NPS Form 10-900
(7-81)

United States Department of the Interior
National Park Service

National Register of Historic Places Inventory—Nomination Form

For NPS use only
received NOV 17 1983
date entered DEC 15 1983

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Seguin Commercial Historic District

and/or common

2. Location

street & number Roughly bounded by Camp, Myrtle, Washington, and Crockett Streets. N/A not for publication

city, town Seguin N/A vicinity of congressional district

state Texas code 048 county Guadalupe code 187

3. Classification

Category	Ownership	Status	Present Use	
X district	X public	X occupied	___ agriculture	___ museum
___ building(s)	X private	X unoccupied	X commercial	X park
___ structure	X both	___ work in progress	___ educational	X private residence
___ site	**Public Acquisition**	**Accessible**	X entertainment	X religious
___ object	N/A in process	X yes: restricted	X government	___ scientific
	___ being considered	___ yes: unrestricted	___ industrial	___ transportation
		___ no	___ military	___ other:

4. Owner of Property

name see continuation sheets

street & number

city, town N/A vicinity of state

5. Location of Legal Description

courthouse, registry of deeds, etc. Guadalupe County Courthouse

street & number

city, town Seguin state Texas

6. Representation in Existing Surveys

title Historic Sites Inventory has this property been determined eligible? ___ yes X no

date 1977-79 ___ federal X state ___ county ___ local

depository for survey records Texas Historical Commission

city, town Austin state Texas

7. Description

Condition		Check one	Check one
_X_ excellent	___ deteriorated	_X_ unaltered	_X_ original site
_X_ good	___ ruins	_X_ altered	_X_ moved date unknown
_X_ fair	___ unexposed		

Describe the present and original (if known) physical appearance

The Seguin Commercial Historic District is composed of approximately 120 buildings in the city's commercial core. Almost all commercial structures were erected during the period 1885-1925. They are of various vernacular styles, the majority being Italianate in proportion and ornamentation. Primarily of brick construction, they are of one or two (occasionally three) stories. They have windows with one-over-one or two-over-two lights, flat roofs, and brick or metal cornices. Many have had alterations at ground-floor level (plate-glass windows and new facing materials); some have also had false facades or stucco applied to upper floors, but in many cases these additions can be removed. The turn-of-the-century appearance of the district survives to a higher degree than in comparable surrounding cities. Few new buildings have been constructed since the 1940s, and the incidence of serious alteration to the older buildings is moderate. Since Seguin's selection as a participant in the Main Street Program of the National Trust for Historic Preservation, revitalization and rehabilitation have begun. It is hoped that more will be accomplished as the citizens of Seguin become aware of their city's historic and architectural resources.

The site of Seguin is part of a Spanish land grant of 1831 to Humphries Branch, a settler brought from Missouri to Gonzales by Empresario Green Dewitt. Branch sold his grant in two parts to Joseph S. Martin and Thomas R. Miller in 1834. They and a few others settled the land, but abandoned it upon the approach of Santa Anna's army in 1836. Two years later, Martin laid plans to found a town on his half of the grant. Miller had died at the Alamo. Martin and three partners (Arthur Swift, James Campbell and Matthew Caldwell) split the 2214 acre site into 44 shares, 40 of which were to be sold with the proviso that the purchaser move onto his share and build within a certain period of time.

The townsite was surveyed in a regular grid pattern, north from the Guadalupe River, with blocks 200 feet square between 70-foot-wide streets. The residential and business section of "town lots" was laid out in eight tiers of seven blocks, 56 in all, near shade and natural springs. Two adjacent blocks were reserved for public use (present Courthouse and Park Squares). The blocks immediately surrounding the squares were divided into ten lots each, the remaining blocks into eight lots each. Forty-eight "acre" or garden lots surrounded the town lots; south of the acre lots and extending to the river were 21 timber lots. Farm lots lay to the north of the town. This pattern of blocks and streets has survived almost unchanged in the district, which consists of portions of both the town lots (north to Walnut St.) and the acre lots (the four square block area between Walnut and Ireland Streets).

In February 1839 the name of the town was changed from Walnut Springs to Seguin in honor of Juan Nepomuceno Seguin. The town grew steadily, and in 1846 was named the seat of newly formed Guadalupe County. The earliest commercial buildings were of frame construction, as there were several sawmills by the mid-1850s. Only a few log or adobe structures were built. One, now called the Nogales Museum, remains one block south of the district. It predates the founding of the town.

Between 1847 and 1850 concrete was first used as a building material in Seguin, promoted by Dr. John Esten Park. Park immigrated to Seguin from Georgia about 1847.

NPS Form 10-900-a
(3-82)

OMB No. 1024-0018
Exp. 10-31-84

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date entered

Continuation sheet | Item number 4 | Page 1

Property Owners

Map No.

1. Otto Puls, Jr. et al, 500 N. Austin, Seguin, Tx. 78155

2, 3. Irma Weyel, 1342 Keller Lane, Seguin, Tx. 78155

4. Seguin/Guadalupe County Chamber of Commerce, P.O. Box 710, Seguin, Tx. 78155

5. Seguin Theatres, Inc., 314 S. Austin, Seguin, Tx. 78155

6. Paul Quello, 1406 Mockingbird, Seguin, Tx. 78155

7. Eugene Tiemann, RFD 2, Seguin, Tx. 78155

8 (plus vacant lots in block) Mr. and Mrs. John Davis, 100 E. Mosheim, Seguin, Tx. 78155

