

VLR - 3-17-4  
NRHP - 9-22-04

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
REGISTRATION FORM

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Manchester Industrial Historic District Boundary Increase, 2004

other names/site number #127-0457

2. Location

street & number 400 Decatur Street, 10 East Fifth Street, 320 and 400 Hull Street, 700 Stockton Street

not for publication

city or town Richmond

vicinity

state Virginia

code VA

county Independent City

code 760

Zip 23224

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this X nomination    request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property X meets    does not meet the National Register Criteria. I recommend that this property be considered significant    nationally    statewide X locally. (    See continuation sheet for additional comments.)

[Signature] August 9, 2004  
Signature of certifying official Date

Virginia Department of Historic Resources  
State or Federal agency and bureau

In my opinion, the property    meets    does not meet the National Register criteria. (    See continuation sheet for additional comments.)

Signature of commenting or other official Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby certify that this property is:

   entered in the National Register

   See continuation sheet.

   determined eligible for the National Register

   See continuation sheet.

   determined not eligible for the National Register

   removed from the National Register

   other (explain):   

Signature of Keeper   

Date of Action

U. S. Department of the Interior  
National Park Service

Manchester Industrial Historic District Boundary Increase  
Richmond, Virginia

**5. Classification**

**Ownership of Property** (Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

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

- building(s)
- district
- site
- structure
- object

**Number of Resources within Property**

Contributing	Noncontributing	
<u>3</u>	<u>2</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>1</u>	<u>0</u>	structures
<u>0</u>	<u>0</u>	objects
<u>4</u>	<u>2</u>	Total

Number of contributing resources previously listed in the National Register 0

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

N/A

**6. Function or Use**

**Historic Functions** (Enter categories from instructions)

Cat: _____	Sub: _____
<u>Commerce/Trade</u>	<u>Warehouse</u>
<u>Industry</u>	<u>Manufacturing Facility</u>
<u>Industry</u>	<u>Industrial Storage</u>
<u>Transportation</u>	<u>Road-Related/Bridge</u>
_____	_____
_____	_____

**Current Functions** (Enter categories from instructions)

Cat: _____	Sub: _____
<u>Commerce/Trade</u>	<u>Warehouse</u>
<u>Industry</u>	<u>Manufacturing Facility</u>
<u>Industry</u>	<u>Industrial Storage</u>
<u>Transportation</u>	<u>Road-Related/Bridge</u>
_____	_____
_____	_____

U. S. Department of the Interior  
National Park Service

Manchester Industrial Historic District Boundary Increase  
Richmond, Virginia

**7. Description**

Architectural Classification (Enter categories from instructions)

Commercial

Materials (Enter categories from instructions)

foundation brick, concrete

roof metal

walls brick, cinder block, concrete

other \_\_\_\_\_

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.)

**8. Statement of Significance**

Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations (Mark "X" in all the boxes that apply.)

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or a grave.
- D a cemetery.
- E a reconstructed building, object or structure.
- F a commemorative property.
- G less than 50 years of age or achieved significance within the past 50 years.

U. S. Department of the Interior  
National Park Service

Manchester Industrial Historic District Boundary Increase  
Richmond, Virginia

**Areas of Significance** (Enter categories from instructions)

Architecture, Commerce, Industry, Transportation

**Period of Significance**

1911-1949

**Significant Dates**

1911

1915

1937

**Significant Person** (Complete if Criterion B is marked above)

**Cultural Affiliation**

N/A

**Architect/Builder**

N/A

**Narrative Statement of Significance** (Explain the significance of the property on one or more continuation sheets.)

**9. Major Bibliographical References**

**Bibliography**

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

**Previous documentation on file (NPS)**

preliminary determination of individual listing (36 CFR 67) has been requested.

previously listed in the National Register

previously determined eligible by the National Register

designated a National Historic Landmark

recorded by Historic American Buildings Survey # \_\_\_\_\_

recorded by Historic American Engineering Record # \_\_\_\_\_

**Primary Location of Additional Data**

State Historic Preservation Office

Other State agency

Federal agency

Local government

University

Other

Name of repository: \_\_\_\_\_

**10. Geographical Data**

**Acreeage of Property** 10.288 acres

**UTM References** (Place additional UTM references on a continuation sheet)

Zone Easting Northing      Zone Easting Northing

1 \_\_\_\_\_                      2 \_\_\_\_\_

3 \_\_\_\_\_                      4 \_\_\_\_\_

See continuation sheet.

