

# SOUTH DAKOTA HISTORIC SITES INVENTORY

Historic Name \_\_\_\_\_

Address/ Location 821 12<sup>TH</sup> ST.

Common Name \_\_\_\_\_

Historic Function \_\_\_\_\_

Historic Context(s) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Owner's Name \_\_\_\_\_

Owner's Address \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Owner's Phone # \_\_\_\_\_

Date(s) of Construction \_\_\_\_\_  
\_\_\_\_\_

Photographer \_\_\_\_\_

Roll # \_\_\_\_\_ Frame #'s \_\_\_\_\_  
(Attach Photographs Below)

Site Number

PN	RC	RC	WB	213
CTY	TWP	CIT	NBH	NUM

DBASE \_\_\_\_\_

U.S.G.S. Quad Map Name \_\_\_\_\_  
\_\_\_\_\_

Legal Description

Q1	Q2	SEC	TWP	RNG

Urban LOT \_\_\_\_\_ BLK \_\_\_\_\_  
Only ADD \_\_\_\_\_

Surveyors \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Date \_\_\_\_\_

NR Eligible Yes \_\_\_\_\_ No \_\_\_\_\_  
Future NR Yes \_\_\_\_\_ No \_\_\_\_\_

Significance

☐ HIST ☐ ARCH ☐ ARCE  
☐ NATL ☐ STAT ☐ LOCL

# **SOUTH DAKOTA HISTORIC SITES INVENTORY**

**Historic  
Name**

**Address/  
Location** 821 12th Street

**Common  
Name**

**Historic  
Function** House

**Historic  
Context(s)** V. Depression & Rebuilding: A.  
Changing Urban Patterns: 3.  
Residential Changes

**Owner's Name** Thomas O'Meara & M. Tobin

**Owner's Address** Key Rt. Box 201  
Rapid City, SD 57702

**Owner's Phone #** (000) 000-0000

**Date(s) of Construction** Circa 1920

**Photographer** M. McCormick  
**Roll # 14** **Frame #'s** 24-27  
(Attach Photographs Below)

**Site Number**  
PN- RC -RC -WB-00213  
CTY TWP CIT NBH NUM

**DBASE** 0000000000

**U.S.G.S. Quad Map Name**

**Legal Description**  
0  
Q1 Q2 SEC TWP RNG  
Urban Only BLK 13  
LOT E 80' 11-12  
ADD Boulevard

**Surveyors**  
M. McCormick/RTI

**Date** 07/15/1991

**NR Eligible** Y

**Future NR** Y

**Significance** HIST, ARCH  
LOCAL



**PLANNING**

**Site No. PN-RC -RC-WB-00213**

**Preservation Strengths of the Site**

- In Use and Not Threatened
- X In Good Structural Condition
- Owners Protecting Site
- Appreciated by Public
- X Valuable to Research

**Preservation Threats of the Site of the Site**

- Abandonment
- Deterioration Through Lack of Resources
- Vandalism or Looting
- Inappropriate Alterations
- Inappropriate or Poor Maintenance
- Fragile or Deteriorating Construction Materials
- Unsound Condition
- Lack of Support (Specify by Whom)

**Environmental Situations Effecting Site (Specify What: May Include Mining, Flooding, Erosion, Pollution, Acid Rain, Weather, Isolation, Development, Ecc.)**

## HISTORY AND CONTEXT

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Site No. PN-RC -RC-WB-00213

### Dates:

Founding of Institution or Settlement 1876

Town and Addition Platted 1877 1885 Initial Construction of Structure 1920

### Original Owners:

Name (Include Spouse if Known)

Place of Origin

Date Arrived in S.D. 0000 In USA 0000

Occupation(s)

Religious Affiliation

Social/Fraternal Affiliation

### Other Previous Owners:

Names and Dates of Occupation Mildred & Frank Moyer (R.L. Polk: 1928,  
lists Frank with Moyer Mercantile,  
Wholesale Cigars)