9, 10. Roger Weyel, 1342 Keller Lane, Seguin, Tx. 78155

11. H.A. Daniels, 401 N. Camp St. Seguin, Tx. 78155

12. John Marshall, 400 N. Austin, Seguin, Tx. 78155

13,13a,14. Roland Blumberg, 204 N. Austin, Seguin, Tx. 78155

15, 16. Oran Logan, 8 Hampton Dr., Seguin, Tx. 78155

17. Nelson Oil Co., 314 N. Austin, Seguin, Tx. 78155

18, 19. Oran Logan, 8 Hampton Dr., Seguin, Tx. 78155

20. Loftus Boyle, 304 N. Austin, Seguin, Tx. 78155

21. Oran Logan, 8 Hampton Dr., Seguin, Tx. 78155

22. Seguin Publishing Co., 1100 N. Camp St., Seguin, Tx. 78155

22a. Micheli Plumbing Co., 310 N. Austin, Seguin, Tx. 78155

23, 23a. Ralph Keehn, 309 N. Austin, Seguin, Tx. 78155

24. Hotten and Moore, 301 N. Austin, Seguin, Tx. 78155

25. J.C. Cobb, 314 N. Austin St., Seguin, Tx. 78155

26. Helen Stockton, 310 N. River St., Seguin, Tx. 78155

27. Seguin State Bank, 200 N. Seguin, Tx. 78155

28. George Burger, 111 E. Mountain St., Seguin, Tx. 78155

29, 30. Roland Blumberg, 204 N. Austin, Seguin, Tx. 78155

31, 32, lots 1, 2, 7, and 8. Seguin State Bank, 200 N. Austin, Seguin, Tx. 78155

33,34. Rodney M. Burton, 809 Elm, Seguin, Tx. 78155

35. Threlkeld, Saegert, Kirkendall, and Frost, 113 W. Gonzales, Seguin, Tx. 78155

36. Leon Kubala, 111 W. Gonzales, Seguin, Tx. 78155

37. Luther Sagebiel, P.O. Box 1259, Seguin, Tx. 78155

38. Harriet Dillon et al., 4793 Chlappers Trail, Austin, Tx. 78731

39. Robert Linder, 114 N. Austin, Seguin, Tx. 78155

40. John and Elizabeth Jandt, 1720 W. Court, Seguin, Tx. 78155

41. Mrs. John Williams, 226 E. Elm, Seguin, Tx. 78155

42. Gloria Toules Johnson, 1106 W. Persimmon, Lufkin, Tx. 75901

43. Rose Breustedt, 919 N. Austin, Seguin, Tx. 78155

44. Lillian Breustedt, 952 E. Bismark, Seguin, Tx. 78155

45. Fred Mendlovitz, 1400 Provincetown Lane, Richardson, Tx. 75080

46. Tom Crump, 108 W. Court, Seguin, Tx. 78155

47. Reatha Hoermann, 1332 Hummingbird #214, Seguin, Tx. 78155

48. Guadalupe County, Guadalupe Co. Courthouse, Seguin, Tx. 78155

49. Alex Barnes, 516 Sagecrest, San Antonio, Tx. 78232

50. DaQue Enterprises, 811 N. Austin, Seguin, Tx. 78155

51, 52. L&H Enterprises, c/o Larry Lippe, 115 N. Austin, Seguin, Tx. 78155

53. Harold Baenziger, 624 Bismark, Seguin, Tx. 78155

54. ------ Zomora, c/o Mary Juarez, 763 Collins St. Seguin, Tx. 78155

55, 56. Dr. Wm. H. Schuessler, 311 Camden, San Antonio, Tx. 78215

57, 58, 59. DaQue Enterprises, 811 N. Austin, Seguin, Tx. 78155

60. Joe Evans, 102 E. Court, Seguin, Tx. 78155

61,62,63. Paul Quello, 811 N. Austin, Seguin, Tx. 78155

64,65,66 Mrs. Ruth Scott, 530 W. Court, Seguin, Tx. 78155

67. Vivroux Hardware, p.o. Box 1138, Seguin, Tx. 78155

68,68a. August Schultz, 115 W. Court, Seguin, Tx. 78155

69. Kothmann, Inc., 108 S. Austin, Seguin, Tx. 78155

70. Dr. Lee Roy Rice, 1255 Ashby, Seguin, Tx. 78155

71. Countywide Title Co., 108 W. Court, Seguin, Tx. 78155

72. Louis Mendlovitz, P.O. Box 1894, Houston, Tx. 77001

73. Kothmann, Inc., 108 S. Austin, Seguin, Tx. 78155

74,76. Vivroux Hardware, P.O. Box 951, Seguin, Tx. 78155

75. Boogie Vivroux, Box 1138, Seguin, Tx. 78155

77,77a. Guadalupe Co., Guadalupe County Courthouse, Seguin, Tx. 78155

78. Mueller, Warnecke, Swope, and Koebig, P.O. Box 1169, Seguin, Tx. 78155

79. Albert Elley, 111 S. River, Seguin, Tx. 78155

80. Billy Schraub, 107 S. River, Seguin, Tx. 78155

81,82,83. Melvin and Don Pomerantz, 1360 Quail Lane, Seguin, Tx. 78155

84, parking. Melvin Pomerantz, 1360 Quail Lane, Seguin, Tx. 78155

85. Joe Dibrell, 207 S. Camp, Seguin, Tx. 78155

86. Bernice Traeger, P.O. Box 1345, Seguin, Tx. 78155

87. Walker Pfullmann Co., 109 W. Center, Seguin, Tx. 78155

88. Dale Dyess, 200 S. Austin, Seguin, Tx. 78155

89. Joseph Daniels, 204 S. Austin, Seguin, Tx. 78155

90. Oak Village North, P.O. Box 806, Seguin, Tx. 78155

91. Bernice Traeger, P.O. Box 1345, Seguin, Tx. 78155

92. Starcke Furniture Co., P.O. Box 391, Seguin, Tx. 78155

93. City of Seguin, Seguin, Tx. 78155

94. demolished

95. S&S Investments, c/o W.R. Stephens, 8151 Broadway, San Antonio, Tx. 78209

96. Seguin Dental Center, 209 S. River, Seguin, Tx. 78155

97. Guadalupe County Farm Bureau, 205 E. Center, Seguin, Tx. 78155

98. Guadalupe County, Guadalupe County Courthouse, Seguin Tx. 78155

99. Greater Second Baptist Church, 208 S. Crockett, Seguin, Tx. 78155

100a. Dan Murillo, 216 S. Crockett, Seguin, Tx. 78155

100b. Robert Koennecke Accts., 212 S. Crockett, Seguin, Tx. 78155

101. Edgar Lannom Estate, 201 S. Crockett, Seguin, Tx. 78155

102. H.H. Starcke, III, 115 W. Nolte, Seguin, Tx. 78155

103. H.H. Starcke, III, 115 W. Nolte, Seguin Tx. 78155

104,105. Starcke Furniture Co., P.O. Box 391, Seguin, Tx. 78155

106. Seguin Theatres, Inc., 314 S. Austin, Seguin, Tx. 78155

107,108, 111. Nolte National Bank, 101 E. Nolte, Seguin, Tx. 78155

109. Federated Women's Clubs, 308 S. River, Seguin, Tx. 78155

110. Ina Schumann, 309 S. River, Seguin, Tx. 78155

A graduate of the Louisville Medical Institute, he was probably familiar with the natural cement industry there, and equipped to take advantage of the large alluvial gravel deposits in the Guadalupe River. Beginning in 1850, Park was general contractor for the construction of the main building and female department of the first high school (not in the district). Following his lead, Seguin built approximately 100 concrete buildings over the next ten years, so many that the town became known as "Concrete City." Most of the concrete structures have been demolished or have collapsed due to faulty compounding of the concrete mixture, but several buildings within the district are at least partly of concrete: Magnolia Hotel, #101, and 111 S. River St., #79. Others are believed to have some surviving concrete elements, and archeological remains of some demolished concrete structures are said to exist.

The Civil War and Reconstruction brought building essentially to a halt; only the Philip Vivroux Store (# 75) survives in the district from that era. But the coming of the Galveston, Harrisburg, and San Antonio Railroad in 1877 helped to create more prosperous economic conditions, and a building boom began about 1885. By that time brick had replaced concrete as the primary building material, since the first brickyard had opened in the '70s or early '80s. Eventually a total of five brick manufactories operated in the town.

Development was concentrated around the two public squares and along Austin Street (the first streetcar route.), gradually extending north to the railroad station. At first two-story commercial buildings were constructed of the local brick. By World War I less ornamented, one-story buildings predominated in the commercial district. Active building continued well into the 1920s, which produced landmarks such as the Aumont and Plaza Hotels, #24 and #95. The Great Depression brought building to a halt except for WPA projects (Guadalupe County Courthouse, #77; and Seguin Municipal Building, #32). While the business district has remained active, there has been little new construction and little demolition except in the 200 block of N. Austin St. New entrances and display windows were added to some buildings in the district in the 1950s and 1960s, and some received false facades or coatings of stucco, sometimes necessitated by the poor quality of the brick used in their construction. Despite the passage of time, Seguin's commercial district remains essentially intact, its appearance much as it has been for the past fifty years.

The District

This area encompasses most of Seguin's central business district. The boundaries of the district have been drawn to obtain the highest possible concentration of little-altered commercial buildings from the mid-19th century to the early 20th century. In general, predominately residential neighborhoods border the district to the east, west, and south. To the north mixed, commercial and residential areas of early to middle century extend to the city limits.

Justification of Categories of Buildings

1. Contributing. This category includes buildings at least 50 years old which are either unaltered, or altered in such a manner that the historical appearance of the building is basically not impaired, or so that the building's original appearance could be restored with relative ease. There are 71 contributing structures in the district.

2. Noncontributing. These are early buildings in which the original appearance is severely and possibly permanently impaired, or nonhistoric buildings (those less than 50 years old). Fourty-seven buildings are considered Non-Contributing.

Following is a list of the buildings in the district, showing which are contributing and which are noncontributing.

Site No.

1. Wuest's Supermarket, 430 N. Austin, c. 1975. One-story brick supermarket; large plate-glass windows. Noncontributing.
2. Garage in rear of Weyel Buick, 420 N. Austin (rear), c. 1960. One-story brick garage attached to rear of building. Noncontributing.
3. 420 N. Austin (Weyel Buick), c. 1900. Two-story, brick commercial building; altered ground-floor facade with plate-glass windows and tiled transoms; round-arch, second-floor windows with corbelled belt cornice forming sills; cast-stone dentilled cornice and brick parapet. Built with brick and window frames from old Seguin High School, demolished by C.F. Blumberg about 1912. Built by brick manufacturer C.F. Blumberg. Contributing.
4. 427 N. Austin, c. 1925. One-story, one-bay-wide brick commercial building. Currently vacant; to be renovated as Chamber of Commerce offices. Contributing.
5. Texas Theatre, 425 N. Austin, c. 1925, 1945. One-and-a-half-story, brick, Moderne movie house. Stepped facade with recessed vertical bands; heavy compound-arch entrance and an arched portico. Damaged by an explosion in the 1940s, it was heavily rebuilt but contributes to the scale and appearance of the district and has noteworthy architectural detailing. Contributing.