---

**Verbal Boundary Description** (Describe the boundaries of the property on a continuation sheet.)

**Boundary Justification** (Explain why the boundaries were selected on a continuation sheet.)

---

**11. Form Prepared By**

name/title: Margaret Roberts, Mary Harding Sadler, Ann Andrus, and Jean McRae

Organization: Virginia Department of Historic Resources date March - August, 2004

street & number: 2801 Kensington Avenue telephone 803-367-2323

city or town Richmond state VA zip code 23221

---

**Additional Documentation**

Submit the following items with the completed form:

**Continuation Sheets**

**Maps**

- A USGS map (7.5 or 15 minute series) indicating the property's location.
- A sketch map for historic districts and properties having large acreage or numerous resources.

**Photographs**

Representative black and white photographs of the property.

**Additional items** (Check with the SHPO or FPO for any additional items)

---

**Property Owner**

(Complete this item at the request of the SHPO or FPO.)

name see attached sheets

street & number \_\_\_\_\_ telephone \_\_\_\_\_

city or town \_\_\_\_\_ state \_\_\_\_\_ zip code \_\_\_\_\_

---

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.



United States Department of the Interior  
National Park Service

National Register of Historic Places    Manchester Industrial Historic District Boundary Increase  
Continuation Sheet    Richmond, Virginia

Section   7      Page   2  

---

400 Hull Street  
S0000075017  
#127-0457-0056

Built ca. 1959, this building is a small, one-story brick industrial facility.  
**Non-Contributing Building**

600 Stockton Street  
S0000140002/3

Vacant Block

700 Stockton Street  
S0000141001  
#127-0457-0057

(also includes 200 East Seventh Street) Philip Morris Stockton Street Plant

This manufacturing facility was constructed in three phases. The 1937 section, facing East Seventh Street, has a four-story painted concrete frame with brick panels, long bands of glass block with operable window panels below, and a flat roof. The ca. 1945 section, at Everett Street and Commerce Road, is four-stories, painted brick articulated with piers and has segmental arched masonry openings, heavy timber construction, and a flat roof. The 1982 section, at Stockton Street and Commerce Road, is a four-story steel frame construction. This property also includes a paved "lay-down area" at 200 East Seventh Street that encompasses a full block, where equipment and supplies were stored. **Contributing Building**

Hull Street Bridge  
#127-0457-0051

Manchester Canal Bridge

Constructed in 1911, the Hull Street Bridge carries Hull Street across the Manchester Canal on the south bank of the James River in South Richmond. This bridge is comprised of two fixed spans which support a four-lane road that runs in a north-south direction. The roadway is asphalt over a concrete pier substructure. Concrete piles supported by wooden pilings brace the embankments of the canal under the bridge. Simple rectangular inset panels characterize the solid concrete railings with beveled edges. **Contributing Structure**

United States Department of the Interior  
National Park Service

National Register of Historic Places    Manchester Industrial Historic District Boundary Increase  
Continuation Sheet    Richmond, Virginia

Section   8      Page   3  

---

### 8. Statement of Significance

The Manchester Industrial Historic District Boundary Increase is significant for the same reasons as stated in the original district nomination as follows:

'Because it represents a pattern of uninterrupted commercial and industrial enterprise historically associated with "the falls", the geographic area situated along the south bank of the James River and formerly known as the independent city of Manchester. The steady industrial development of Manchester is not surprising given its numerous commercial advantages: easy access to a deep-river port, an abundant supply of raw materials, the early establishment of railroad depots, a continuous influx of immigrants who provided cheap labor, and a growing statewide population that constituted a market for manufactured goods. The Manchester Industrial Historic District also symbolizes Richmond's effort to industrialize and diversify the region's agrarian economy in the wake of the devastation experienced by the city in particular and the South in general following the Civil War. The buildings in the Manchester Industrial Historic District exemplify Richmond's emergence as an industrial city in the South. Most of the buildings in the district are commercial structures dating from the period 1880-1949, and they are fine examples of late-nineteenth-and early-twentieth-century industrial architecture. Visually cohesive in scale and materials, the district includes examples of mill, warehouse, and industrial buildings that are constructed of high quality masonry representing a wide variety of architectural styles. The majority of the contributing buildings are distinguished by finely articulated brickwork and distinctive architectural detailing.'

