.187) in Eads, is believed to date to 1889. Its current appearance, however, reflects an early remodeling and expansion. In June 1905, the *Kiowa County Press* reported that “a force of men began the work of remodeling the Goff Hotel building . . . It is intended to raise the building to two stories and give it a thorough overhauling from the foundation.” Historic photographs show that after the remodeling the hotel had a hipped roof and boxy appearance, with wrap-around porch extending along the front and south wall. The 1907 *Hotel*

¹³⁸ Paul Duchscherer and Linda Svendsen, *Beyond the Bungalow: Grand Homes in the Arts & Crafts Tradition* (Salt Lake City: Gibbs Smith, Publisher: 2005), 20; Office of Archaeology and Historic Preservation, Colorado Historical Society, *A Guide to Colorado's Historic Architecture and Engineering*, 2nd edition (Denver: State Historical Society of Colorado, 2003), 60-61; Virginia and Lee McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 1994), 328.

Holly/Haswell Hotel (5KW.33), 200 4th Street in Haswell, exhibits a similar hipped roof and boxy shape, as well as a projecting front porch. Historic photographs show the hotel originally included horizontal board siding on the walls and different porch supports.



Figure 32. In 1920 the *Haswell Herald* described the Classic Cottage style Linn/Bowen/Stokes House (503 N. Main Street, Haswell) as “one of the most beautiful homes in our little city.” This photograph shows the house in 1948. **SOURCE:** Kiowa County Assessor, old appraisal card photograph, c. 1948.

A single family dwelling that is an excellent representative of the Foursquare type is the *A.T. Cherry House* (5KW.185), 1300 Luther Street in Eads, built in 1918. The two-story house has a hipped roof with overhanging eaves, a front gabled roof dormer, a boxy plan, and a projecting one-story porch. A diamond-shaped window is found on the north wall of the residence. The house is associated with early Kiowa County attorney and judge, A. Thomas Cherry, who was the first owner and lived here until losing the house during the Great Depression.

Classic Cottage

The Classic Cottage is often referred to as a one- or one-and-a-half-story version of the Foursquare and was popular from about 1910 to 1930. The type is characterized by a boxy shape, hipped roof with front dormer, and porch with classical details such as

column supports and moldings. A fine example of a Classic Cottage dwelling that is also notable for its construction of ornamental concrete blocks is the *Linn/Bowen/Stoker House* (5KW.208), 503 N. Main Street in Haswell. In August 1915, the *Haswell Herald* reported three new “cement block” buildings were planned for Haswell. Bert Ranger and Torkel Peterson, “the cement experts” had started making the blocks for a new house for the Edward Linn family. Edward Linn presumably built this house himself; it is known he built a house of ornamental concrete blocks for his sister and her family across the street. The one-and-a-half-story house has a cross-hipped roof with hipped roof dormers in each direction. The walls are composed of painted ornamental concrete blocks and a front porch is inset under the eaves and has paired, slender column supports atop concrete block pedestals. The house also features some windows with diamond-shaped glazing in the upper lights and has an off-center entrance with a paneled and glazed door and paneled and glazed sidelights.¹³⁹

Craftsman



Figure 33. F. Lawrence and Bertha Lee Whitelaw Pyles erected this fine Craftsman style dwelling at 1010 Slater Street in 1919 (shown here in 1925). **SOURCE:** *Eads, Colorado: A City of the Eastern Colorado Plains* (1925).

In the early twentieth century the

¹³⁹ Office of Archaeology and Historic Preservation, *A Guide*, 62-63.

influential Arts and Crafts movement popularized by persons such as Gustav Stickley and Elbert Hubbard had widespread architectural influence. Tenets of the movement included a favoring of restrained design, the use of natural materials, incorporation of comfort and utility, and employment of forms suited to functions. Craftsman style houses represent the greatest incorporation of Arts and Crafts influences, through the use of simple, natural materials, including stone, brick, and wood; gables, often used in multiples; dormers; widely overhanging eaves with exposed rafter tails, divided-light upper sashes; and porches with large, square, tapered supports. The best example of a Craftsman style dwelling in Eads is the *Pyles House* (5KW.198) at 1100 Slater Street. F. Lawrence Pyles, a longtime official of the First National Bank who would become its president in 1931, built the house in 1919 and continued to live in it until his death in 1970. The Craftsman style is reflected in its broad façade with a full-width porch, gabled roof with widely overhanging eaves and triangular braces, the multi-over-single-light windows, the gabled roof dormer, and the full-height chimney flanked by small windows.¹⁴⁰

In Haswell, a fine but deteriorated example of the Craftsman style is found in the 500 block of N. Main Street, the *Davenport/Patton House* (5KW.207). In April 1915, the *Haswell Herald* reported that O.M. Davenport, who operated a general store, had fenced his lots on the north side of the railroad track, dug a well, and was planning to build a house. The blocks for the house were produced locally, and Mrs. Minnie Davenport's brother, Ed

Linn, who lived across the street, served as the builder. The one-and-a-half-story Craftsman style house has walls composed of painted ornamental rock-faced concrete blocks, a side gable roof with widely overhanging eaves with false beams, multi-over-single-light windows, and a shed roof front porch with grouped square column supports atop concrete block pedestals and a wood balustrade with decoratively crossed boards.

Bungalow



Figure 34. Scottish immigrant Alexander Crosbie, Jr. lived in this Bungalow type house at 1204 Hickman Street in Eads. SOURCE: Kiowa County Assessor, old appraisal card photograph, c. 1948.

The Bungalow, widely popular during the early twentieth century, also was influenced by the Arts and Crafts movement, and such houses often incorporate Craftsman style details. Common characteristics of Bungalows are a height of one- to one-and-a-half stories, with bedrooms on the first story; wide porches with tapered or battered supports and solid balustrades; use of a variety of building materials; and gabled roofs with overhanging eaves, false beams, triangular knee braces, and exposed/or rafter tails. The design was very versatile and could be adapted to brick, clapboard, shingle, stone,

¹⁴⁰ Duchscherer and Svendsen, *Beyond the Bungalow*, 40-42; Office of Archaeology and Historic Preservation, *A Guide*, 40-41; McAlester and McAlester, *A Field Guide*, 452-463.

or concrete block. From the beginning of the twentieth century through the 1920s, Bungalows were a favorite type of American house. An example of the Bungalow type is the *Crosbie/Koch House* (5KW.180), 1204 Hickman Street in Eads, erected in the 1920s. The one-story frame dwelling has a front gable roof with overhanging eaves and a hipped roof, almost full-width porch with square, tapered, wood columns, a wood slat balustrade, and a wood deck. Windows of the house are multi-over-single-light, a popular Craftsman style feature. The 1907 *Glau House* (5KW.174) at 1000 Goff Street in Eads is a well-preserved one-and-a-half-story frame dwelling with a side gable roof with overhanging eaves that extend to cover a full-width porch with square columns supports and a stick balustrade. The house features a combination of horizontal board and shingle siding on the walls and has a shingled shed roof dormer with three windows on the front.¹⁴¹

Colonial Revival and Dutch Colonial Revival

Dutch Colonial Revival style houses principally were distinguished by their gambrel roofs. Prominent Eads citizen A.R. Rittgers constructed the only Dutch Colonial Revival style house in Eads. The 1924 *Rittgers House*, 1401 Rittgers Street (5KW.197), is a one-and-a-half-story side gambrel roof house with a shed roof dormer on the front. A projecting, central, hipped roof (with exposed rafters) porch has a solid balustrade with lap siding atop a concrete deck. Facing the porch are a band of one-over-one-light windows and a paneled and glazed cottage style door with three lights.¹⁴²

¹⁴¹ Office of Archaeology and Historic Preservation, *A Guide*, 64-65.

¹⁴² Duchscherer and Svendsen, *Beyond the Bungalow*, 110-111; Office of Archaeology and

Late 19th and Early 20th Century American Movements



Figure 35. Kiowa County Treasurer James R. Proctor and School Superintendent Henry B. Amyx are among the people who owned this Eads house at 404 E. 14th Street. SOURCE: Kiowa County Assessor, old appraisal card photograph, c. 1948.

Many of the houses erected in Kiowa County during the late nineteenth and early twentieth centuries display some features influenced by architectural styles developed during the period although they do not possess all of the distinctive characteristics of a particular style. The design of these houses appears to have rested with the builder, no doubt influenced by other architecture in the area and, in some cases, popular magazines and catalogs with plans that could be obtained by mail.