6. 417 N. Austin (Nick's Beauty Supply), c. 1925. One-story, one-bay-wide brick commercial building with Classical Revival ornament. Noncontributing.
7. 102 E. Mosheim, c. 1930. One-story, one-bay-wide brick commercial building now used as offices. Noncontributing.
8. 424 N. River, c. 1925. One-story stone residence. Noncontributing.
9,10. 406-416 N. Austin (Texas Cleaning Supply and part of Weyel Buick), c. 1910-1915. Two one-story brick commercial builidngs; 406 has brick facade, central entrance and cast-stone trim; 408-416 has altered stucco facade, plate-glass windows and stepped parapet. Contributing.
11. Northeast corner Camp and Walnut streets, c. 1915. One-story, one-bay-wide brick commercial building, now warehouse for Seguin Theatres, Inc. Noncontributing.
12. 415 N. Austin, c. 1930. One-story, one-bay-wide brick commercial building. Noncontributing.
12a. 411 N. Austin, small frame and brick veneer office building with overscaled roof. Noncontributing.
13. Mosheim House, 409 N. Austin, 1893. Built for one of Seguin's leading families, the Mosheim House is a two-story structure of yellow brick. It has a basically rectangular plan with a two-story projecting bay on the front facade. The entrance is recessed, with a round-arch opening resting on stone Corinthian piers; there is a small iron-railed balcony above. Front windows have rock-faced stone lintels; others have brick segmental arch heads. A stone belt cornice separates the floors; there are discontinuous bands of dark brick on the exterior walls. The original slate roof with cross-gable and central hipped section (altered to abestos shingle and metal) has a dentil cornice and shingled gables with porthole windows. There are five corbelled brick chimneys. Contributing.
13a. Small, semidetached octagonal gazebo at the southeast corner of the above house; original and intact. Contributing.
14. Rear of 409 N. Austin, c. 1900. Small frame outbuilding. Contributing.
15. 112 W. Mountain, c. 1910. One-story, three-bay-wide brick commercial building with much of its original fenestration remaining. Brick belt course and dental cornice. Contributing.
16. Old Seguin Fire Station, 110 W. Mountain, c. 1905. Two stories, two(now enclosed) ground-floor truck stalls; corbelled belt cornice above. Three bays on second floor between corbelled pilasters with two narrow center windows flanked by two wider end windows; all round arched with expressed extrados and keystone. Pressed-metal cornice with large dentils above corbelling; low stepped parapet. Segmental arches on side and rear windows; all windows 1/1. Second floor central tower removed. Used as city hall for a time, now Seguin Art Center. Leo Dielmann, architect. Contributing.
17. Seguin Zeitung/Nelson Building, 314 N. Austin St., c. 1905. One-and-a-half-story brick commercial building with two-story rear section. Considerably altered in 1922; facade now has three segmental-arch openings; entire building covered in heavily sanded stucco. Facade retains end pilasters and parapet with projecting belt courses framing central panel and arched, stepped, central pediment with cast-stone shield. The Seguin Zeitung, a German newspaper, was published here; Now the offices of Nelson Oil Company. Non-Contributing.

18-20. 304-310 N. Austin, c. 1900. Short row of one-story brick commercial buildings with wooden and cast-iron storefronts; central entrances, transoms, corbelled parapets. Partly the site of an early automobile garage, now Don's Sheet Metal and Micheli Plumbing and Heating. Contributing.

21. 300-02 N. Austin, c. 1900. Two-story brick commercial building, three bays wide and eight bays long. Ground-floor storefronts altered, but retain transoms. Second floor has paired, one-over-one, segmental-arch windows except for group of three in central bay. Corbelled parapet with corbel table above; pressed-metal cornice has been lost. Interior is being rehabilitated. Leo Dielmann, architect. Contributing.

22-22a. 309-315 N. Austin, c. 1900. One-story brick commercial building; quoined, brick,
23-23a. end pilasters with corbelled capitals flanking four wood-framed storefronts with central entrances and transoms. Plain flat parapet. Contributing.

24. Aumont Hotel, 301 N. Austin, c. 1912-1916. A good example of the Commercial Style, the Aumont is a four-story brick building with a small one-story wing. Tall, narrow, ground-floor openings between pilasters with cast-stone capitals; wide cast-stone belt cornice with dentils and small transom windows above. Upper floors have brick quoins at each corner and regular one-over-one fenestration with cast-stone sill and lintels; these alternate with smaller windows on the sides of the building. Fourth-floor windows altered to one-light fixed sash, but retain their original groupings of twos and threes and their cast-stone belt cornice/sill line. Bracketed cast-stone cornice and parapet, with an open railing effect between brick imitation crenelations; cast-stone cap. The Aumont has long been a landmark in Seguin, and has great visual and architectural importance in the district. Atlee B. Ayres, architect. Contributing.

25. 314 N. River, c. 1900. One-story frame residence. Contributing.

26. 310 N. River, c. 1930. One-story, two-bay-wide brick garage. Noncontributing.

27. Seguin State Bank, 200 N. Austin, 1956. Seguin State Bank and Trust Co. was founded in 1906, acquiring Citizen's State Bank in 1930. The bank has been at this location since 1940. The two-story, granite-faced building with red granite trim carries out the scale and rhythm of the district. Noncontributing.

27a. Seguin State Bank Clock, NW corner of N. Austin and E. Gonzales, c. 1910. Cast-iron street clock with heavy round pedestal and shaft supporting a rectangular case with two faces, below a panel containing the name of the bank. The clock has a hipped "roof" with a deep overhang. Contributing.

28. 111 E. Mountain (Mark's Apartments), c. 1850, 1890. A one-room concrete structure, c. 1850, is attached to the rear of this Queen Anne house. The later portion has been altered and added to on the ground floor, but retains its original irregular plan, shingled gables, and segmental-arched, second-floor windows. Contributing.

29. 210 N. River (City Cleaners), c. 1900. One-story, one-bay-wide brick commercial building with Classical Revival ornament. Noncontributing.

30. Keller Bakery, 200-08 N. River, c. 1915. Two-story brick commercial building with tiled facade (later alteration). Vacant, being rehabilitated as office space. Noncontributing.
31. 110 E. Gonzales, c. 1906-1912. Two-story brick commercial building; horizontally rusticated facade; ground-floor wooden storefront with small paned transom; 1/1 second-floor windows between rusticated pilasters. Cast-stone egg-and-dart belt cornice between floors and on projecting dentil roof cornice. Parapet with cast-stone cap follows projections of facade. Segmental-arch side and rear windows. Contributing.
32. Seguin Municipal Building, 205 N. River, 1935. Two-story stone Art Moderne governmental building; symmetrical facades with recessed quadripartite windows; central entrance bay behind stepped recess with decorative metalwork around entrance and above central second-story window; central stepped parapet. A WPA project designed by architect Louis Wirtz, the building exemplifies one period of architecture in Seguin. Contributing.
32a. One-story masonry commerical building. Noncontributing.
33. Baker/Terrell Building, 114 W. Court, 1886. Considered the first large modern business house in Seguin, this building was erected by G.W.L. Baker and Henry Terrell as a general merchandise store, using Deitz brick. Upstairs was also the Baker Opera House. Two stories tall, it extends half the length of the block. The ground floor has been altered with a new facing and metal-framed display windows. There are projecting belt courses along the base of the gabled parapets of the end facades, which are ornamented with additional projecting brickwork. The gabled metal roof has been covered with a composition roofing and the building has been stuccoed (probably an early alteration done to protect the poor-quality brick). The building has also served as a lodge hall and a restaurant; it is now a shoe store. Contributing.
34. 107-09 N. Camp, c. 1896-1930. One-story brick commercial building with a terra-cotta facade; three-bay storefront with slightly altered central entrance; transom area has been covered. Facade has plain end pilasters, a recessed panel above the transom, and a projecting cornice with corbel table and central arched pediment. Good quality Sullivanesque ornament on upper section of facade. North portion of building burned in 1977. Contributing.
35. 113 W. Gonzales. Two-story, brick-faced office building, c. 1975. Large aluminum-frame, double-hung windows. Noncontributing.
36. 111 W. Gonzales (Leon Photographic Studio), c. 1900-05. One-story brick commercial building, stuccoed. Facade has new display windows and original stepped parapet; size of windows has not been altered. Plain end pilasters. Has housed present business since 1944. Contributing.
37 & 38. 107 and 109 W. Gonzales, c. 1900. Pair of badly altered, one-story brick commercial buildings. Noncontributing.

39. Citizen's State Bank, 114 N. Austin, 1905. One-story brick commercial building; facade has four brick pilasters with stylized Doric capitals; plain entablature with heavy corbelled parapet. Bank absorbed by Seguin State Bank and Trust in 1930; building has since been a saloon, livery stable and offices. Atlee B. Ayres, architect. Contributing.
40. 112 N. Austin, c. 1895. One-story brick commercial building. Slightly altered storefront with central entrance and four-part transom. Belt courses frame rows of decorative brickwork (zigzags below recessed squares). Parapet has wide, flat central pediment and corbel table. Originally a men's haberdashery, later a ladies clothing store and Vordenbaum's Hallmark gift store. Contributing.
41. Weinert and Burges Pharmacy/Parker's City Pharmacy, 110 N. Austin, c. 1880. Two-story brick commercial building. Ground floor altered, interior altered. Second-floor facade retains three-bay fenestration (central bay wider); stone belt course forms lintels. Parapet with corbel table (raised in center), dentils and stone cap. Present business is only the second in the building, having been located here since before 1940. Contributing.
42. 106-08 N. Austin (Parker's Jewelry), c. 1915. One-story commercial building with badly altered facade. Noncontributing.
43. Campbell Building, 100-04 N. Austin, c. 1853 and later. Moses Campbell built this two-story concrete store for his general mercantile business. Beginning in 1856 the building housed the offices of the Seguin Journal on its second floor. The building was later remodeled by attorney and later governor John Ireland. The building is now disguised by ground-floor alterations and suspended false facade, and houses part of J.B. White Company variety store; the one-story northern wing is probably a different building of unknown date; a second story was removed from that part of the structure some years ago. Noncontributing.
44. Temperance Hall, 104 W. Court, 1855, c. 1925. Built (probably of concrete)as a meeting hall by a chapter of the Sons of Temperance organized in 1848. The two-story building later saw commercial use, and was remodeled in the 1920s; the facade had brick, stucco and terra-cotta applied. However, the pressed-metal cornice with swags and brackets is almost certainly a 19th-century addition. Now part of Duke and Ayres' variety store. Contributing.
45. 106 W. Court, c. 1920. Two-story commercial building with totally altered fenestration. Noncontributing.
46. 108 W. Court, c. 1890-1900. Two-story commercial building, probably brick; altered ground-floor storefront and stuccoed upper facade. Four-over-four, segmental-arch, second-floor windows; plain molded cornice. Four bays wide. Contributing.
47. 110-12 W. Court, 1917. Two-story brick commercial building; altered ground-floor storefront, three bays of wide casement windows on second floor, surrounded by stucco. Brick pedimented parapet with cast-stone panel containing date in relief. Contributing.