### Structural History:

Architect's Name and  
Date of Commission

Builder's Name

Pattern, Book and Number/Name

Historic Uses of the Site House

Changes in Use Converted into apartment house, ca. 1950s

### Statement of Historical Significance: (Including Relation to Historic Context Topics and Study Units)

This property has the potential to contribute to the West Boulevard Historic District. It is significant for its association with the growth of and development of the West Boulevard neighborhood in Rapid City from 1878 to 1942. Built circa 1920, the house corresponds with the rebuilding phase of residential development in Rapid City (1898 to 1929), a period in which the West Boulevard neighborhood rapidly grew in response to tremendous population growth in the city. The property illustrates the varied economic status of the neighborhood's inhabitants during this period and serves as a representative example of residential architecture popular at the time.

**Miscellaneous Historical Information:**

Historic research indicates the house was built about 1920. The builder and/or original owner are unknown.

**Bibliography:**

Oral Interview (Name, Date & Relationship to Site)

Atlas (Date & Publisher)

County History (Title & Pages)

Deed Abstract

Tax Records Assessors' Card: 1920

Sanborn-Ferris Maps (Dates)

1923 (earliest edition for area), 1930

Census Records

Historical Photos (Description & Date)

Manuscripts (Name & Date)

Directories (Type & Date)

R.L. Polk: 1928

Other Sources Rapid City Public Works, Water Permit #1060 [ca. 1920] & Sewer Permit #319 [ca. 1920]: indexed but not available

# ARCHITECTURAL EVALUATION/PRINCIPAL STRUCTURE

Page 1

## General Information:

Building # 1

Site No. PN-RC -RC-WB-00213 Date of Construction c.1920 Photos 24-26

Function	Apartment house	Plan Form	Square w/ wings	Height (Stories)	2
		Method of		Overall	
Style	American Foursquare	Construction	Wood-frame	Condition	G

## Additions & Alterations (Types & Dates)

Converted into an apartment house ca. 1950s: full-length front (east) porch removed, garage attached to south end of west wall converted into entry and second story added, concrete stoops w/ pipe rails constructed at entries, one-story addition constructed at west end of north wall, all doors replaced, and exterior walls resided with masonite siding.

## Evaluation of Specific Elements:

Foundation: Materials	Concrete	Condition	G
Walls: Cladding	Masonite	Condition	G
Windows: General/ Type		Glazing Pattern	Condition Location
Unique			
G	Double-hung, wood	1/1	E

Doors: Type		Glazing Pattern	Condition	Location
Modern, hollow-core			G	East
Modern, hollow-core			G	South

Roof: Form	Hip	Materials	Wood shingles	Condition	G
Dormer: Type			Condition		
Location(s)					
Chimneys/Ventilators: Materials	Brick chimney	Condition	G		
Location(s)	Interior: west slope of primary roof				
Porches: Materials		Condition Height Roof		Location	
		(Stories) Configuration			

Bays/Towers: Form		Condition	Height(Stories)	Location(s)
Square bay		G	1	South

ARCHITECTURAL EVALUATION/PRINCIPAL STRUCTURE

Page

Site No. PN-RC -RC-WB-00213 Building #

Significant Exterior Details:

Significant Interior Details:

Interior not accessed

# ARCHITECTURAL EVALUATION/ANCILLARY STRUCTURES

Site No. PN-RC -RC-WB-00213

Bldg#	Date	C/NC	Function	Photo#	Construction Method	Height
2	c.1925	C	Garage	27	Wood-frame	1

Overall Condition	Foundation: Materials-	Not visible	Individual Element Cond.
E	Walls: Cladding-	4" clapboard & drop	E
	Windows: Type & Glazing Pattern-		
	Doors: Type & Glazing Pattern-	Folding; vertical boards	E
	Roof: Form & Materials-	Shed; corrugated sheeting	E
	Chimney/Vent: Material & Location-		

## Significant Exterior Details

Clapboard siding on east and drop siding else where; drop-siding person door

## Significant Interior Details

Not accessed

## Alterations & Dates

Sanborn maps indicate the garage was built between 1923 & 1930

## Change in Use Currently used for storage

Site Plan: Indicate all door and window openings, roof shapes, and landscape features.



Indicate North