The *Etter/Proctor/Amyx House* (5KW.172) at 404 14th Street in Eads also is a well-preserved example of the frame houses commonly built on the eastern plains during the late nineteenth and early twentieth centuries. The one-and-a-half-story dwelling, erected in 1913, has walls with horizontal board lap siding with corner boards. The symmetrical façade has a center entrance flanked by tall one-over-

Historic Preservation, *A Guide*, 28-30; McAlester and McAlester, *A Field Guide*, 320-341.

one-light windows, and there are paired windows at the center of the upper story. A shed roof porch extends across the front and is supported by slender wood supports atop pedestals. The front gabled roof displays a classical influence in its eave returns and the windows have architrave lintel trim.

Modern Movements

A highly-unusual circular house in Eads falls into the category Modern Movements/Novelty. The 1952 *Crow/Hightower House* at 909 Maine Street (5KW.196) is one-story and has a forty-foot diameter. The blond brick house features red brick trim and a flat roof. The house walls are decoratively crenellated at the top and have red brick ornamentation; there also is a course of red brick at the foundation. At the southwest the house has a semi-circular entrance turret with a conical roof that is decoratively shingled with wood shingles. Warren Porter, the builder of the house, completed a similar house just west of the west town boundary on the north side of Highway 96.

Post World War II

Another very unusual and architecturally significant residence is the *Belew House* (5KW.204), at the northeast corner of Main Street and First Street in Haswell. The house is an example of a Lustron House. The house is an example of the Westchester model manufactured by the Lustron Corporation of Columbus, Ohio. Lustron was established by Carl G. Strandlund in 1946, who proposed that a prefabricated house composed of porcelainized steel panels could address the nation's severe housing shortage that followed the close of World War II. The company garnered financial support from the federal government for its effort, and Strandlund engaged two Wilmette, Illinois, architects, Morris H. Beckman and Roy B.

Blass, to develop prototype designs.

Ross and Frances Belew, who originally came from Texas and taught at the Haswell School, erected the dwelling in 1949. According to Elda Stavely, the Lustron house kit was delivered from Kansas. The Belews moved in 1962 and a real estate advertisement described the property as "100% metal," "completely insulated" two-bedroom Lustron house with "no painting worries ever" and a "life time roof." This is the only example of a Lustron house that has been identified in Colorado.¹⁴³

The 1949 *Moore/Newman/Berry House* (5KW.181) at 1100 Kerr Street represents a postwar version of the Cape Cod type. Mid-twentieth century dwellings for the middle class generally featured simple, unpretentious, rectangular plans, gabled roofs, and symmetrical facades with a front entrance accented in a restrained manner with features such as columns and pediments. Multi-light double-hung windows, dormers, and shutters were also common. Features reflecting the style seen in the Moore House include the side gabled roof, gabled dormers on the front, symmetrical façade with center entrance flanked by windows, and overlapping gabled bay at the south end.

¹⁴³ Douglas Knerr, *Suburban Steel: The Magnificent Failure of the Lustron Corporation* (Columbus, Ohio: Ohio State University Press, 2004); "Lustron: A New Standard of Living," accessed at www.lustronconnection.org, 2 December 2009; Roy B. Blass designs, accessed at www.cinematreasures.org, 2 December 2009; Elizabeth Rosin, *Lustron Houses of Kansas*, National Register of Historic Places, Multiple Property Documentation Form, 2001; Cynthia Liccese-Torres and Kim A. O'Connell, *The Illustrious Lustron: A Guide for the Disassembly and Preservation of America's Modern Metal Marvel* (Arlington, Virginia: Arlington Committee on Jamestown 2007, 2007), 2-4

COMMERCIAL ARCHITECTURE

False Front Commercial

An early photograph of the business district in Eads shows a line of frame false front buildings. Like homestead houses, false front buildings are scarce today. Such buildings were erected in large numbers during California's gold rush and appeared throughout Colorado as soon as milled lumber became available. In most cases, they represented a frontier era construction type on the plains and were replaced by more substantial buildings as funds and materials became available. Such buildings are generally a simple rectangular form with a front gabled roof faced with a wood façade extending beyond the peak of the gable. For buildings larger than one story, a window on the gable face spread light and ventilation to the upper story. The tall false front provided a small building with the appearance of being larger, as well as providing a sizable space for the company's name. More elaborate examples featured decorative cornices or pediments. As Eric Stoehr observed, false front buildings "gave a citified, more eastern look to a new frontier town."¹⁴⁴ In some communities, false front construction continued to be built for several decades.

Three examples of False Front Commercial buildings were recorded in Kiowa County, one in Haswell and two in Sheridan Lake. The *Haswell Post Office* (5KW.205) in the 300 block of Main Street, west side, was built about 1910. The original component of the building (on the north) is a two-story structure with a front gabled roof behind the false front, which has paired one-over-one-light windows at the south end of the first story and a paneled wood door with

four vertical lights at the north end. There are paired windows centered on the upper story. A later example of a false front commercial type is the *Poinsett Building/Poinsett Land Office* (5KW.21) on Colorado Avenue (east side) in Sheridan Lake. Erected as a real estate office, the one-story frame building displays the archetypical false front façade with a flat parapet clad with horizontal board siding. Erected about 1918, this false front business office has an off-set dwelling component at the rear. The 1909 *D.E. Hummel & Son* building on Colorado Avenue (5KW.210) in Sheridan Lake is a one-and-a-half-story example. A simple false front building utilized as an early land office was recorded as an associated building with the Holly Hotel in Haswell.



Figure 36. This false front building on Colorado Avenue in Sheridan Lake originally housed D.E. Hummel & Son, undertakers. It later became the Sheridan Hotel and Café. SOURCE: Kiowa County Assessor, old appraisal card photograph, undated.

Early Twentieth Century Commercial

During the early twentieth century, businessmen in Kiowa County erected buildings of brick and ornamental concrete block to reflect the stability, prosperity, and progress of the community. These materials also had the advantage of being more fireproof than the frame construction of the nineteenth century. Some buildings also included stone trim and metal or decorative brick cornices. Large display windows, continuous transom bands, wood

¹⁴⁴ C. Eric Stoehr, *Bonanza Victorian: Architecture and Society in Colorado Mining Towns* (Albuquerque, New Mexico: University of New Mexico Press, 1975), 61.

doors with large rectangular lights and transom, decorative brickwork, parapets, and corbelled cornices were typical of the construction. The early twentieth century coincided with the years of extensive commercial development in Kiowa County.¹⁴⁵

The *Colorado State Bank* (5KW.36), 301 Main Street, Haswell, was built in 1909 and is the earliest example of this category included in the survey. Historic photographs show the one-story corner building with its original brick walls, corbelled brick cornice, angled corner with segmental arched entrance, and tall arched windows. In Eads, John Slater's 1908 First National Bank (not surveyed) was a slightly earlier two-story representative of the style on Maine Street, as was the adjoining Whitelaw Dry Goods building, completed two years later. Among the most substantial buildings erected in the twentieth century, both were composed of brick, had entrances and display windows on the first story, and featured three segmental arch windows on the upper story of the façade. Historic photographs show that the corner bank building was slightly more elaborate, as it was crowned by a wide metal cornice with brackets and apparently topped by a pediment, while the dry goods store had a flat parapet with decorative brickwork.¹⁴⁶ In 1912 and 1913 local dentist W.H. Nipps erected a fine two-story commercial building of ornamental concrete block, with a series of storefronts along the first story, a full-width porch, and a series of single windows on the upper story. Historic photographs of the building indicate it had a plain frieze at the top of the wall. The bank, dry goods, and Nipps

buildings presented shoppers in Eads with a solid streetwall of buildings with identical setbacks and height that might be found in much larger towns of the period.

The popularity of automobiles surged in the era before World War I, and a number of businesses sprang up to serve local drivers and those traveling from longer distances. One of the most successful car-related businesses was *Sunday's Garage*, erected at 1111 Maine Street (5KW.186) in 1917. The garage was an early example of an arched roof building and is fronted by a shaped parapet containing a nameband and ornamented with diamond shapes. Banded piers at each end of the parapet also featured decorative shapes. The front had a wide, central vehicle entrance flanked by large multi-light windows, and there was a second vehicle entrance on the south wall.



Figure 37. John W. Blair's hardware store occupied the southern storefront in the 1917 Fluke and Blair Building in the 1200 block of Maine Street, Eads. SOURCE: Teal and Jacobs, *Kiowa County*, 248.