48. Old First National Bank/County Tax Assessor's Office, 101-05 E. Court, c. 1908. Two-story stone Romanesque Revival bank building; exterior has been stuccoed. Pilasters separate bays; ground floor has round-arch openings with expressed extrados and keystones, second floor has paired, trabeated 2/2 windows. Projecting corner bay with porthole windows on ground floor, decorative balcony above with stone railing and dentil cornice, in front of large 2/2 window. Molded dentil cornice at roofline, and crenelated parapet (brick) with arched pediment over corner bay. Contributing.
49. 105-107 N. Austin, c. 1910. Three-story brick commercial building. Ground floor altered and asbestos-shingle entrance canopy added. Four-bay, second-floor facade with continuous stilted arches forming window lintels; third floor has segmental-arch windows. All windows replaced with four-light horizontal, metal-frame sash. Corbelled cornice. Contributing.
50. C.F. Schultz Building/Grand Central Hotel, 109-13 N. Austin, c. 1900. Two-story brick commercial building; two storefronts between plain pilasters, guilloche belt cornice above. Seven bays wide, with 4/4 stilted-arch windows on second floor linked by a dentilled belt course. Northern half of ground floor and entire north end bay have been altered (when building was connected internally with adjacent one). Pressed-metal cornice with bosses, brackets, and central arched pediment containing name and date; panels of checkerboard brickwork below. Contributing.
51. Grand Central Hotel, 115 N. Austin, c. 1890. Two-story brick commercial building, stuccoed in an early alteration. Wrap-around, ground-floor storefront with corner entrance; transom with paneled wooden frame above. Pressed-metal cornice above transom, along facade to entrance. Second floor has tall, narrow 2/2 windows with elaborate pressed-metal hoods (also over side windows on ground floor). Dentil cornice at roofline, below pressed metal cornice with high pointed pediment of entrance bay. Leo Dielmann, architect. Contributing.
52. Steinmeyer Building, 107-11 E Gonzales, c. 1909. Two-story brick commercial building; wood-framed, ground-floor storefronts with continuous transom; band of geometric, embossed panels above transom. Segmental arches, 1/1 second floor windows (two groups of four flanked by single windows); groups separated by pilasters. Parapet with corbelling, embossed concentric squares over end bays, and two low pediments over the central window groups. May have been built as an addition to the adjacent Grand Central Hotel. Leo Dielmann, architect. Contributing.
53. 106-14 N. River (S&H Green Stamp Store), c. 1910. Two-story commercial building with altered ground floor and stuccoed, grooved, upper facade. Noncontributing.
54. 104 North River, c. 1915. Two-story commercial building. Large shopfront window and entry with separate entry to upper floor. Entablature with raised stucco bands and tiled parapet. Contributing.

55-56. L. Fritz and E. Hey Stores, 112 and 114 E. Court, 1907. One-story brick commercial building; two three-bay storefronts with central entrances. Transom area altered, cornice area covered by false facade. This building replaced the one burned in a fire which destroyed most of the block in May 1907. #55 is noncontributing. #56 is contributing.

57, 58, and 59. Krezdorn, Seidemann and Burgess Buildings, 106, 108 and 110 E. Court, c. 1909. Three two-story brick commercial buildings which replaced those burned in the May 1907 fire. The Krezdorn jewelry store is four bays wide, with round-arch, second-floor windows and a parapet with corbel table and central arched pediment. The Seidemann Building (1909) is probably also four bays wide, with trabeated windows and an arched parapet. The Burgess Drug Store is five bays wide with segmental arched openings and a corbelled flat parapet. The buildings are presently hidden by a suspended false facade, and have been thrown into one to house the Burgess Drug Store. Noncontributing.

60. 104 E. Court, c. 1950. Two-story commercial building with stuccoed facade and small metal casement windows on the second floor. Noncontributing.

61. 101-03 N. River, c. 1916. Two-story brick commercial building. Wide bays between pilasters; corner entrance, corbelled parapet with flattened corner pediment. Openings are covered over or altered; asbestos-shingle entrance canopy added. Noncontributing.

62. 105-07 N. River, c. 1918. One-story brick commercial building. Two altered storefronts with transoms; high parapet with rectangular panel and cap in lighter brick; central flattened pediment. Contributing.

63. Citizen's State Bank, 109-13 N. River, 1917. Two-story brick bank building. Ground floor has central storefront flanked by two entrances with sidelights and colored-glass block transoms; flat canopy above storefront supported by square paneled piers with concrete pedestals. Second floor has four bays of paired 1/1 windows with belt courses of contrasting darker brick forming sills and lintels. Building has quoined end pilasters continuing up into the stepped parapet with corbelling in darker brick and a central panel. It is unclear whether this building was built for the bank or merely housed it for a time; now it houses the Maurer Plumbing Co. Contributing.

64. 115 N. River (Kunkel and Wille Radio and Television), c. 1915. One-story brick commercial building, identical to # 62 except that the storefronts have been altered more and the parapet has been painted white. Noncontributing.

65. 212-16 E. Court, c. 1925. One-story frame building. Very old. Two storefronts with flat canopies and transoms; geometric tile patterns on parapet. Part of Negro business district for many years. Contributing.

66. 208-10 E. Court, c. 1910. One-story, gable-roofed frame building with later stuccoed storefronts. Very old. Flat canopies and transoms. Part of Negro business district for many years. Contributing.

67. Vivroux Hardware addition, 121 S. Camp, 1908. Two-story brick commercial building, four bays across by eight bays deep. Large, rectangular, ground-floor openings with metal lintels (most altered); segmental-arch 2/2 windows on second floor; more closely spaced, trabeated 4/4 windows on last two rear bays. Corbelled cornice and stepped parapet. See Vivroux Hardware Building, #75. Leo Dielmann, architect. Contributing.

68 and 68a. Jesse LaGette Building, 115 W. Court, 1890. Two-story brick commercial building, stuccoed (flagstone pattern on ground floor, plain on second floor). Segmental-arch openings, angled corner entrance. Belt course between floors; corbelled arches over second-floor windows. Corbelled, crenelated parapet with central flat pediment. Noncontributing.

69. Bruns Building, 113 W. Court, c. 1905. One-story brick (?) commercial building with stuccoed, painted facade. Wood-framed storefront with flat canopy and transom; stepped, pedimented parapet. Originally Charles Bruns' meat market. Contributing.

70. Henry LeGette Building, 111 W. Court, c. 1890-1900. Two-story brick commercial building. Unaltered wood-framed storefront with recessed entrance and side door to second floor. Four-bay facade between pilasters; 1/1 trabeated windows with round-arch transoms. Checkerboard brickwork above and below windows. Bracketed, pressed metal cornice on corbelled, crenelated parapet. Leo Dielmann, architect. Contributing.

71. C.E. Tips Building, 100 S. Austin, 1890. Two-story brick commercial building. Ground-floor, wrap-around storefront with corner entrance and transom. Narrow, segmental-arch, second-floor windows with limestone belt courses forming sills and lintels. Molded, pressed metal cornice; pediment over entrance bears name and date. Band of rectangular panels below cornice. Building is stuccoed. Has housed the hardware firm of Tips and Campbell, Klein's Saloon, J.B. Whittaker and Co., and Klein's Opera House (second floor). Leo Dielmann, architect. Contributing.

72. 102-06 S. Austin, c. 1895. Two-story commercial building, stuccoed. Present facade is recent; low hip roof with metal finial apparently belonging to earlier portion may be seen in rear. This older portion may be partially concrete. Noncontributing.

73-74. Theodore Kock Saddlery/Vivroux Hardware, 108-12 S. Austin, 1896. Two-story brick commercial building. Facade is in three parts: central entrance bay flanked by two five-bay-wide storefronts (slightly altered). Central entrance and second-floor 1/1 windows are round arched; there are checkerboard panels of brick beneath each second-floor window, and a belt course forms the sills. The end pilasters stop at bands of corbelling over the windows. The corbelled parapet has a central, flat pediment with checkerboard detailing. Built for Koch's saddlery business, the building was taken over for an expansion of Vivroux Hardware (see next entry). Leo Dielmann, architect. Contributing.