The Manchester Industrial Historic District Boundary Increase includes five buildings originally left out of the nomination due to owner objection, but which are contributing resources within the historic area. The Boundary Increase also includes one bridge that falls within the original boundaries, but was left out of the individual inventory descriptions. The Boundary Increase qualifies for the National Register of Historic Places at the local level of significance under Criterion A in the areas of Commerce, Industry, and Transportation, as did the original nomination, and under Criterion C because the buildings are excellent and little altered examples of warehouse and industrial architecture.



United States Department of the Interior  
National Park Service

National Register of Historic Places    Manchester Industrial Historic District Boundary Increase  
Continuation Sheet    Richmond, Virginia

Section   8      Page   4  

---

**Individual Building Significance:**

The building at 320 Hull Street grew from the A. S. Kratz Folding Paper Box factory built at the corner of East Third and Decatur streets around 1915. Beginning in the late nineteenth century, papermaking became an important industry drawing a variety of paper product manufacturers to the south side of the James. The A. S. Kratz Folding Paper Box Company arrived around 1910 and occupied a warehouse at the corner of East Second and Decatur. This block-like, three-story building, which was featured in the company's early advertisements, bore little resemblance to the new plant constructed one block south in 1915. The new facility centered around a vast, single-story manufacturing area bracketed by two three-story corner blocks containing office space. As the business grew, the 1915 building was expanded to the south and west. In 1949 a shipping and finishing room was added to the rear of the original warehouse. Around 1955 the company built a second addition to the west overlooking Hull Street and renamed itself the Virginia Folding Box Company. Today the building recalls two distinct moments in the history of Manchester's industrial architecture: the early twentieth century when companies relied on a traditional vocabulary of string courses and pediments to reflect their success, and the mid-twentieth century when sleek lines, machine-made brick, and fixed-pane aluminum windows placed a fresh emphasis on foresight and technical innovation.

Manufacturing companies continued to adopt new technology that increased mechanization and changed the nature of the work. The wide array of small industries common in Manchester began to disappear and were replaced by larger consolidated manufacturing corporations such as the Crawford Manufacturing Company, the W. P. Ballard Company, and the Federal Paper Board Company, Reynolds Metals Company, and the Philip Morris Company. In 1937, a modern concrete frame headquarters building was constructed for the cigarette manufacturing giant, Philip Morris, at the corner of Stockton and Seventh streets. The ca. 1945 addition at Everett Street and Commerce Road reflects the scarcity of steel for private use during World War II. This wing was constructed instead with masonry exterior walls and a heavy timber frame interior, a traditional construction method representative of an earlier era.

The building at 10 East Fifth Street is a modest example of mid-century sophistication. Built ca. 1945, this single-story brick warehouse was designed to serve as the new headquarters for Blue and Gray Transportation, one of Richmond's first trucking companies. The building was constructed of machine-made brick and had a sleek parapet profile. Five central loading docks on the main elevation provided efficient access for the company's trucks while signage painted on the building's side elevations advertised the business to other local manufacturers.

United States Department of the Interior  
National Park Service

National Register of Historic Places    Manchester Industrial Historic District Boundary Increase  
Continuation Sheet    Richmond, Virginia

Sections 8, 9, & 10    Page 5

Today, the Manchester area is home to a number of large companies that are visibly consolidated within groupings of historic commercial buildings previously occupied by diverse, smaller industries. With the commercial and residential rehabilitation success of historic Shockoe Slip and the Shockoe Valley and Tobacco Row Historic District, expansion across the James River into the Manchester industrial area is already occurring. The previously designated Manchester Industrial Historic District and its Boundary Increase will bring increasing prosperity to the oldest commercial environ in the state, and opportunities such as the historic tax credits will doubtlessly encourage continued investment in Manchester.