Although only one-story in height, the Blair and Fluke Building, 1200-1204 Maine Street, erected in 1917 also demonstrated the prosperity of the era and the importance of the county seat. The three-storefront brick building housed the post office on the north, Prajer's Drugstore in the center, and *J.W. Blair Hardware* on the south at 1200-1204 Maine Street (5KW.188). The post office featured an angled corner entrance enframed by projecting piers and crowned by a triangular pediment elaborated with decorative tiles. A continuous band of

¹⁴⁵ Office of Archaeology and Historic Preservation, *A Guide*, 74-75.

¹⁴⁶ "Whitelaw & Co. Store and First National Bank, Eads, Colorado," Historic Postcard.

decorative brickwork and a corbelled storefront cornice ran along the east wall of the building above a continuous multi-light transom band. The storefronts displayed wide plate glass display windows and inset entrances.

Historic photographs indicate the *France Building*, 1206 Maine Street (5KW.190), erected in 1920 south of Blair Hardware, adopted a similar design to that of the earlier building, featuring a continuous transom panel above the storefront, which had large display windows flanking a center inset entrance. George France operated his meat market in the building, which was distinguished by a parapet that was slightly taller than that of the building to the north. Percy Devereux's *La Cinema Theater* (5KW.193), built in 1920 at 1213 Maine, appears in a circa 1925 photograph with light brick walls and dark brick ornament. The building had a flat roof, a corbelled cornice of dark brick, and a center entrance on the façade flanked by wide plate glass windows. There was also a beveled corner on the southwest with double doors. The 1922 *Eads Bakery/Bramble's Bakery* (5KW.191) at 1208 Maine Street was a somewhat shorter building with a plainer appearance than the older buildings to its north, but continued the continuous transom panel and also had an inset central entrance flanked by large display windows.

Classical Revival

The Classical Revival style, which paid tribute to the architecture of Greece and Rome, experienced great popularity in the late 1890s through 1920 and included elements such as large columns, pilasters, pedimented windows, and other classical ornament. Such buildings were generally monumental in scale and of masonry

construction.¹⁴⁷ In 1918, the prosperous *First National Bank* (5KW.194) erected a new headquarters at 1220 Maine Street, diagonally across the intersection from its old building. The building occupied an important corner in downtown Eads and its monumental scale and Classical Revival design reflected a stability and permanence reassuring to banking customers. From a base of dark brown brick the bank's buff-colored magnesium brick walls rose to a wide classical frieze and cornice with block dentils. Banded brick quoins and pilasters, as well as two-story fluted columns continued the classical theme and resulted in a building that rivaled the county courthouse in grandeur. Later alterations obscured much of the original style of the building.

Modern Movements

By the 1950s, when the *Eastern Colorado Utility Company building* (5KW.195, 1316 Maine Street) and *Triangle Clothiers* (5KW.189, 1205 Maine Street) were erected, the influence of postwar Modern style design on commercial buildings was prevalent throughout Colorado. Built in 1950, Eastern Colorado Utility is a one-story, rectangular building with a flat roof. The front wall has red brick at the base, wire-drawn yellow brick on the end piers and above the storefront, and a decorative pattern of red brick inset into the wall above the storefront. There is a center entrance with a glazed metal frame door and transom. Historic photographs indicated the entrance was flanked by angled walls with tall plate glass windows extending to the brick end piers. The 1953 *Triangle Clothiers* (5KW.189) at 1205 Maine Street reflected a similar restrained design in brick, with a central inset entrance flanked by angled walls with large

¹⁴⁷ Office of Archaeology and Historic Preservation, *A Guide*, 23-25

windows, but was notable for having an arched roof behind a flat parapet.¹⁴⁸



Figure 38. George D. Crow and Joseph Schmitt built this office for their Eastern Colorado Utility Company in Eads in the 1950s. SOURCE: Kiowa County Assessor, old appraisal card photograph, undated.

GAS STATION ARCHITECTURE

Contrasting in design to Sunday's Garage is the *Conoco Gas Station* (5KW.201) erected in Haswell about 1910-1920. The building is an excellent example of the "House with Canopy" gasoline station and exhibits character-defining elements of the type as defined by the Colorado Historical Society: "The small square or rectangular plan office building is topped by a hipped or front gable roof that extends over the automobile driveway. The roof is supported by a single centered column, or more commonly, by a pair of corner posts. The house, or office, may be brick, stucco or wood sided." Reflecting the development of new construction materials and the impact of Modern design is the 1959 *Phillips 66 Service Station* (5KW.173) at 207 W. 15th Street in Eads, designed in the Oblong Box Gas Station style. The corner service station is one story in height, with painted concrete block walls, paneling, plate glass, and a flat roof with metal coping. The building is composed of a lower

office/restroom section to the west, with a flat roof and slanting walls, and a taller garage section to the east.

EDUCATIONAL ARCHITECTURE

Mission

Spanish missions built in California during the eighteenth and early nineteenth centuries inspired the Mission style, whose popularity rose after the Santa Fe and Southern Pacific railroads adopted it for their depots and hotels. Common features of the style are curvilinear parapets, arched windows and entrances, tile roofs, projecting towers, deep overhangs, and smooth stucco or masonry walls.¹⁴⁹

A number of one or two room schools were built in Kiowa County during the early twentieth century to serve students in small towns and outlying areas. The *Galatea School* (5KW.177), now located on the Eads Golf Course, was originally erected to serve children in that farming community in 1911. In 1933 the original building was dramatically remodeled. Carpenter Ray Singer created the unusual (for the area) Mission style design that features a cross-gabled roof, curvilinear parapets, a projecting entrance bay, large windows, and walls clad with textured stucco. It is believed that Singer also built the Mission style 1919 *Hines/Petrie Stoner House* (5KW.199) at 1010 Wansted Street, which has smooth stucco walls and stepped parapets.

Another educational and recreational building, the 1928 *Eads School Gymnasium* (5KW.168), represents the Mission style in its shaped parapets, wall piers, and large arched multi-light windows. The building is also notable for its double-height center wing with round

¹⁴⁸ Both of these buildings are also examples of the Commercial building type.

¹⁴⁹ Office of Archaeology and Historic Preservation, *A Guide*, 32-33; Duchscherer and Svendsen, *Beyond the Bungalow*, 122.

windows on the parapet walls, and its variegated yellow brick with brown brick trim. The building is an example of the work of Elmer E. Nieman, a Colorado Springs architect.

Renaissance Revival

The Renaissance Revival style, popular during 1900-1930 in Colorado, is characterized by horizontal divisions, arched openings, quoins, engaged columns and piers, and elaborate cornices.¹⁵⁰ In 1929, the *Sheridan Lake School* (5KW.46), designed by noted Colorado Springs architect Charles E. Thomas, opened to provide instruction for children in grades one through twelve. The new school reflected the importance local citizens placed on education and was one of the most architecturally distinguished buildings in the county. The school is representative of the large brick educational buildings completed in Kiowa County during the 1920s and represents the Renaissance Revival style, as reflected in the horizontal divisions elaborated by the banded basement level, projecting sloped water table, and cornice moldings, as well as the symmetrical façade, entrance pavilion with arched entrance elaborated with a keystone, and flat roof with parapet. Originally, there were sections of balustrade along the corniceline; the building retains its original carved stone nameplate above the entrance.

Modern Movements/International

Among the most important examples of Modern design in Kiowa County are the two International style schools completed in 1963 in Haswell and Eads. International style buildings are characterized by unornamented walls surfaces, flat roofs, bands of windows, and an asymmetrical

design. The Denver architectural firm of Wheeler and Lewis was selected to design both schools. The architects, Selby M. Wheeler and Carol B. Lewis, operated an architectural firm for thirty years, during which they designed more than 300 schools, school additions, and remodeling projects in such areas as Buford, Durango, Gunnison, and Lamar.



Figure 39. Denver architects Wheeler and Lewis prepared the plans for the 1963 Haswell Elementary School, which featured a large gymnasium providing students with “hours of fun.” SOURCE: Kiowa County Public Library, dedication brochure, 1964.

Schools designed by the firm in the late-1950s and early 1960s often included areas of the buildings that could function as fallout shelters.¹⁵¹

The roughly U-shaped International style (altered) *Eads High School* (5KW.169) at 200 W. 10th Street has walls of orange brick and areas of dark brown brick atop a concrete foundation. A double-height, gabled roof gymnasium wing is on the northeast, with a one-story flat roof wing in front of it to the south extending westward and terminated by a projecting wing on the west. The International style *Haswell Elementary School* (5KW.203) in the 200 block of Hogue Avenue is also a one-story orange brick building. It has a flat roof with metal coping and widely overhanging eaves, an asymmetrical façade with an inset entrance, and a double-height gymnasium block. Along the front of the building is a one-story wing that has an inset entrance

¹⁵⁰ Office of Archaeology and Historic Preservation, *A Guide*, 26-27.

