Page No. 1 IPS (INTEGRATED PRESERVATION SOFTWARE) 06/15/1997

RECONNAISSANCE LEVEL SURVEY REPORT

DEPARTMENT OF HISTORIC RESOURCE RECONNAISSANCE SURVEY FORM

DHR Idenfication Number: 104-5006

Other DHR Number: Property Date(s) 1945 ca

PROPERTY NAMES Fleming's Store EXPLANATION Original

Explanation

Current

County/Independent City: Charlottesville State: Virginia Magisterial District: Tax Parcel: 26-12

USGS Quad Map Name: CHARLOTTESVILLE EAST

UTMs of Boundary: Center UTM:

Restrict location and UTM data? N

ADDRESSES

Number Thoroughfare Name

110 - Lankford Avenue

Vicinity: Town/Village/Hamlet:

Name of National Register Historic District:

Name of DHR Eligible Historic District:

Name of Local Historic District:

Physical Character of General Surroundings: City

Site Description/Notable Landscape Features: The house is sited on a shallow lot, which it shares with the Nathan and Estelle Fleming House at 108 Lankford and the Fleming Rent House at 112 Lankford. A poured concrete walk and steps extend from the street to the front porch. An unpaved driveway is situated to the east side of the building. The minimal front and rear yards have no ornamental plantings.

Ownership: Private

NR Resource Type: Building

WUZITS

Seq. # # of Wuzit Types Historic?

1.0 1 Commercial Building Historic

TOTAL: 1 Historic: 1 Non-Historic: 0

PRIMARY RESOURCE EXTERIOR COMPONENT DESCRIPTION

Component	#	Comp Type/Form	Material	Material Treatment
Chimney Door(s) Foundation Porch Roof Structural System Window(s)	1 0 0 0	Flue Single Leaf Solid 1-story, 3-bay Gable:front Masonry	Concrete Wood Concrete Wood Asphalt Concrete	Block Paneled w/light Block Turned Posts Shingle Block
MITHOOM (S)	0	Sash, double-hung	Vinyl	1/1

INDIVIDUAL RESOURCE INFORMATION

SEQUENCE NUMBER: 1.0 WUZIT: Commercial Building Primary Resource? Yes Estimated Date of Construction: 1945 ca Source of Date: Map Architectural Style: Description: This one-story, three-bay, concrete block former commercial building has a

gable-front rectangular form and a false-front stepped parapet, a central entry with a beveled-glass panel door, two large display window openings (now altered with modern double-hung sash), and a one-story, three-bay porch with exposed rafter ends and simple square post supports. A rear exit from the building has its own set of stair down to ground level.

Condition: Good Threats to Resource: None Known

Additions/Alterations Description: Display windows were partly closed in and replaced with c. 1970 horizontal 2/2 sash. All other windows in house have been replaced with modern vinyl 1/1 sash with snap-in 6/6 muntin grids. The original open plan was undoubtedly partitioned into several smaller rooms when the building was converted from a store to a rental residential dwelling.

Number of Stories: 1.0 Interior Plan Type: Accessed? No If not, why not? Not accessible

Interior Description:

Relationship of Secondary Resources to Property:

DHR Historic Context: Commerce/Trade Ethnicity/Immigration

Significance Statement:

Fleming's Store was built in the 1940s as the grocery store of Nathan Fleming, who lived next door and had this building constructed on a portion of his land (see file no. 104-5005 for deed references). The Charlottesville City directories first mention "Fleming's Grocery" in 1950, and the building appears on Sanborn Maps first drawn in 1929 but revised in 1939 and 1950. The store is one of the only commercial (retail) buildings in the historically African-American neighborhood east of Ridge Street, and was patronized by blacks and whites during the third quarter of the twentieth century. According to neighborhood resident Wallace Page, the cinderblocks used in this and many other buildings usually were made by Charlottesville resident H.T. Fern and purchased through Barnes Lumber Company.

GRAPHIC DOCUMENTATION

Medium	Medium ID #	Frames	Date
B&W 35mm Photos Slides	15257	17, - 19	2/ 6/1997 1/29/1997

BIBLIOGRAPHIC DATA

Sequence #: 1.0 Bibliographic Record Type: Local Records
Author: City of Charlottesville Assessors Office
Citation Abbreviation:
 Property Description (by parcel no.)
Notes:
 Legal description: Lot 3

Sequence #: 2.0 Bibliographic Record Type: Map Author: Sanborn Map Company Citation Abbreviation: Sanborn Insurance Maps Notes:

Charlottesville 1929 (revised 1939 & 1950)

Sequence #: 3.0 Bibliographic Record Type: Oral History
Author: Page, Wallace Mason
Citation Abbreviation:
Interview

Notes:

Date: 2/ 6/1997

6 February 1997: H.T. Fern, who began making cinderblocks prior to World War 2, made cinderblocks used in the neighborhood. Mr. Fern got cinders for the block from the roundhouse at the C&O RR station. He made and sold blocks at Barnes Lumber Company.

CULTURAL RESOURCE MANAGEMENT EVENTS

Cultural Resource Management Event: Reconnaissance Survey Organization or Person: JDP Pres.Consultant: Giles ID # Associated with Event: CRM Event Notes or Comments: MAILING ADDRESS Honorif: First : Nathan & Estelle Last : Fleming Suffix : Title : Company: Address: 108 Lankford Avenue City : Charlottesville Zip : 22902- Country: Phone/extension: Individual Category Codes: OWNER Owner of property Mailing Address Notes:

Surveyor's Notes:



Accessed? Y Ν

If not, why not?

Interior description:

PROPERTY OWNER / OCCUPANT / TENANT

	Name
	Mailing address
SECONDARY RESOURCES DESCRIPTION:	Telephone number(s)
	SURVEY INFORMATIONSurveyor's nameDan PezzoniSurveyor's addressP.O. Box 7825Roanoke VA 24019-0825Surveyor's phone number(540) 366-0787
HISTORIC THEME (select as many as apply):	Survey Date 2697 CRM Event: Reconnaissance: CLG-sponsored
Commerce / Trade Government / Law / Politics Industry / Processing / Extraction Health Care / Medicine Landscape Education Ethnicity / Immigration Military / Defense Settlement Patterns Religion Funerary Social Technology / Engineering	SITE PLAN Date 26/97 North Arrow
ARCHITECTURAL AND HISTORICAL STATEMENT [2-3 sentences discussing significance of property in relation to historic theme(s) selected above: Diac willy a HOIP, JUNINERAL ALCONDERNE	Lairkford Are
Nathan Fleming operated a store here (built after 1946) 6-8 yrs older than ad). Lunpaired
GRAPHIC DOCUMENTATION Medium VDHR ID# Frame no(s) Date B&W 35mm photos	Hernew: 1/2/1/2/1/2015 starter 2/2/1/2000 Fern made cinderblocks sed in neighborhood n was iocks @ C=O station
at Batter	acts @ C&O station Bry made blacks Chinery Muthergang Most Chinere Co
	A set of the set of



835

Negative no. 15257

Date 2 · 1997	File No. 104-5006
Name <u>Fleming's</u> S	store
City County Charle Hesvi	Ule
Photographer Leslie A	
Contents 2 exterior	



onner: Laurence Tonsler 106 haut ford Ave.

in family since before 1953

1. 1970