**Bibliographical Reference:**

Kraus, Nancy, and Douglas J. Harnsberger. *Manchester Industrial Historic District National Register of Historic Places Registration Form*. Richmond, VA: Virginia Department of Historic Resources, 1999.

**Geographical Data: UTM References**

Zone	Easting	Northing	Zone	Easting	Northing
1. 18	284480	4155640	2. 18	284620	4155750
3. 18	284700	4155660	4. 18	284620	4155600
5. 18	284700	4155510	6. 18	284620	4155460
7. 18	284550	4155400	8. 18	284620	4155310
9. 18	284480	4155200	10. 18	284400	4155290

**Verbal Boundary Description**


The Boundary Increase includes five fully outlined blocks (three blocks in one addition and two in the other) added to the original boundary. These blocks have the following city parcel numbers: S0000074001, S0000074004, S0000075017, S0000075022, S0000107001, S0000140002, S0000140003, S0000141001 (total 10.288 acres)

**Boundary Justification**

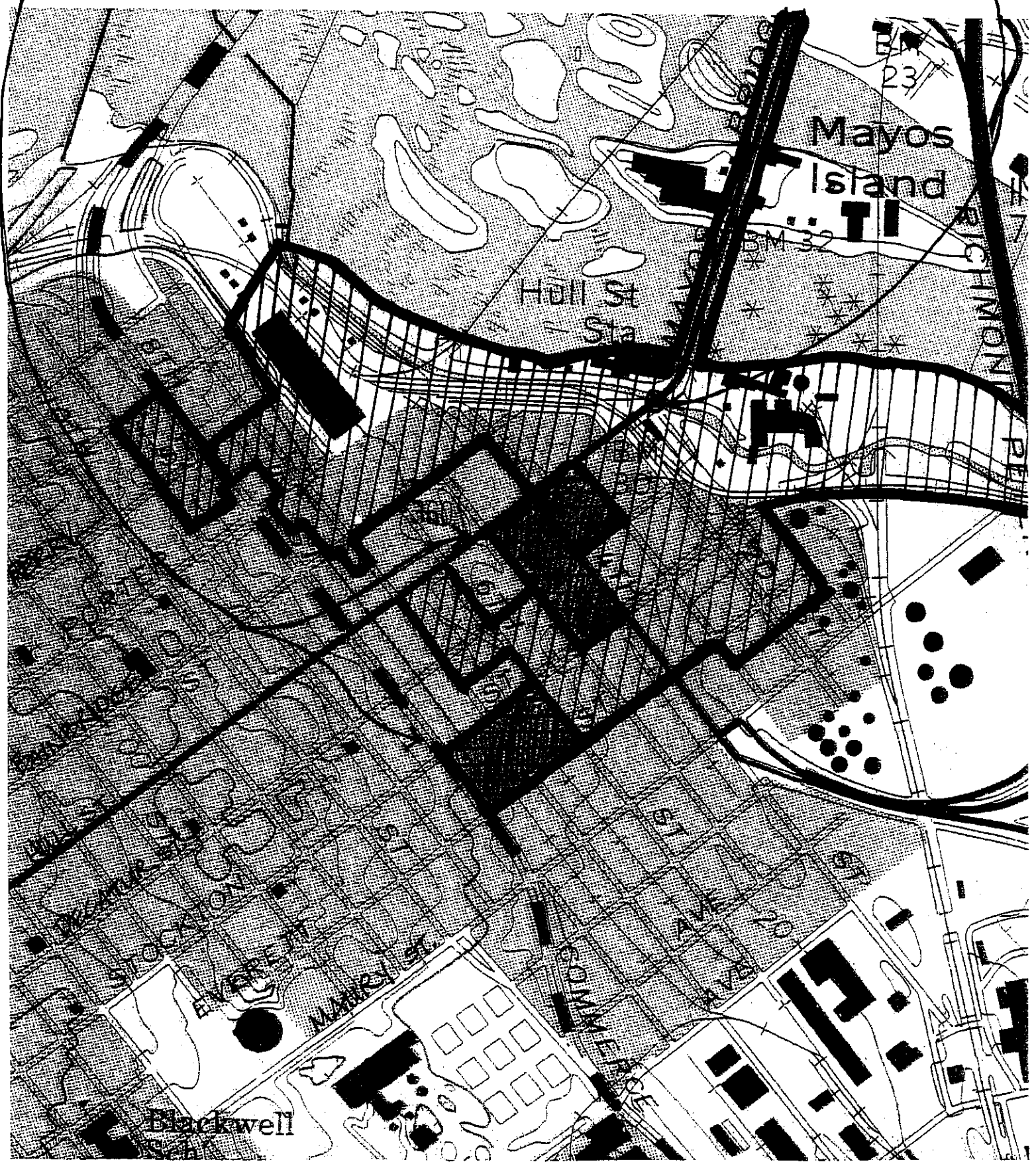
The Boundary Increase adds five blocks that were originally surveyed to be included in the 1999 Manchester Industrial Historic District but were omitted at the time due to owner objection. These blocks continue the existing architectural theme and support the industrial development of the Manchester area. The five fully outlined blocks are attached to the original boundaries and include the city parcel numbers referenced above.