¹⁵¹ Office of Archaeology and Historic Preservation, *A Guide*, 50-51.

area toward the north end.

CHURCH ARCHITECTURE

Local resident Thomas B. Singer designed the *Haswell Methodist Church* (5KW.34), which was erected by community members in 1916. The one-story cross-gable roof building incorporated architectural features common to religious architecture of the early twentieth century in small towns throughout America, including a tall bell and entrance tower at the northeast corner topped by a hexagonal spire with a finial and a prominent gable with a group of large windows on the front. In later years, the walls were clad with stucco and the original windows were replaced. The church had a large basement utilized for community social and athletic activities.

Eads Community Church (5KW.170) started life as a basement facility completed in 1921 and utilized for thirty years before the superstructure was finished. Local resident W.T. Holland provided a design to finish the church, and community members provided the labor. The congregation lavished ornament on the one-story building, which has a steeply-pitched side gable roof; walls composed of orange, red, and brown vermiculated and striated brick; and a tall bell tower with curvilinear crenellation. There are decorative insets of glazed buff and white brick and tile panels, as well as soldier courses of brick. The heavily ornamented square tower has a first story of variegated brick with corner buttresses and a center entrance with a segmental arched opening. Sheltering the entrance is a large gabled hood supported by decoratively shaped triangular braces.

The *Assembly of God Church* (5KW.178) at 1007 Hickman Street in Eads also started as a basement facility in 1937 and was completed in 1946. The building is a restrained interpretation of the “white

church of the plains” concept, with smooth stucco walls, a front gabled roof and projecting gabled entrance bay, wall buttresses, and windows with decorative glass. The *St. Cletus Catholic Church* (Broadway and Sheridan Avenue in Sheridan Lake, 5KW.209) is another version of the simple white church that was built in Brandon about 1930 and moved to Sheridan Lake after World War II. The building has a front gabled roof and projecting gabled bays at the rear forming a cross shape.



Figure 40. The Catholic Church in Brandon, shown here about 1938, was moved to Sheridan Lake and became St. Cletus Catholic Church in the 1940s. SOURCE: Lewis, “A Brief History of Kiowa County,” 62.

COURTHOUSE ARCHITECTURE

The 1956 *Kiowa County Courthouse* (5KW.176) at 1305 Goff Street is an excellent example of the International style. The one-story building has a raised basement level, blond brick walls, and an entrance area with contrasting red Roman brick. The courthouse has a stepped up and slightly projecting wing to the south and a slightly lower and set back wing to the north. The International style is seen in the building’s unornamented wall surfaces, bands of windows, and asymmetrical composition with varied height roofs and setbacks. The horizontality, elaborated by the bands of metal frame windows and solid planes, also reflects the style. The building is an important representative of

the work of Denver architect C. Francis Pillsbury's buildings around the state.

RAILROAD ARCHITECTURE

The *Haswell Missouri Pacific Railroad Depot* (5KW.200, 4th Street, Haswell) and its associated tool shed are important examples of late 1940s railroad facility construction on the Missouri Pacific line. The combination passenger and freight depot was erected to replace a pre-1911 two-story depot that the railroad demolished. The one-story rectangular building has a gable-on-hip roof and widely overhanging boxed eaves. The upper walls are clad with asbestos shingles painted red, and below a projecting sill course the walls are clad with vertical beadboard. The south wall (which originally faced the railroad tracks) has a projecting hipped roof rectangular bay window flanked by entrances. The tool shed is a small one-story, side gable roof building with drop siding with a center double door opening flanked by paired four-light windows on the east wall. Railroad enthusiast Mike Stutz believes that “this is the only surviving depot of the Missouri Pacific in Colorado.”

AGRICULTURAL ARCHITECTURE

The *Jackson Barn* (5KW.184) at W. Lowell Avenue and S. Slater Street on the southern edge of Eads was moved to the northern edge of the Robert E. Jackson farm in about 1938-1939. The barn is a good example of an early twentieth century barn with representative features including its simple design with gabled roof, walls with drop siding, sliding vertical board doors, hay loft door, pigeon holes, and small windows. Although such barns were commonly found in the county during the early twentieth century, they are much rarer today.



Figure 41. The Jackson Barn was moved to its current location on the south edge of Eads in the late 1930s. SOURCE: Thomas H. Simmons, fieldwork photograph, 2009.

The *Marx Garage/Haswell Propane* (5KW.202), 403 Colorado Highway 96, is an example of the pointed arc variety of Quonset huts. Quonset huts were prefabricated metal buildings developed on the eve of World War II for military purposes and later manufactured for civilian use. A number of these buildings exist in Kiowa County today, but the percentage that is of pointed-arc design is not known. This Quonset hut was brought into Haswell from an outlying farm (seventeen miles west of Haswell) by William “Bill” Marx in the 1960s to house his garage business.

RECOMMENDATIONS

1. National and State Register Properties and Kiowa County Register of Local Landmarks

The survey identified fifteen properties that potentially are eligible to the National and State Registers and eight properties potentially eligible to the State Register only. If the owners of the buildings are willing, the properties should be nominated for listing in these registers. Such designation places no restrictions on what owners may do with their properties and will increase public awareness of the importance of and interest in the preservation of the county's historic buildings and structures. Listing also may qualify properties for federal and state tax credits and, in some cases, State Historical Fund grants.

Forty-seven properties were evaluated as potentially eligible for listing as Kiowa County Landmarks. Local listing is an important step in recognizing the importance of historic resources and potentially qualifying them for State Historical Fund grants. The potentially eligible properties should be designated if owner support exists.

2. Evaluation of Maine Street District Potential

The Maine Street business district in Eads comprises the largest and most significant collection of historic commercial buildings in the county. Many of the buildings are associated with the historical development of the town and the county and represent the historic architectural development of the area. This business area is different in

character from other geographic areas and larger metropolitan districts of the state, representing the history and architecture of small towns on the Eastern Plains. Further research should be undertaken to assess the business district as a whole and to determine which alterations date to the period of significance for the district. Some of the important public buildings lying along the fringes of the commercial area, such as the Eads Town Hall and the Kiowa County Courthouse, might also be considered for inclusion in such a district.

3. Revision of Kiowa County Significance Criteria

Kiowa County has developed an excellent process for nomination and designation of historic sites. Revision of the Kiowa County Criteria for Designation of Historic Sites, adopted in 2005, should be considered. Specifically, it is difficult to distinguish between Criterion A ("Has character, interests or value as part of the development, heritage or cultural characteristics of Kiowa County, the State of Colorado, or the United States of America") and Criterion D ("Its exemplification of the cultural, economic, social or historical heritage of Kiowa County, the State of Colorado, or the United States"). If the differences between these criteria are understood, it would be helpful for future studies if some explanation could be formulated.

In addition, the Kiowa County Historic Preservation Commission might want to consider whether a historic resource should be a certain age in order to qualify for Landmark designation. For example, the

National Register requires that a building reach fifty years of age before becoming eligible for listing (unless it is evaluated as “exceptionally significant”), while in Denver, a building must be at least thirty years old. Another concept that the Commission should consider is whether nominated properties should possess historic physical integrity (reflect their historic character) to be considered eligible for local listing. Another question that should be considered is how the moving of a historic building affects its integrity. A good discussion of the seven types of integrity is contained in *National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation*.

4. Survey of Additional Areas

Historic buildings identified by the Reconnaissance Survey that were not intensively surveyed in Eads, Haswell, and Sheridan Lake should receive such documentation in future years, beginning with those identified as having high priority. Kiowa County’s other historic communities and rural areas also should be surveyed. Such studies will provide more complete information and documentation about buildings and people important to the county and identify significant individual resources and historic districts.

5. Publications and Walking Tours

Kiowa County residents have produced a number of excellent publications containing historical information relating to its towns, businesses, and residents. In addition, Eads High School and the Kiowa County Museum have assembled fine local history archives. Eads High School also has provided access to important documents about county history on the internet. Photographs and historical information contained on the survey forms produced by this project could be utilized to produce walking tours and other publications of

interest to local residents and visitors and available in a variety of formats. The history of Kiowa County deserves further scholarly research and the publication of a book discussing its growth and development, especially in the years after World War II.