75. Philip Vivroux Building (Vivroux Hardware), 114 S. Austin, 1863, 1869. Two-story brick commercial building. Ground-floor front altered; belt course between floors. Segmental-arch 6/6 second-floor windows; high, pyramidal slate roof. Building has been stuccoed and painted. An early example of brick construction in Seguin, and apparently the only commercial building dating from the Civil War. It has continued in the same family since it was constructed to house the Vivroux hardware business. It has also served as a meeting hall for the local Masonic chapter; the roof and second-floor interior still display Masonic emblems. Contributing.
76. Rear of Vivroux Hardware addition, 121 S. Camp, see # 67.
77. Guadalupe County Courthouse, Courthouse Square, 1935. Three-story, stone, Art Moderne courthouse. Ground floor treated as raised basement. Central portion of facade is recessed; central entrance. Steel-casement windows with carved spandrel panels. Molded belt cornices between floors and at roofline. A WPA project designed by the firm of W.L. Wirtz and A.W. Harris, the building represents one period of architectural history in Seguin, and continues the original public function of the square. Contributing.
78. 113-15 S. River, c. 1910. Two-story commercial building with recent stucco on facade, and colored tile in spandrel panels; has undergone Spanish Colonial renovation. Noncontributing.
79. Ezra Keyser Store, 111 S. River, c. 1853 and later. One-story, cast-concrete commercial building with later brick facade. Altered storefront, corbelled cornice. Deyser was in the general mercantile business; later the building was apparently used as county offices. Contributing.
80. 107-09 S. River, c. 1915. Two-story brick commercial building with altered ground floor and suspended false facade; these changes appear to be reversible. Building presently houses the Guadalupe Abstract Co. Noncontributing.
81-82. 101-05 S. River, 1917. Two-story brick commercial building (101) with one-story south wing (105). Both have identical wood-framed storefronts and partially covered transoms. The two-story section has a three-bay facade (central bay is less wide). Both have stepped, pedimented parapets with cast-stone cap and bracketed cast-stone belt cornice just below. Contributing.
83. 209-11 E. Court (Armed Forces Recruiting Offices), c. 1890. Two-story brick (?) commercial building, stuccoed. Five-bay facade (six on ground floor); window sash altered. All openings are segmental arches; sides of building have 2/2 sash. Hipped asbestos-shingle canopy added over ground floor. High parapet with plain entablature. Noncontributing.
84. 213-15 E. Court, c. 1910. One-story brick commercial building; slightly altered wrap-around storefront with three entrances. Corbelled cornice, and parapet with corbelled pediments on end and corner. Contributing.
85. 217 S. Camp, c. 1960. One-story office building with large plate-glass windows. Noncontributing.

86. 111 W. Center (Alamo Builders), c. 1925. One-story brick Mission Revival commercial building, stuccoed. Alamo-style, high curved parapet in front. Contributing.
87. 105-09 W. Center, c. 1910. Two-story brick commercial building. Three storefronts (two altered); flat canopy. Second floor has seven bays of 1/1 segmental-arch windows. Corbelled cornice with upward step at each end. Contributing.
88. 200 S. Austin, c. 1890. Two-story brick commercial building. Altered ground-floor storefront; upper facade has been stuccoed. Three-bay facade with segmental arched openings. Part of an earlier concrete building reportedly remains. Once owned by Gov. George Ireland, who had offices here. Noncontributing.
89. Blanks Building, 204 S. Austin, c. 1890. Two-story brick commercial building. Altered ground-floor storefront; second-floor facade is stuccoed. Original corbelled, pedimented parapet may remain. Five-bay facade with trabeated openings. Built for W.J. Blanks' dry goods and hardware business. Contributing.
90. Longhorn Building, 206 S. Austin, c. 1890. One-story brick commercial building. Altered ground-floor shopfront. Corbelled parapet with central upward step and stone cap. The least-altered building in the block, it now serves as offices. Contributing.
91. 208 S. Austin, c. 1900. Two-story brick commercial building; six-bay facade with trabeated windows. Altered ground-floor storefronts with stuccoed second floor. Molded belt course; parapet with end crenelations. Noncontributing.
92. E. Nolte and Sons/Starcke Furniture Co., 210-14 S. Austin, 1889-90. Two two-story brick commercial buildings later thrown into one. Old photos show a building with round-arch, second-floor windows (210), next to one with segmental-arch windows and a pressed metal cornice (214). both are now disguised by ground-floor alterations and a suspended false front, but the original facades may be seen on the interior (which is also basically intact). One of these buildings was built for the firm of E. Nolte and Sons; both now house Starcke Furniture. Noncontributing.
93. Fountain, center of Park Square, c. 1935. A WPA project, the fountain exhibits Art Moderne motifs, with stylized volutes and fluting ornamenting its basically plain mass. It serves to continue the public function of the square, and thus contributes to the integrity of the district. Contributing.
94. Public restrooms, Park Square, c. 1960. Small, one-story stuccoed building. Noncontributing.
95. Park Hotel/Plaza Hotel, 213-21 S. River, 1915. Five-story brick Commercial Style hotel. A three-bay wide mass with one- and two-bay ground floor wings. Multiple entrances. Brick of first two floors horizontally rusticated. Brick railing at second-floor level. Upper facade has single and paired 1/1 trabeated windows with paneled spandrels. There is elaborate, Sullivanesque, cast-stone relief at the tops of the structural piers and along the parapet. Designed by noted San Antonio architect Leo Dielmann, the building was listed on the National Register in 1980, and has been partially rehabilitated for use as office space. Contributing.

96. 209 S. River (Seguin Dental Center), c. 1925. One-story, one-bay-wide Spanish Colonial Revival commercial building, brick, stuccoed, and painted. Noncontributing.
97. 201-203 S. River (Farm Bureau of Guadalupe County), c. 1925. One-story, one-bay-wide brick commercial building, stuccoed. Contributing.
98. 200 S. Crockett, c. 1950. Two-story brick building. Extremely plain; large, metal-framed casement windows. Former Masonic lodge. Noncontributing.
99. 206 S. Crockett, c. 1045-50. One-story brick commercial building; storefront with transom; tiled parapet. Noncontributing.
100. 212-14 S. Crockett, c. 1950. One-story brick commercial building, two storefronts. Noncontributing.
101. Magnolia Hotel, 201-23 S. Crockett, c. 1838-45, c. 1847. The original building on this site was a two-room log house erected by James Campbell from logs hewn for a blockhouse on the public square, later deemed unnecessary. Campbell sold the house and lot to a wealthy settler Joseph F. Johnson, who made additions to the log structure and conducted a small hotel. This is probably the one-story, gable-roof, concrete building at the south end of the complex. Johnson sold the property in 1846 to Jeremiah Calvert. Calvert and family continued to run the hotel (called the Magnolia) for many years. Presumably it was the Calverts who added the two-story, frame, Greek Revival structure to the present complex. This building has been somewhat altered on the ground floor, but retains its 9/9 windows, plain end pilasters and cornice board. The complex is now an apartment house. The frame structure is the oldest building of that material surviving in the district, and perhaps in the city. Contributing.
102. Nolte Carriage House, rear of 115 W. Nolte, c. 1900. Two-story board-and-batten garage and servants' quarters long associated with the Edgar Nolte House (see below).
103. Edgar Nolte House, 115 W. Nolte, 1887. Two-story frame Colonial Revival residence. Rectangular plan with projecting, front, two-story Corinthian columns and partially turned spindle railing. Part of a second-floor gallery is enclosed. Turned spindle railing around flat roof. Two-over-two windows; two front entrances with transoms. Built for a member of a prominent Seguin banking and mercantile family, it is still owned by descendants. Contributing.
104. Edgar Nolte Building/Starcke Furniture Co., 300-06 S. Austin, 1915, Atlee Ayres, architect. Two-story brick commercial building. Slightly altered ground-floor entrance. Regularly spaced 2/2 windows on second floor with cast-stone belt course forming sills; double rows of vertical corbelling between each window. Molded pressed-metal cornice with large double brackets; parapet with cap and name plaque in cast stone. Built for one of Seguin's most prominent banking and mercantile familes, it remains in the hands of descendants. One of the finest examples of a 20th-century commercial building in the city, by a noted San Antonio architect. Contributing.

105. Addition to Starcke Furniture, 308-12 S. Austin, 1938. Plain, two-story brick commercial building. Ground-floor storefront with plate-glass display windows; transom has been covered. Seven bays of 1/2, second-floor, trabeated windows; small ventilator over each. Plain brick parapet with one projecting belt course. Contributing.