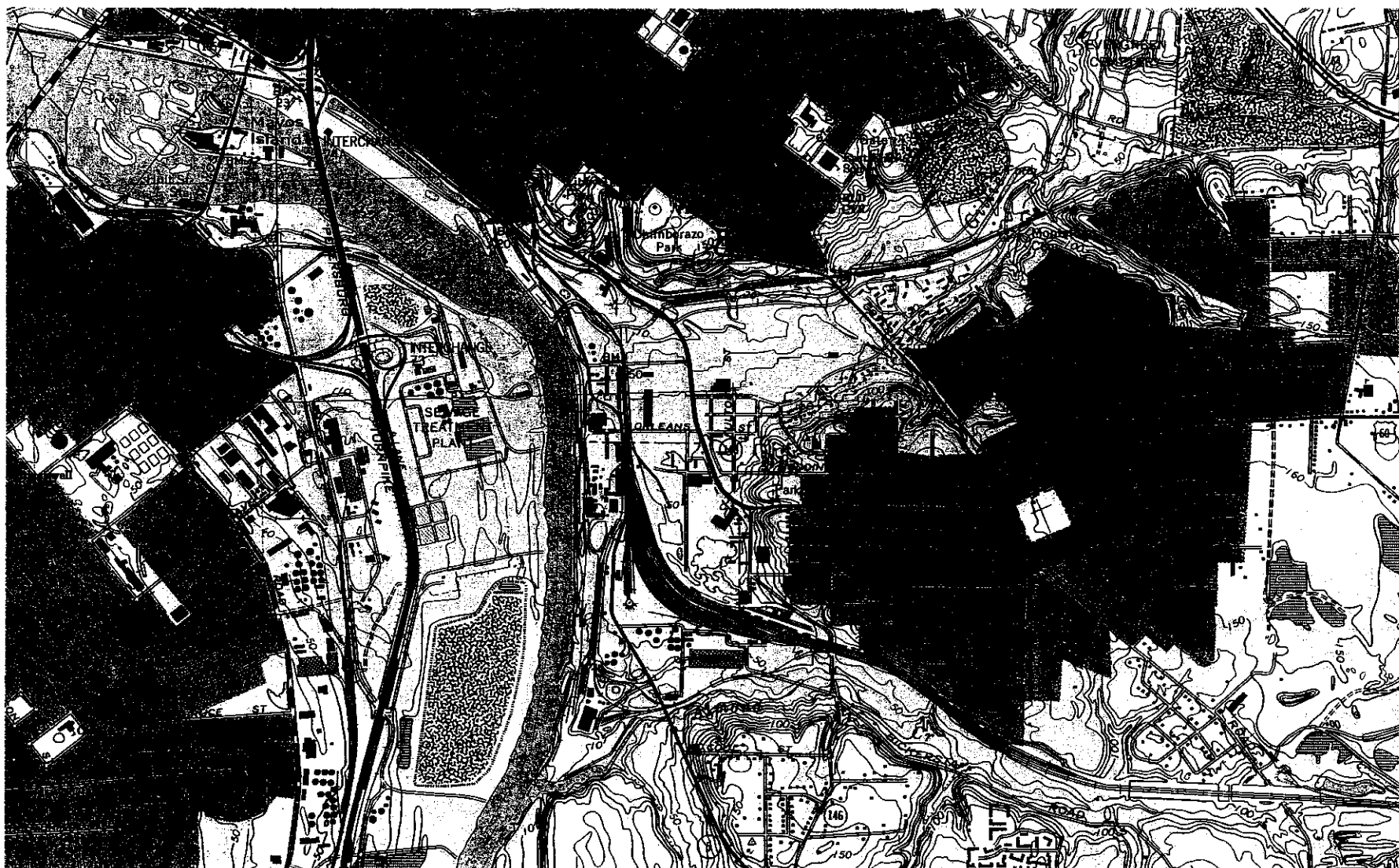
MANCHESTER INDUSTRIAL HISTORIC DISTRICT

1999 BOUNDARY 

2004 BOUNDARY INCREASE (5 BLOCKS) 

ADD. OF CANAL BRIDGE NOT INC. IN ORIGINAL INVENTORY



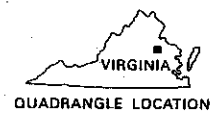
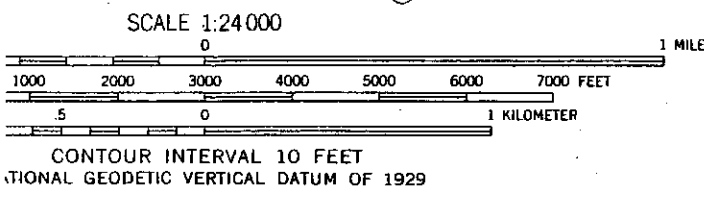


0.8 MI. TO INTERCHANGE 69  
 WILLIAMSBURG (INTERCHANGE 238) 43 MI.  
 SANDSTON 3.2 MI.  
 WILLIAMSBURG 47 MI.  
 4155  
 4154  
 4153000m N.

#127-0457  
 MANCHESTER  
 INDUSTRIAL  
 HIST. DIST.  
 BOUNDARY  
 INCREASE  
 RICHMOND, VA

- UTMS  
 ZONE 18
- 1. 284480 4155640
  - 2. 284620 4155760
  - 3. 284700 4155660
  - 4. 284620 4155600
  - 5. 284700 4155510
  - 6. 284620 4155460
  - 7. 284550 4155400
  - 8. 284620 4155310
  - 9. 284480 4155200
  - 10. 284400 4155290

284 (DREWRYS BLUFF) 5558 IV NW 285 2.5 MI. TO INTERCHANGE 69 PETERSBURG 17 MI. 25' 287 CAPITOL VIEW 1.7 MI. CHARLES CITY 30 MI. 288 INTERIOR—GEOLOGICAL SURVEY, RESTON, VIRGINIA—1994 289000m E 37°30' 77°22'30"



ROAD CLASSIFICATION

Heavy-duty ——— Light-duty ———  
 Medium-duty ——— Unimproved dirt = = = = =  
 ○ Interstate Route ○ U.S. Route ○ State Route

DUTCH GAP  
 5558 IV NE

COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS  
 NATIONAL MAP ACCURACY STANDARDS  
 NATIONAL MAP ACCURACY STANDARDS  
 NATIONAL MAP ACCURACY STANDARDS  
 NATIONAL MAP ACCURACY STANDARDS

Revisions shown in purple compiled in cooperation with Commonwealth of Virginia agencies from aerial photographs taken 1989 and other sources. This information not field checked. Map edited 1994

Information shown in purple may not meet USGS content standards and may conflict with previously mapped contours  
 Purple tint indicates extension of urban areas

RICHMOND, VA.  
 37077-E4-TF-024

1964  
 REVISED 1994  
 DMA 5559 III SW—SERIES V834