Brochures could be produced for local residents and would also benefit heritage tourism. In addition, information from the survey could be made available from a link to the town’s website. For examples of such websites, see:

- *Colorado Springs*: <http://www.springsgov.com/plan/historic3/walkingtour.asp>;
- *Littleton*: <http://www.littletongov.org/history/walkingtour/default.asp>; and
- *Colorado College*: <http://www.coloradocollege.edu/welcome/walkingtour/index.php>.

6. Educational Activities

County government should continue to support educational activities and programs providing historical and preservation-related information to local residents. Owners of buildings included in the survey should receive a copy of the form related to their property and information about the county’s historic preservation program. Eads High School has been a leader in researching and preserving local history, and should continue its excellent program of conducting oral history interviews, copying photographs and other historic documents, and teaching students about the history of their communities and the importance of preserving the buildings that connect them with their historic heritage. Government agencies and local citizens should continue to donate historical photographs, maps, books, and records to local organizations

that will preserve them under accepted archival conditions.

7. Retention of Survey Products

Copies of the products resulting from this survey should be placed in public

repositories such as the Kiowa County Public Library and the Kiowa County Historical Museum, where citizens can consult the materials to learn more about their properties. These materials should be preserved for future generations.

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APPENDIX

Appendix
KIOWA COUNTY RECONNAISSANCE SURVEY, 2008-09
SURVEY PRIORITY BY TOWN AND STREET ADDRESS

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Eads	303	W	9TH STREET	1921	Low		1
Eads	102	E	10TH STREET	1929	Medium		2
Eads	210	E	10TH STREET	1913	Low		3
Eads	405	E	10TH STREET	1920	Low		4
Eads	100 blk	W	10TH STREET	1928	High	Eads School Gymnasium	5
Eads	200	W	10TH STREET	1963	High	Eads High School	6
Eads	100 blk	E	11TH STREET		High	Eads United Methodist Church	7
Eads	206	E	11TH STREET	1927	Low		8
Eads	110	W	11TH STREET	1918	Low		9
Eads	210	W	11TH STREET	1925	Low		10
Eads	310	W	11TH STREET	1928	Low		11
Eads	201	E	12TH STREET	1920	Medium	France/Kirschman House	12
Eads	210	E	12TH STREET	1933	Low		13
Eads	402	E	12TH STREET	1913	Low		14
Eads	104	W	12TH STREET	1918	Low		15
Eads	110	W	12TH STREET	1913	Low		16
Eads	301	W	12TH STREET	1910	Low		18
Eads	308	W	12TH STREET		Low	Salvation Army Thrift Store	19
Eads	311	W	12TH STREET		Medium	Kiowa County Home Health	20
Eads	108	E	13TH STREET	1925	High	T&T Lumber and Hardware, Golden Rule Lumber Center	21
Eads	300	E	13TH STREET	1927	Low		22
Eads	305	E	13TH STREET	1929	Low		23
Eads	408	E	13TH STREET	1920	Low		24
Eads	110	W	13TH STREET	1937	High	Eads Town Hall, Masonic Lodge No. 142	25

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Eads	207	W	13TH STREET	1940	Low		26
Eads	209	W	13TH STREET	1920	Medium		27
Eads	300 blk	W	13TH STREET		Medium		17
Eads	309	W	13TH STREET	1925	Low		28
Eads	311	W	13TH STREET	1908	Low		29
Eads		E	14TH STREET		Medium	Eads Water Tower	30
Eads	200 blk	E	14TH STREET	1920	High	Eads Electric Light Plant (formerly)	31
Eads	300	E	14TH STREET	1917	Medium		32
Eads	402	E	14TH STREET	1956	Medium		33
Eads	403	E	14TH STREET	1949	Low		34
Eads	404	E	14TH STREET	1915	High	Amyx House	35
Eads	502	E	14TH STREET	1925	Low		36
Eads	510	E	14TH STREET	1945	Medium		37
Eads	512	E	14TH STREET	1938	Medium		38
Eads	601	E	14TH STREET	1940	Low		39
Eads	604	E	14TH STREET	1936	Low		40
Eads	610	E	14TH STREET	1949	Medium		41
Eads	612	E	14TH STREET	1930	Medium		42
Eads	705	E	14TH STREET	0	Low		43
Eads	706	E	14TH STREET	1918	Low		44
Eads	710	E	14TH STREET	1910	Low		45
Eads	100 blk	W	14TH STREET		Medium		47
Eads	100 blk	W	14TH STREET	1919	High	Creamery or Cream Station	46
Eads	108	W	14TH STREET	1920	Low	Eads Processing (formerly)	48
Eads		E	15TH STREET		Medium		49
Eads		E	15TH STREET	0	Medium	Home Oil Company	50
Eads	101	E	15TH STREET	1940	High	Baxter Agency Insurance	51

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Eads	300 blk	E	15TH STREET		Medium		52
Eads	301	E	15TH STREET	1940	Medium	Laundromat	53
Eads	307	E	15TH STREET	1950	High		54
Eads	403	E	15TH STREET	0	Medium	Twilite Apartments	55
Eads	404	E	15TH STREET	1934	Low		56
Eads	406	E	15TH STREET	1953	Medium	Jan's Bar	57
Eads	609	E	15TH STREET	1973	High	Econo Lodge, Country Manor Motel	58
Eads		W	15TH STREET		High	Bartlett & Co. Grain Elevator	59
Eads	100 blk	W	15TH STREET		High		60
Eads	200 blk	W	15TH STREET	1959	High	Former Service Station	61
Eads	300 blk	W	15TH STREET		Medium		62
Eads	300 blk	W	15TH STREET		High	Texaco Gas Station/Garage	63
Eads	1304		EDER STREET	1968	Low		64
Eads	1302		FRANCE STREET	1960	Low		65
Eads	701		GOFF STREET	1965	Medium		66
Eads	702		GOFF STREET	1960	Low		67
Eads	705		GOFF STREET	1963	Medium		68
Eads	707		GOFF STREET	1962	Medium		69
Eads	709		GOFF STREET	1963	Low		70
Eads	710		GOFF STREET	1958	Low		71
Eads	802		GOFF STREET	1962	Low		72
Eads	803		GOFF STREET	1958	Medium		73
Eads	804		GOFF STREET	1958	Medium		74
Eads	805		GOFF STREET	1962	High		75
Eads	806		GOFF STREET	1954	Low		76
Eads	808		GOFF STREET	1955	Medium		77
Eads	902		GOFF STREET	1965	Low		78

Town	Street Address		Year Built	Survey Priority	Resource Name	Survey Number
Eads	904		GOFF STREET	1918	Low	79
Eads	905		GOFF STREET	1898	Medium	80
Eads	910		GOFF STREET	1919	Medium	81
Eads	1000		GOFF STREET	1907	High	82
Eads	1001		GOFF STREET	1946	Low	83
Eads	1002		GOFF STREET	1950	Medium	84
Eads	1004		GOFF STREET	1907	Medium	85
Eads	1005		GOFF STREET	1917	High	86
Eads	1006		GOFF STREET	1907	Low	87
Eads	1007		GOFF STREET	1918	Medium	88
Eads	1011		GOFF STREET	1933	Low	89
Eads	1101		GOFF STREET	1904	Low	90
Eads	1103		GOFF STREET	1923	Low	91
Eads	1104		GOFF STREET	1923	Medium	92
Eads	1105		GOFF STREET	1932	Low	93
Eads	1106		GOFF STREET	1909	Low	94
Eads	1107		GOFF STREET	1938	Low	95
Eads	1108		GOFF STREET	1947	Low	96
Eads	1201		GOFF STREET	1949	Medium	97
Eads	1205		GOFF STREET	1946	Medium	98
Eads	1207		GOFF STREET	1922	Low	99
Eads	1209		GOFF STREET	1920	Low	100
Eads	1300		GOFF STREET		High	Kiowa County Shop
Eads	1301		GOFF STREET	1956	High	Kiowa County Courthouse
Eads	1304		GOFF STREET	1958	Low	Kiowa County Abstract
Eads	103	S	GOFF STREET	1929	Low	104
Eads	105	S	GOFF STREET	1933	Low	105
Eads	108	S	GOFF STREET	1913	Low	106