106. Palace Theatre, 314 S. Austin, 1927. 1947. Three-story brick movie theatre. Four-bay stuccoed facade; marquee replaced. Simple vertical sign with rounded corners at top. Completely renovated in 1947. Noncontributing.

107-108. Nolte National Bank and additions, 101 E. Nolte, 1898 and later. Two-story brick bank. Round-arch, ground-floor openings; those at the northwest corner form an arcade, with granite colonnettes and rock-faced red sandstone voussoirs. Second-floor, segmental-arch windows single and paired with iron balconies; belt course forms sills. All window glass replaced with one-light fixed sash. The second floor has a square, bracketed, two-stage, hipped-roofed tower over the entrance corner; it has 1/1 windows below and is open at the top. Shed parapet of glazed tile; tower roof also glazed tile. The building has been stuccoed.
Eduard Nolte began the bank in his store about 1868. Moving to this building, it continued as a private bank until receiving a charter in 1936. The building was remodeled c. 1939 and again in 1947, when a drive-in was built. It was expanded to the east in 1966, and again in 1973. In 1980 a motor-bank annex was built (#111). The additions carry out the Spanish Colonial theme of original building, which replaced the original Richardsonian Romanesque program. Original section designed by J. Riely Gordon, architect. #107 contributing, #108 noncontributing.

109. The Women's Club Rooms, 308 S. River, 1902-03. One-story, frame, Colonial Revival meeting house. A perfect imitation of Greek Revival, it has a two-bay facade with a square-columned entrance porch; gable roof with cornice and gable returns, and a fan-shaped ventilator in the front gable. The 4/4 windows have molded architraves. This was the first building in Texas to be built specifically for a women's club. It has been moved twice from its original location at the soutwest corner of Crockett and Center streets, and has reportedly undergone several renovations; utility rooms have been added to the rear. It became a Registered Texas Historic Landmark in 1962. Contributing.

110. 112 E. Washington, c. 1900. One-story, frame, Colonial Revival residence. Noncontributing.

111. Nolte Bank Motor Banking Annex, rear of 101 E. Nolte, 1980. One-story, brick and glass drive in facility. Noncontributing.

8. Significance

Period	Areas of Significance—Check and justify below			
___ prehistoric	___ archeology-prehistoric	___ community planning	___ landscape architecture	___ religion
___ 1400–1499	___ archeology-historic	___ conservation	___ law	___ science
___ 1500–1599	___ agriculture	___ economics	___ literature	___ sculpture
___ 1600–1699	_X_ architecture	___ education	___ military	___ social/ humanitarian
___ 1700–1799	___ art	___ engineering	___ music	___ theater
_X_ 1800–1899	_X_ commerce	___ exploration/settlement	___ philosophy	___ transportation
_X_ 1900–	___ communications	___ industry	_X_ politics/government	___ other (specify)
		___ invention		

Specific dates see continuations **Builder/Architect** see continuation sheets

Statement of Significance (in one paragraph)

The Seguin Commercial Historic District is a notable example of a turn-of-the-century business district in a small Texas city. The high concentration of later Victorian architecture and the relative lack of new construction and major exterior changes give the district its early 20th-century appearance. Seguin is also notable for an early and extensive use of concrete as a building material, and some of these 19th-century buildings survive in the district. Long the commercial center of Guadalupe County, downtown Seguin has housed some of the same family firms for over 100 years. Since Seguin was selected as one of five Texas cities to participate in the Main Street Program, revitalization of the downtown area has already begun.

Founded in 1838 as Walnut Springs, Seguin has been the commercial and governmental center of Guadalupe County almost since its inception. Named the seat of the newly-formed county in March 1846, Seguin received a post office in May of that same year. In 1848 a courthouse was built. Early commercial ventures included sawmills (several by the mid-1950s) and a hotel as early as 1840 (Magnolia Hotel, #101). Although early records are scanty, Seguin was apparently considered an attractive place in which to live; the population grew steadily, and commercial activity along a similar pattern.

The first boom in commercial construction occurred in the late 1840s and 1850s. This period is especially significant for its widespread use of cast concrete as a building material. Perhaps as many as 100 buildings of all kinds were built of concrete in the period before the Civil War, earning Seguin the name "Concrete City." Surviving concrete or partially concrete buildings in the district include the Magnolia Hotel, #101, begun c. 1846; and 111 S. River St., #79. Additional buildings are thought to have concrete elements.

Growth essentially ceased during the Civil War and Reconstruction, although the town had filled most of the original platted area. Prosperity returned with the arrival of the railroad in 1877; immigration increased as a result of the new transportation link. The population of the county increased from 7,283 in 1870, to 12,202 in 1880. Perhaps half of the county population lived in Seguin. Increased market opportunities led to a second building boom in the 1880s and '90s. No public and commercial buildings replaced older ones, and numerous large private homes were built. A fire in 1878 in the business district also contributed to a need for new construction. Practically all construction in this post-Civil War era was of brick. The Deitz brickyard, first in town, started production in the early or middle 1880s, followed shortly by the Sonka and Blumberg yards.

Apparently designed by contractor or perhaps taken from pattern books, the new two- and three-story commercial buildings were centered along Austin Street, the route of the first streetcar line, and around the two public squares. In 1886, what Seguin historian Laurance Fitzsimmon called the first large, modern, business house was constructed (Baker/ Terrell Building , #33); the same year prominent attorney and future governor John Ireland remodeled the concrete Campbell Building, #43, with Deitz brick. Other important buildings from this period include the 1888-89 LaGette Buildings, # 68 and 70; the Weinert and Burges Pharmacy, #41, c. 1880; the first section of the Grand Central Hotel, #51, c. 1890; the C.E. Tips Building, #71, 1890; the Theodore Koch Saddlery, #73-74, 1886. High-style architecture is represented by the Richardsonian Romanesque Nolte National Bank, #107-108. The sorts of firms which built new buildings during this period (hardware, drugs, drygoods, banking) reflect Seguin's role as a supply center for the surrounding area, a role it continues to fill to some extent today. In some cases, the same families carry on original or similar businesses.

Active commercial construction continued into the late 1920s. Styles changed to reflect the early 20th-century Commercial Style, and professional architects drawn from San Antonio were often employed. The use of brick and the basic scale of the area remained the same, although more one-story buildings were constructed than large buildings. A fire in 1907 damaged and necessitated the replacement of the damaged buildings in the 100-block of E. Court Street. Important structures constructed in the first decades of this century include the Nolte/Starcke Furniture Co., #104, designed by the prominent San Antonio architect Atlee Ayres in 1915; the Park/Plaza Hotel, #95, and the Aumont Hotel, #24. They are the tallest buildings in Seguin at four and five stories, respectively. After about 1918, construction was generally limited to one-story structures.

During the Great Depression, construction stopped except for the WPA-built Seguin Municipal Building, #32; Guadalupe County Courthouse, #77; and the Park Square Fountain, #93, all dating from 1935. A few minor buildings were constructed in the 1940s and 50s, but except for the 1956 Seguin State Bank, #27, little new construction has taken place in the past three decades. Seguin's commercial district is remarkably stable. Businesses such as Starcke Furniture and the Nolte National Bank have existed at the same location for 80 to 100 years. Since Seguin's selection as a Main Street Program city, substantial rehabilitation has taken place. All in all, the district is essentially unchanged; the incidence of unsympathetic alterations is moderate, and changes could be reversed. Seguin is still the largest town in Guadalupe County, as well as its commercial and governmental center.

Significant Buildings and Organizations:

The Women's Club Rooms #109

Erected in 1902-03, this small frame building has the distinction of being the first structure in Texas erected exclusively for the use of women's clubs. The Seguin Shakespeare Club, the Village Improvement Society, and the United Daughters of the Confederacy were jointly responsible for the construction of club rooms. The building has been moved three times, in 1908, 1924, and in 1937. The historical significance of the structure was recognized by its designation as a Registered Texas Historic Landmark in 1962.

The Nolte National Bank #107

One of several buildings built by the Nolte family in the district, the bank was erected in 1898 from designs prepared by the noted architect J. Riely Gordon. The corner entrance tower is highly detailed, in a Romanesque Revival manner, with a round-arch arcade at the base. The bank was founded in 1868 by Edward Nolte, and operated as a private bank until it was chartered in 1936.

Temperance Hall #44

This building was built as a meeting hall for the Seguin Chapter of the Sons of Temperance, founded in 1848. Although the ground floor has been modified, the upper story still retains its handsome, pressed-metal cornice. The high relief of the pilasters is an unusual and significant decorative feature.

107-109 North Camp Street #34

Constructed at the turn-of-the-century, this one-story commercial building features a very handsome, terra-cotta, upper facade which is clearly reflective of the architectural ornament favored by the great Chicago architect Louis Sullivan. The large medallion centered above the entrance to the store is perhaps the finest example of architectural ornament in Seguin. It is likely that this ornamental detail was purchased from a Chicago terra-cotta manufacturer.