Town	Street Address		Year Built	Survey Priority	Resource Name	Survey Number
Eads	109	S	GOFF STREET	1928	Medium	107
Eads	705		HICKMAN STREET	1967	High	108
Eads	706		HICKMAN STREET	1964	Low	109
Eads	707		HICKMAN STREET	1963	Medium	110
Eads	710		HICKMAN STREET	1956	High	111
Eads	801		HICKMAN STREET	1960	Medium	113
Eads	804		HICKMAN STREET	1962	Medium	114
Eads	806		HICKMAN STREET	1962	Low	115
Eads	807		HICKMAN STREET	1968	Medium	116
Eads	808		HICKMAN STREET	1963	Low	117
Eads	809		HICKMAN STREET	1950	Medium	Odd Fellows Hall 112
Eads	900		HICKMAN STREET	1913	Low	118
Eads	901		HICKMAN STREET	1923	Medium	119
Eads	905		HICKMAN STREET	1931	Medium	120
Eads	906		HICKMAN STREET	0	Low	121
Eads	911		HICKMAN STREET	1924	Medium	122
Eads	1000		HICKMAN STREET	1911	Medium	123
Eads	1001		HICKMAN STREET	1950	Medium	124
Eads	1005		HICKMAN STREET	1956	Medium	125
Eads	1006		HICKMAN STREET	1949	Medium	126
Eads	1007		HICKMAN STREET		High	Eads Assembly of God Church 127
Eads	1008		HICKMAN STREET	1912	Low	128
Eads	1100		HICKMAN STREET	1961	High	129
Eads	1101		HICKMAN STREET	1920	Medium	130
Eads	1103		HICKMAN STREET	1953	Medium	131
Eads	1104		HICKMAN STREET	1928	Medium	132
Eads	1107		HICKMAN STREET	1923	Low	133

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Eads	1109		HICKMAN STREET	1920	Medium	Brown Funeral Home and Monuments	134
Eads	1200		HICKMAN STREET	1934	Low		135
Eads	1201		HICKMAN STREET	1913	High		136
Eads	1204		HICKMAN STREET	1931	High		137
Eads	1205		HICKMAN STREET	1922	Medium		138
Eads	1206		HICKMAN STREET	1931	Medium		139
Eads	1207		HICKMAN STREET	1916	Medium		140
Eads	1208		HICKMAN STREET	1931	Low		141
Eads	1209		HICKMAN STREET	1917	Medium		142
Eads	1301		HICKMAN STREET	1932	Low		143
Eads	1307		HICKMAN STREET	1937	Medium		144
Eads	100 blk S		HICKMAN STREET		Medium		145
Eads	900		KERR STREET	1949	Low		146
Eads	905		KERR STREET	1965	Medium		147
Eads	910		KERR STREET	1908	Low		148
Eads	911		KERR STREET	1920	Low		149
Eads	1000		KERR STREET	1949	Medium		150
Eads	1001		KERR STREET	1913	Low		151
Eads	1003		KERR STREET	1937	Low		152
Eads	1004		KERR STREET	1949	Low		153
Eads	1005		KERR STREET	1913	Low		154
Eads	1006		KERR STREET	1948	Medium		155
Eads	1007		KERR STREET	1928	Low		156
Eads	1010		KERR STREET	1928	Low		157
Eads	1011		KERR STREET	1920	Low		158
Eads	1100		KERR STREET	1949	High		159
Eads	1101		KERR STREET	1918	Low		160

Town	Street Address		Year Built	Survey Priority	Resource Name	Survey Number
Eads	1104		KERR STREET	1918	Medium	161
Eads	1105		KERR STREET	1923	Medium	162
Eads	1110		KERR STREET	1913	Medium	163
Eads	1200		KERR STREET	1919	High	Old Hospital
Eads	1204		KERR STREET	1924	Low	165
Eads	1205		KERR STREET	1917	Medium	166
Eads	1206		KERR STREET	1915	Medium	167
Eads	1208		KERR STREET	1920	Medium	168
Eads	1211		KERR STREET	1915	High	169
Eads	1300		KERR STREET	1933	High	170
Eads	1301		KERR STREET	1945	Low	171
Eads	1302		KERR STREET	1928	Low	172
Eads	1304		KERR STREET	1918	Medium	173
Eads	1306		KERR STREET	1918	Medium	174
Eads	1308		KERR STREET	1962	Medium	175
Eads	109	S	KERR STREET	1946	Medium	176
Eads	303	W	LOWELL AVENUE		Low	177
Eads	305	W	LOWELL AVENUE	1908	Low	178
Eads	702		LUTHER STREET	1918	Low	179
Eads	706		LUTHER STREET	1918	Low	180
Eads	708		LUTHER STREET	1910	Medium	181
Eads	710		LUTHER STREET	1951	Low	182
Eads	810		LUTHER STREET	1954	Medium	183
Eads	910		LUTHER STREET	1915	Low	184
Eads	1000		LUTHER STREET	1942	Medium	185
Eads	1001		LUTHER STREET	1913	Medium	186
Eads	1003		LUTHER STREET	1942	Medium	187
Eads	1004		LUTHER STREET	1936	Medium	188

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Eads	1006		LUTHER STREET	1918	Low		189
Eads	1100		LUTHER STREET	1931	Low		190
Eads	1103		LUTHER STREET	1951	Medium		191
Eads	1104		LUTHER STREET	1915	Low		192
Eads	1105		LUTHER STREET	1952	Medium		193
Eads	1108		LUTHER STREET	1920	Medium		194
Eads	1110		LUTHER STREET	1915	Low		195
Eads	1203		LUTHER STREET	1920	Medium		196
Eads	1208		LUTHER STREET		High	Weisbrod Memorial Hospital and Nursing Home	197
Eads	1300		LUTHER STREET	1918	High		198
Eads	1304		LUTHER STREET	1960	Medium		199
Eads	1305		LUTHER STREET	1927	Medium		200
Eads	1308		LUTHER STREET	1917	Medium		201
Eads		S	LUTHER STREET	1937	Medium		202
Eads	109	S	LUTHER STREET	1908	Low		203
Eads	112	S	LUTHER STREET	1945	Low		204
Eads	705		MAINE STREET		Medium	First Baptist Church SBC	205
Eads	709		MAINE STREET	1963	Low		206
Eads	803		MAINE STREET	1963	High		207
Eads	805		MAINE STREET	1953	Low		208
Eads	807		MAINE STREET	1953	Low		209
Eads	809		MAINE STREET	1957	Medium		210
Eads	900		MAINE STREET	1938	High	Eads Elementary School (K-8) and Eagle's Nest Preschool, Eads School	211
Eads	903		MAINE STREET	1943	Medium		212
Eads	907		MAINE STREET	1961	Low		213
Eads	909		MAINE STREET	1952	High		214

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Eads	1000		MAINE STREET	1932	Low		215
Eads	1001		MAINE STREET	1950	Medium		216
Eads	1002		MAINE STREET	1932	Low		217
Eads	1005		MAINE STREET	1948	Medium		218
Eads	1006		MAINE STREET	1926	Medium		219
Eads	1007		MAINE STREET	1948	Low		220
Eads	1008		MAINE STREET	1910	Low		221
Eads	1011		MAINE STREET	1923	Medium		222
Eads	1101		MAINE STREET	1946	Low		223
Eads	1104		MAINE STREET	1928	Low		224
Eads	1109		MAINE STREET	1923	Low		225
Eads	1111		MAINE STREET	1918	High	Crow's Stop 'n Shop Food Store, Sunday's Garage	226
Eads	1200 blk		MAINE STREET		High	Goff Hotel	227
Eads	1200		MAINE STREET	1917	Low	U.S. Post Office Eads	228
Eads	1201		MAINE STREET	1950	Medium	Kiowa Drug	229
Eads	1204		MAINE STREET	0	High	Miller Hardware, Kelly Hardware	230
Eads	1205		MAINE STREET	1950	High		231
Eads	1206		MAINE STREET	1917	High	Crow's Grocery, Thursdays on Maine	232
Eads	1208		MAINE STREET	1912	High	Kiowa County Press	233
Eads	1209		MAINE STREET	1919	High	Eads Home, Rialto Hotel	234
Eads	1213		MAINE STREET	1915	High	Plains Network Services,	235
Eads	1220		MAINE STREET	1918	High	Kiowa County National Bank	236
Eads	1300		MAINE STREET		Medium	Eads Senior Citizens Center	240
Eads	1300 blk		MAINE STREET		Low		238
Eads	1300 blk		MAINE STREET		Medium		239
Eads	1300 blk		MAINE STREET		High	Eads Recreation Parlor, Victory Theater	237