Old Seguin Fire Station #16

Designed by San Antonio architect Leo Dielmann and built in 1905, this Italian Renaissance Revival structure was designed to house two fire engines. While the original tower in the center bay of the facade has been removed, the structure still retains much of its original character, with the brickwork of the second-floor facade being of special note. The building is being rehabilitated as a part of the Main Street Program in Seguin.

9. Major Bibliographical References

See continuation sheet.

10. Geographical Data

Acreage of nominated property 34 acres

Quadrangle name Seguin, Texas

Quadrangle scale 1:24000

UMT References

	Zone	Easting	Northing
A	14	600270	3271020
B	14	600240	3271640
C	14	600240	3271640
D	14	600520	3271640
E			
F			
G			
H			

Verbal boundary description and justification

See continuation sheet.

List all states and counties for properties overlapping state or county boundaries

state N/A code county code

state code county code

11. Form Prepared By

name/title Jacqueline S. Clark

organization N/A date September 1982

street & number 502 Furr Drive telephone (512) 734-2593

city or town San Antonio state Texas 78201

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

___ national ___ state X local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature [signature]

title State Historic Preservation Officer date 16 Sept. 1983

For NPS use only

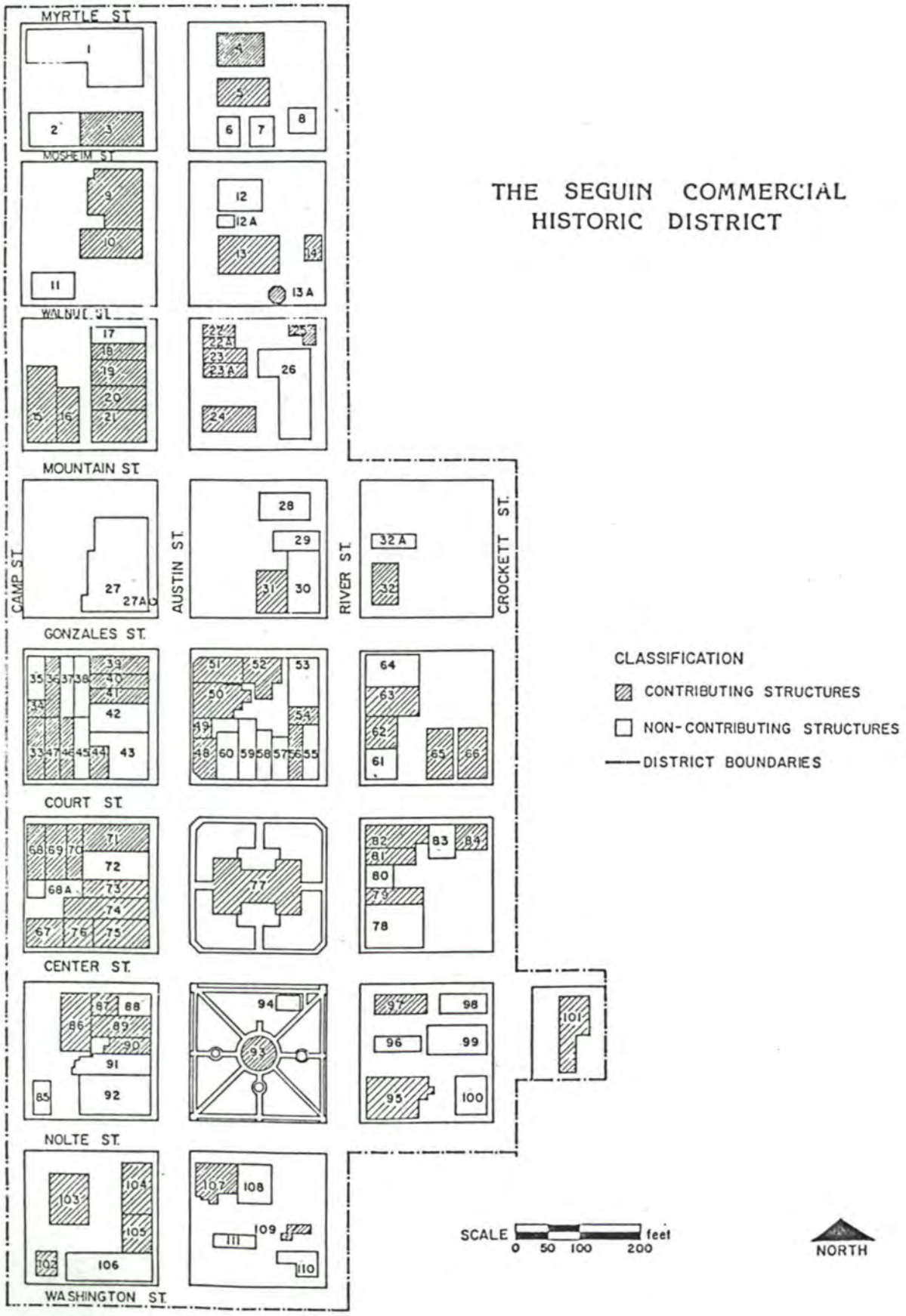
I hereby certify that this property is included in the National Register

for [signature] Entered in the National Register date 12/15/83

Keeper of the National Register

Attest: date

Chief of Registration


MYRTLE ST.
MOSHEIM ST.
WALNUT ST.
MOUNTAIN ST.
GONZALES ST.
COURT ST.
CENTER ST.
NOLTE ST.
WASHINGTON ST.
CAMP ST.
AUSTIN ST.
RIVER ST.
CROCKETT ST.
THE SEGUIN COMMERCIAL HISTORIC DISTRICT
CLASSIFICATION
CONTRIBUTING STRUCTURES
NON-CONTRIBUTING STRUCTURES
DISTRICT BOUNDARIES
SCALE
0 50 100 200 feet
NORTH

WASO Form - 177
("R" June 1984)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Seguin Commercial Historic District
Guadalupe County
TEXAS

Working No. NOV 17 1983
Fed. Reg. Date: 2/5/85
Date Due: 12/15/83 - 1/1/84
Action: ✓ ACCEPT 12/15/83
___ RETURN
___ REJECT
Federal Agency: _____

Entered in the National Register

☐ resubmission
☐ nomination by person or local government
☐ owner objection
☐ appeal

Substantive Review: ☐ sample ☐ request ☐ appeal ☐ NR decision

Reviewer's comments:

Recom./Criteria _____
Reviewer _____
Discipline _____
Date _____
_____ see continuation sheet

Nomination returned for: _____ technical corrections cited below
_____ substantive reasons discussed below

1. Name

2. Location

3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible? ☐ yes ☐ no

7. Description

Condition
☐ excellent ☐ deteriorated
☐ good ☐ ruins
☐ fair ☐ unexposed

Check one
☐ unaltered
☐ altered

Check one
☐ original site
☐ moved date _____

Describe the present and original (if known) physical appearance

☐ summary paragraph
☐ completeness
☐ clarity
☐ alterations/integrity
☐ dates
☐ boundary selection

8. Significance

Period Areas of Significance—Check and justify below

Specific dates Builder/Architect

Statement of Significance *(in one paragraph)*

- ☐ summary paragraph
- ☐ completeness
- ☐ clarity
- ☐ applicable criteria
- ☐ justification of areas checked
- ☐ relating significance to the resource
- ☐ context
- ☐ relationship of integrity to significance
- ☐ justification of exception
- ☐ other

9. Major Bibliographical References

10. Geographical Data

Acreage of nominated property _____

Quadrangle name _____

UTM References

Verbal boundary description and justification

11. Form Prepared By

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

____ national ____ state ____ local

State Historic Preservation Officer signature

title date

13. Other

- ☐ Maps
- ☐ Photographs
- ☐ Other

Questions concerning this nomination may be directed to _____

Signed _____ Date _____ Phone: _____

Comments for any item may be continued on an attached sheet

UNLEADED
117⁰
DIESEL
111
REGULAR
112⁰
OPEN
WEYEL BUICK CO
GENERAL MOTORS
CLEARANCE
BUICK

Seguin Commercial District

Site 9, Weyel Buick, 408-416 N. Austin, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin
View to west

Photo 1 of 19

AUM
the old
AUMONT
restaurant & bar
PARKING

Seguin Commercial District

Site 24, Aumont Hotel, 310 N. Austin, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Asutin

View to north.

Photo 2 of 19

Seguin Commercial District

Site 25, Residence at 314 S. River, Seguin,
Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file
Texas Historical Commission, Austin

View to west

Photo 3 of 19

SEGUIN STATE BANK
AND TRUST COMPANY

Seguin Commercial District

Site 27a, Seguin State Bank, 200 N. Austin, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

View to west

Photo 4 of 19

SEGUIN

Seguin Commercial District

Site 34, Seguin Shoe Repair, 107-109 N. Camp, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

View to east

Photo 5 of 19

PHARMACY

Seguin Commercial District

Site 39, Citizen's State Bank, 114 N. Austin, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982, Neg. on file at Texas Historical Commission, Austin

View to southwest

Photo 6 of 19

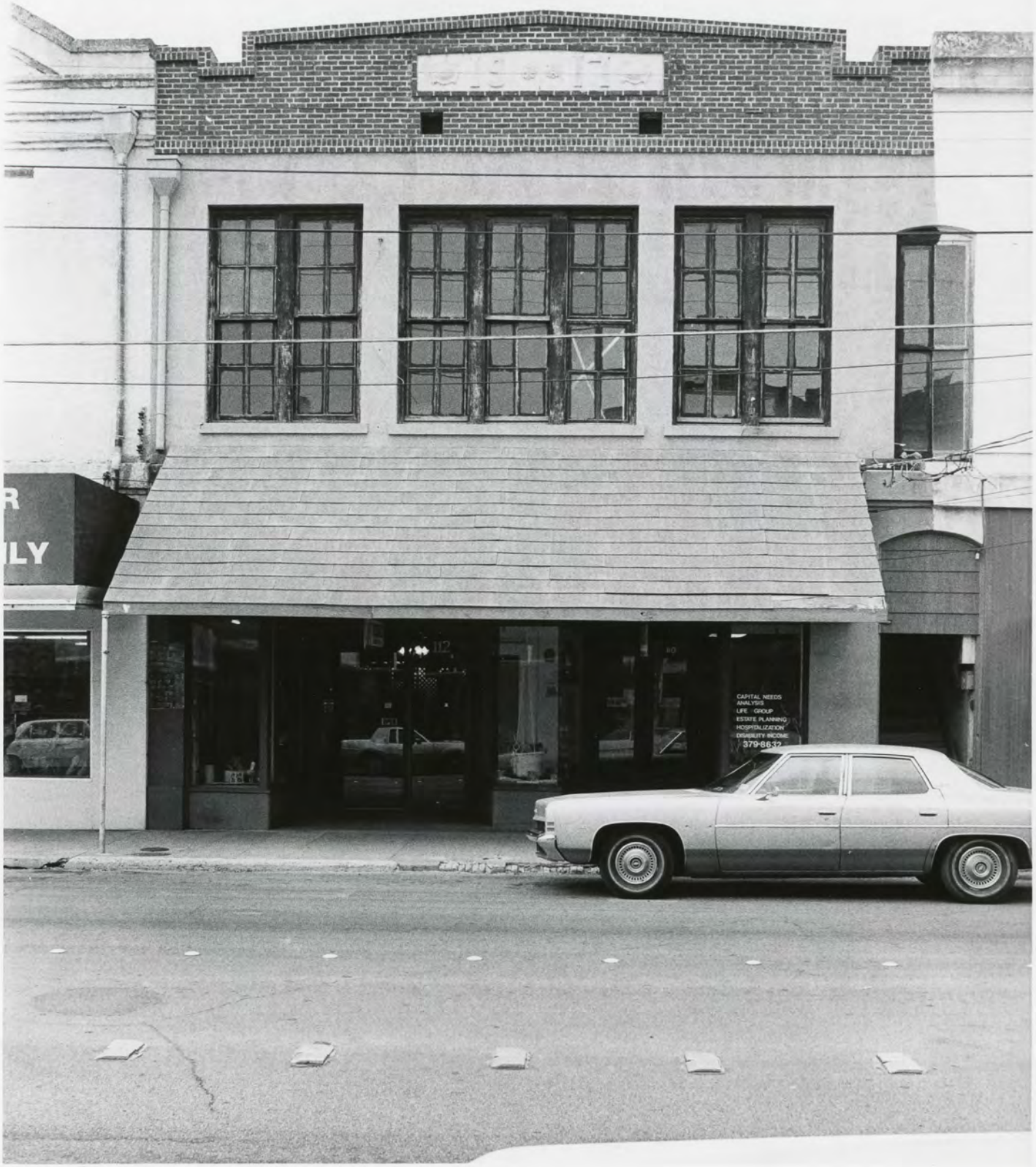
Seguin Commercial District

Site 44, Temperance Hall, 104 W. Court, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982, neg. on file at Texas Historical Commission, Austin

View to north

Photo 7 of 19


CAPITAL NEEDS
ANALYSIS
LIFE - GROUP
ESTATE PLANNING
HOSPITALIZATION
DISABILITY INCOME

Seguin Commercial District

Site 47, 110-112 W. Court, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982, neg. on file at Texas Historical Commission, Austin

View to north

photo 8 of 19

NO
LEFT
TURN

Seguin Commercial District

Site 51, Grand Central Hotel, 115 N. Austin, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

View to southeast

Photo 9 of 19

GREEN STAMPS
DO NOT
ENTER

Seguin Commercial District

Site 53, S&H Green Stamps, 106-114 N. River, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

View to southwest

Photo 10 of 19

CRAFTS & YARN
UNLIMITED
PROTECTED
LEFT ON
ARROW
W COURT

Seguin Commercial District

Site 68, LaGette Building, 115 W. Court, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

view to southeast

Photo 11 of 19

NOW LEASING
372-2500
RDS
MONTGOMERY
WARD
ARMSTRONG & McCALL
Beauty Supply
and Equipment

Seguin Commercial District

Site 81-82, Montgomery Wards, 101-105 South River,
Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at
Texas Historical Commission, Austin

View to east

Photo 12 of 19

Bakery

Seguin Commercial District

Site 90, Longhorn Building, 206 S. Austin, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

View to west

Photo 13 of 19

Seguin Commercial District

Site 93, Park Square Fountain, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982, neg. on file at Texas Historical Commission, Austin

View to southeast

Photo 14 of 19

DEANE OWENS

Seguin Commercial District

Site 95, Plaza Hotel, 213-221 South River, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982, neg. on file at Texas Historical Commission, Austin

View to northeast

Photo 15 of 19

GREATER
SECOND BAPTIST
CHURCH
Lord's Day
NO
PARKING

Seguin Commercial District

Site 99, Baptist Church, 206 S. Crockett, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982, Neg. on file at Texas Historical Commission, Austin

View to west

Photo 16 of 19

E NOLTE
PROTECTED LEFT ON ARROW
STARCKE
Furniture
STARCKE

Seguin Commercial District

Site 104, Starcke Furniture, 300-306 S. Austin, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982, neg. on file at Texas Historical Commission, Austin

View to southwest

Photo 17 of 19

S AUSTIN
E NOLTE
NOLTE NATIONAL BANK
NOLTE NATIONAL BANK
PROTECT
LEFT O
ARROW

Seguin Commercial District

Site 107-108, Nolte National Bank, 101 East Nolte, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

View to southeast

Photo 18 of 19

Seguin Commercial District

Site 109, The Women's Club Room, 308 S. River, Seguin, Guadalupe County, Texas

Photo by Dick Ryan, October 1982; neg. on file at Texas Historical Commission, Austin

View to west

Photo 19 of 19

UNITED STATES
DEPARTMENT OF THE INTERIOR
GEOLOGICAL SURVEY

SEGUIN QUADRANGLE
TEXAS-GUADALUPE CO.
7.5 MINUTE SERIES (TOPOGRAPHIC)
SW/4 SEGUIN 15' QUADRANGLE

6343 II NE (NEW BRAUNFELS EAST)
6443 III NW (GERONIMO)
6443 III NE (KINGSBURY)
6343 II SE (MCQUEENEY)
6443 III SW (DARST CREEK)
6342 I NE (NEW BERLIN)
6342 I V NE (DEWVILLE)

THE SEGUIN COMMERCIAL HISTORIC DISTRICT
ROUGHLY BOUNDED BY CAMP, MYRTLE WASHINGTON AND CROCKETT STREETS
SEGUIN, GUADALUPE CO., TEXAS
UTM REFERENCE: 14/ A. 600540/3271020 C. 600540/3271640
B. 600520/3271020 D. 600240/3271640

Mapped by the Army Map Service
Edited and published by the Geological Survey

Control by USGS, NOS/NOAA, and USCE

Topography by photogrammetric methods from aerial photographs taken 1958. Field checked by USGS 1964

Polyconic projection. 1927 North American datum
10,000-foot grid based on Texas coordinate system, south central zone
1000-metre Universal Transverse Mercator grid ticks, zone 14, shown in blue

Red tint indicates area in which only landmark buildings are shown

Fine red dashed lines indicate selected fence lines

Revisions shown in purple compiled by the Geological Survey from aerial photographs taken 1973. This information not field checked

Purple tint indicates extension of urban areas

UTM GRID AND 1973 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET

SCALE 1:24 000

CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929

ROAD CLASSIFICATION
Primary highway, hard surface
Light-duty road, hard or improved surface
Secondary highway, hard surface
Unimproved road
Interstate Route
U. S. Route
State Route

TEXAS
QUADRANGLE LOCATION

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY, DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

SEGUIN, TEX.
N2930—W9752.5/7.5

1964
PHOTOREVISED 1973
AMS 6443 III SW—SERIES V882

2997-322