Town	Street Address		Year Built	Survey Priority	Resource Name	Survey Number
Eads	1301		MAINE STREET		High	241
Eads	1303		MAINE STREET		High	Wissel Dry Goods, Eads Flower and Gardening, Schoggen's Grocery
Eads	1306		MAINE STREET		High	Crow-Luther Art Center, Plains Theater
Eads	1307-09		MAINE STREET		High	Little Sprouts Child Care Center, Nipps-Bransgrove Building
Eads	1313		MAINE STREET		High	Kiowa County Museum, Eads State Bank
Eads	1315		MAINE STREET	1948	Medium	Nails By Marni
Eads	1316		MAINE STREET	1950	High	
Eads	1400		MAINE STREET		Medium	
Eads	1401		MAINE STREET	0	High	Bartlett & Co. Grain Elevator
Eads	100	S	MAINE STREET	1930	Medium	Fischer Gas Station and Garage
Eads	104	S	MAINE STREET	1916	Low	
Eads	108	S	MAINE STREET	1919	Low	
Eads	110	S	MAINE STREET	1908	Low	
Eads	112	S	MAINE STREET	1946	Low	
Eads	113	S	MAINE STREET	1928	Low	
Eads	900		RITTGERS STREET	1961	Medium	
Eads	904		RITTGERS STREET	1960	Medium	
Eads	910		RITTGERS STREET	1956	Low	
Eads	1000		RITTGERS STREET	1962	Medium	
Eads	1006		RITTGERS STREET	1948	Low	
Eads	1008		RITTGERS STREET	1950	Low	
Eads	1010		RITTGERS STREET	1936	Low	
Eads	1100		RITTGERS STREET	1920	Low	
Eads	1106		RITTGERS STREET	1917	Low	

Town	Street Address		Year Built	Survey Priority	Resource Name	Survey Number
Eads	1200		RITTGERS STREET	1948	Medium	266
Eads	1204		RITTGERS STREET	1948	Low	267
Eads	1206		RITTGERS STREET	1920	Medium	268
Eads	1211		RITTGERS STREET	1962	Medium	269
Eads	1301		RITTGERS STREET	1960	Medium	270
Eads	1306		RITTGERS STREET	1951	Low	271
Eads	1401		RITTGERS STREET	1924	High	272
Eads	100	S	RITTGERS STREET	1900	Low	273
Eads	1000		SLATER STREET	1933	Medium	274
Eads	1001		SLATER STREET	1938	Medium	275
Eads	1002		SLATER STREET	1948	Low	276
Eads	1006		SLATER STREET	1908	Low	277
Eads	1007		SLATER STREET	1956	Medium	278
Eads	1008		SLATER STREET	1907	Low	279
Eads	1100		SLATER STREET	1919	High	280
Eads	1101		SLATER STREET	1914	Low	281
Eads	1103		SLATER STREET	1923	Low	282
Eads	1105		SLATER STREET	1915	Medium	283
Eads	1106		SLATER STREET	1923	Low	284
Eads	1110		SLATER STREET	1904	Low	285
Eads	1200		SLATER STREET	1920	Medium	286
Eads	1206		SLATER STREET	1922	Low	287
Eads	1208		SLATER STREET	1919	Low	288
Eads	1300 blk		SLATER STREET		Medium	289
Eads	1300		SLATER STREET	1912	Low	290
Eads	1301		SLATER STREET	1908	Medium	291
Eads	1302		SLATER STREET	1918	Low	292
Eads	1304		SLATER STREET	1936	Medium	293

Town	Street Address		Year Built	Survey Priority	Resource Name	Survey Number
Eads	1308		SLATER STREET		Medium	294
Eads	100 blk	S	SLATER STREET		Low	295
Eads	100 blk.	S	SLATER STREET	1914	Medium	296
Eads	102	S	SLATER STREET	1927	Medium	297
Eads	109	S	SLATER STREET	1940	Low	298
Eads	110	S	SLATER STREET	1938	Medium	299
Eads	112	S	SLATER STREET	1930	Medium	300
Eads	703		WANSTED STREET	1956	Low	Art Gallery, Snacks
Eads	800 blk		WANSTED STREET		Medium	Robo Wash
Eads	809		WANSTED STREET		High	Sinclair Service Station (former)
Eads	901		WANSTED STREET	1950	Low	Michael's Service Center
Eads	911		WANSTED STREET	1953	Low	Cinnamon Jo's
Eads	913		WANSTED STREET		Low	
Eads	1000		WANSTED STREET	1913	Medium	
Eads	1002		WANSTED STREET	1915	Low	
Eads	1005		WANSTED STREET	1920	Medium	
Eads	1006		WANSTED STREET	1943	Low	
Eads	1007		WANSTED STREET	1949	Low	
Eads	1008		WANSTED STREET	1918	Low	
Eads	1010		WANSTED STREET	1919	High	
Eads	1101		WANSTED STREET	1927	Medium	
Eads	1102		WANSTED STREET	1955	Medium	
Eads	1105		WANSTED STREET	1940	Low	
Eads	1107		WANSTED STREET	1910	Low	
Eads	1200		WANSTED STREET	1928	Low	
Eads	1202		WANSTED STREET	1923	Medium	
Eads	1204		WANSTED STREET	1927	Medium	
Eads	1208		WANSTED STREET	1923	Medium	

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Eads	1300		WANSTED STREET	1904	Medium		322
Eads	1400 blk		WANSTED STREET		Medium	Missouri Pacific Railroad Bridge No. 448 over U.S. 287 (Wansted Street)	323
Eads Vicinity	14999		GOLF COURSE ROAD		High	Galatea School	901
Eads Vicinity	100 blk	W	LOWELL AVENUE		High	Jackson Barn	902
Haswell	101		2ND STREET	1930	Medium		324
Haswell	200 blk		2ND STREET	1920	Medium		325
Haswell	206		2ND STREET	1920	Medium		326
Haswell	100 blk		3RD STREET		High	Haswell Jail (“world’s smallest jail”)	327
Haswell	200 blk		3RD STREET		Low		328
Haswell	206		3RD STREET	1908	Low		329
Haswell	211		3RD STREET	1923	Low		330
Haswell			4TH STREET	1908	Medium		331
Haswell			4TH STREET		High	Haswell Grain Elevator	332
Haswell	000 blk		4TH STREET		High	Texaco Gas Station (formerly)	333
Haswell	200 blk		4TH STREET		Medium		335
Haswell	200 blk		4TH STREET	1954	Medium	Haswell Lumber Co. (formerly)	334
Haswell	300 blk		4TH STREET		Medium	Prairie Dog Café and Gas Station (formerly)	337
Haswell			4TH STREET		High	Haswell Missouri Pacific Depot	903
Haswell	200		4TH STREET	1900	High		336
Haswell		W	4TH STREET		Medium		338
Haswell		W	4TH STREET	1915	Low		341
Haswell		W	4TH STREET	1913	Medium		340
Haswell		W	4TH STREET	1918	Medium		339
Haswell	85	W	4TH STREET	1925	Medium		342
Haswell	403		HIGHWAY 96		High	Haswell Propane	343

Town	Street Address		Year Built	Survey Priority	Resource Name	Survey Number
Haswell	505		HIGHWAY 96	0	Medium	344
Haswell	000 blk		HOGUE STREET		Medium	345
Haswell	106		HOGUE STREET	1910	Low	350
Haswell	200 blk		HOGUE STREET	1963	High	Haswell Elementary School 351
Haswell	100		HOGUE STREET	1910	Low	347
Haswell	100 blk		HOGUE STREET	1909	Low	346
Haswell	101		HOGUE STREET	1955	Low	348
Haswell	104		HOGUE STREET	1910	Low	349
Haswell	000 blk		MAIN STREET	1949	Medium	353
Haswell	000 blk		MAIN STREET		High	United Methodist Church/The Haswell Church 352
Haswell	100 blk		MAIN STREET	1949	High	358
Haswell	100 blk		MAIN STREET	0	Low	359
Haswell	100 blk		MAIN STREET	1913	Low	354
Haswell	100 blk		MAIN STREET		Low	355
Haswell	100 blk		MAIN STREET		Low	357
Haswell	109		MAIN STREET	1908	Medium	360
Haswell	200 blk		MAIN STREET	1961	Low	361
Haswell	200 blk		MAIN STREET	1961	High	363
Haswell	200 blk		MAIN STREET	1915	Medium	362
Haswell	207		MAIN STREET	1930	Low	364
Haswell	208		MAIN STREET	1953	Low	365
Haswell	300 blk		MAIN STREET		Medium	366
Haswell	300 blk		MAIN STREET	1937	Medium	356
Haswell	300 blk		MAIN STREET		High	368
Haswell	300 blk		MAIN STREET		Medium	367
Haswell	301		MAIN STREET	1907	High	U.S. Post Office Haswell/Former Bank 369
Haswell	500 BLK	N	MAIN STREET	1925	High	371

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Haswell	500 blk	N	MAIN STREET	1914	High		370
Haswell	500 blk	N	MAIN STREET	1920	Low		372
Haswell	503	N	MAIN STREET	1912	High		373
Haswell	509	N	MAIN STREET	1910	Medium		374
Haswell	108		SHARP AVENUE	1923	Low		375
Haswell	206		SHARP AVENUE	1920	Medium		376
Haswell	208		SHARP AVENUE	1914	High		377
Haswell	300 blk		SHARP AVENUE	0	Medium		378
Sheridan Lake			BROADWAY		Medium		379
Sheridan Lake			BROADWAY		High	St. Cletus Catholic Church	381
Sheridan Lake			BROADWAY		Medium		382
Sheridan Lake			BROADWAY		Medium		380
Sheridan Lake			BROADWAY	0	High		383
Sheridan Lake			BROADWAY	1949	Medium		384
Sheridan Lake	402	W	BROADWAY	1937	High		385
Sheridan Lake			BROWN AVENUE	1918	Medium		386
Sheridan Lake	600 blk		BROWN AVENUE	1919	Medium		387
Sheridan Lake			BUFFALO STREET		Medium		388
Sheridan Lake			BURNETT STREET	1929	High	U.S. Post Office Sheridan Lake, Sheridan Lake School	389
Sheridan Lake			BURNETT STREET		Low		390
Sheridan Lake			COLORADO AVENUE	1921	Medium	Sheridan Lake Bible Church	392
Sheridan Lake			COLORADO AVENUE	1920	Low	Heartland Clinic	391
Sheridan Lake			COLORADO AVENUE	1909	High	Wheatland Café, Sheridan Hotel and Café	393
Sheridan Lake			COLORADO AVENUE		Medium		394
Sheridan Lake			COLORADO AVENUE		Medium		395
Sheridan Lake	500 blk		COLORADO AVENUE		High		396
Sheridan Lake	500 blk		COLORADO AVENUE		High		397

Town	Street Address			Year Built	Survey Priority	Resource Name	Survey Number
Sheridan Lake	500 blk		COLORADO AVENUE	1920	Medium		398
Sheridan Lake	509		COLORADO AVENUE	1950	Medium		399
Sheridan Lake	511		COLORADO AVENUE	1912	Medium		400
Sheridan Lake			HIGHWAY 96		High		404
Sheridan Lake			HIGHWAY 96		Low		401
Sheridan Lake			HIGHWAY 96		High	Farmco Inc. Grain Elevator	405
Sheridan Lake			HIGHWAY 96		Medium		407
Sheridan Lake			HIGHWAY 96	1949	Medium	Café. Skelley Service Station.	406
Sheridan Lake			HIGHWAY 96	1951	High		402
Sheridan Lake			HIGHWAY 96	1962	Low		403
Sheridan Lake			HIGHWAY 96	1947	Medium		408
Sheridan Lake	324	E	HIGHWAY 96	1949	Low		409
Sheridan Lake	326	E	HIGHWAY 96	1950	Medium		410
Sheridan Lake			LEO STREET	1963	Low		411
Sheridan Lake	711		LEO STREET	0	Low		412
Sheridan Lake	721	E	LEO STREET	1953	Low		413
Sheridan Lake	728	E	LEO STREET	1970	Low		414
Sheridan Lake			SHERIDAN AVENUE		Low		417
Sheridan Lake			SHERIDAN AVENUE		Low		416
Sheridan Lake			SHERIDAN AVENUE		Low		418
Sheridan Lake	510		SHERIDAN AVENUE	1951	Medium		415

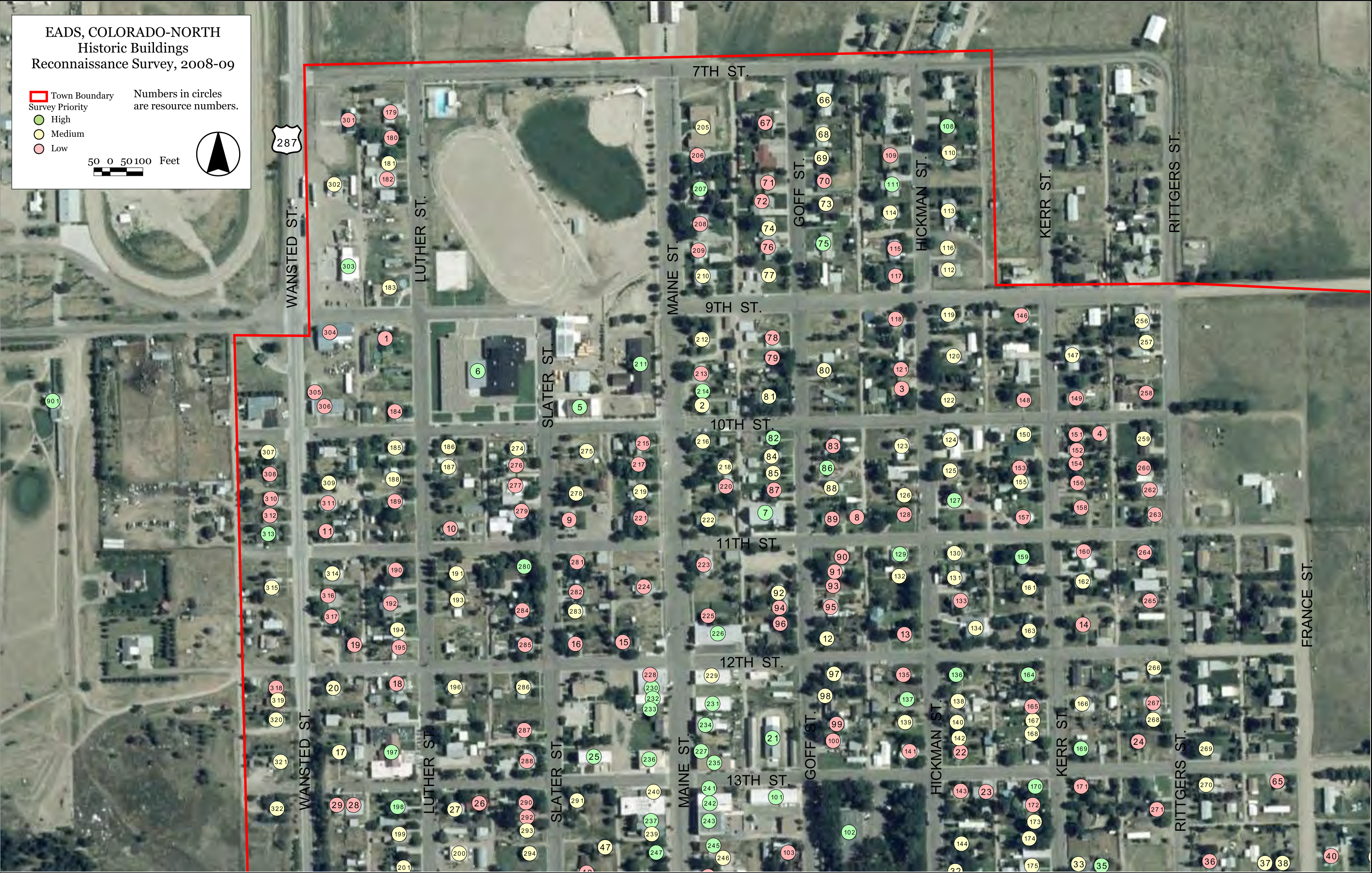
NOTE: "Survey Number" identifies the locations of the resources on the following maps of each town.

EADS, COLORADO-NORTH
Historic Buildings
Reconnaissance Survey, 2008-09

-  Town Boundary
 High
 Medium
 Low

Numbers in circles
are resource numbers.

50 0 50 100 Feet





HASWELL, COLORADO
Historic Buildings
Reconnaissance Survey, 2008-09

 Town Boundary

Survey Priority

 High

 Medium

 Low

Numbers in circles
are resource numbers.

100 0 100 200 Feet



