

United States Department of the Interior  
National Park Service

For NPS use only

National Register of Historic Places  
Inventory—Nomination Form

received

date entered

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

1. Name

historic N/A

and/or common FEDERAL ROW

2. Location

street & number 146-162 East 5th St.; 424-430 Holland St. N/A not for publication

city, town Erie N/A vicinity of

state Pennsylvania code 42 county Erie code 49

3. Classification

<b>Category</b>	<b>Ownership</b>	<b>Status</b>	<b>Present Use</b>
<input type="checkbox"/> district	<input checked="" type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input type="checkbox"/> private	<input checked="" type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<u>N/A</u> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<u>N/A</u> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input checked="" type="checkbox"/> other: <u>vacant</u>

4. Owner of Property

name Redevelopment Authority of the City of Erie

street & number 410 Sumner Nichols Building

city, town Erie N/A vicinity of state Pennsylvania 16501

5. Location of Legal Description

courthouse, registry of deeds, etc. Recorder of Deeds, Erie County Courthouse

street & number 140 West 6th Street

city, town Erie state Pennsylvania 16501

6. Representation in Existing Surveys

title City of Erie Historic Sites has this property been determined eligible?  yes  no

date Survey, 1982 (see attached inventory)  federal  state  county  local

depository for survey records Bureau for Historic Preservation, Box 1026

city, town Harrisburg state Pennsylvania 17120

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2. Erie County Historical and Architectural Preservation Plan

1976

Erie County Planning Department

Erie County Courthouse

140 West 6th Street, Erie, Pennsylvania

3. Eligibility Determination

Requested by HUD

June 19, 1979

For: David Kennedy House, C.M. Tibbals House, Alexander Brewster  
House, David Kennedy Row Houses

## 7. Description

<b>Condition</b>		<b>Check one</b>	<b>Check one</b>
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		_____ N/A

**Describe the present and original (if known) physical appearance**

The Charles M. Tibbals House (1842), the Alexander Brewster House (1823), the Kennedy Row House (1836), the David Kennedy House (1832), and the Kennedy Double House (1840), comprise a group of five residences occupying a rectangular plot at the southwest corner of East 5th and Holland Streets in Erie. The Tibbals House, Brewster House, Kennedy Row House, and approximately half the David Kennedy House face East 5th Street, while the remainder of the David Kennedy House and Kennedy Double House face Holland Street.

The five buildings are united visually by virtue of their structural materials, similar form, and over-all arrangement on the site. All the houses are constructed of red brick. All with the exception of the Tibbals House are laid in Flemish bond. The buildings range between two and two-and-a-half stories in height, and are basically rectangular in shape with gentle sloping roof lines and generally symmetrical fenestration. The Brewster House, Kennedy Row House, and David Kennedy House are contiguous; while the Tibbals House and Kennedy Double House serve to anchor either end of the complex.

The site which the houses occupy lies within the area in which Erie's mercantile activity was concentrated during the early decades of the 19th century. Most of the town's leading families had their businesses and residences here. Subsequently this section of the City declined and became a neighborhood of an entirely different character. This group of buildings are good examples of the type of housing in which these individuals would have lived.

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BUILDING INVENTORY

<u>Code</u>	<u>Location</u>	<u>Description</u>	<u>Eval. Class.</u>	<u>Photos.</u>
FR-1	146 E. 5th.	Charles M. Tibbals House  Two and a half story 3 bay brick dwelling. Additions to rear and west, but front or original section is of Greek Revival design dating to 1842. Of particular note are the flat wall surfaces, simple flat lintels, and rather prominent neo-classical cornice. The front door has a rectangular transom above and is flanked by side lights. Typical of detached middle class housing of small industrial towns of the era.	Contributing	#1 & #2
FR-2	156 E. 5th.	Alexander Brewster House  Two-story 3 bay brick dwelling. Original or front section erected in 1823 of Federal design. Rear section added in 1852. House later "Italianized" with addition of oriel window, and hooded console over main entrance. Street facade retains considerable degree of architectural integrity in treatment of windows which have flush, flat arch, narrow sill, and jamb trim inset.	Contributing	#3, #4 & #5
FR-3	158 E. 5th.	Kennedy Row House  Occupies west half of two-story 5 bay brick dwelling. According to tax records,	Contributing	#6 & #7

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<u>Code</u>	<u>Location</u>	<u>Description</u>	<u>Eval. Class.</u>	<u>Photos.</u>
		the structure was erected in 1836, and divided into two separate houses about 1880. The simple design of the structure contains certain Federal architectural features, notably symmetrically placed windows with lintel-type heads. Wall surfaces are treated in a smooth, planar fashion. The sole remaining Federal doorway is in this unit. The basement contains a cooking hearth and bake oven.		
FR-4	160 E. 5th.	Kennedy Row House	Contributing	#8
		Occupies east half of two-story 5 bay brick dwelling. According to tax records, the structure was erected in 1836, and divided into two separate houses about 1880. The simple design of the house contains certain Federal architectural features, notably symmetrically placed windows with lintel-type heads. Wall surfaces are treated in a smooth planar fashion. Interior trim and doors exhibit a Greek Revival influence.		
FR-5	162 E. 5th.	David Kennedy House	Significant	#9, #10 & #11
		This row house occupies about two-thirds of the two-story 5 bay brick dwelling which David Kennedy built as his residence in 1832. After Kennedy went into bankruptcy in 1879, the structure was divided into two separate family units. This building is the only one which contains Federal elements in the architrave framing of its doorways.		

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<u>Code</u>	<u>Location</u>	<u>Description</u>	<u>Eval. Class.</u>	<u>Photos.</u>
FR-6	430 Holland	David Kennedy House  This dwelling occupies slightly less than half of the two-story 5 bay structure which David Kennedy built as his residence in 1832. It was carved out of the original house in 1880 following Kennedy's loss of the property through bankruptcy. At that time a wing was added to the building at the rear. The wing continues the simple design of the original structure in its roof and window treatment.	Significant	#12
FR-7 & 8	426 & 424 Holland	Kennedy Double House  This structure is unique in that it was erected to house two families in 1840, at a time when there was considerable property speculation in Erie in anticipation of the opening of the Beaver to Lake Erie Canal. Later the building was converted to apartment use with the addition of two rear wings, and the relocation of the front entrances from the street facade to the gable ends of the house. There are cooking hearths and bake ovens in the basement. The structure is similar in design and dimensions to the other Kennedy houses.	Contributing	#13, #14 & #15

# 8. Significance

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

**Specific dates** See Inventory      **Builder/Architect** David Kennedy

### Statement of Significance (in one paragraph)

This collection of houses comprises the single remaining intact concentration of Erie's first Federal style brick structures. The buildings are also important in what they can tell us about the life-style and values of Erie's emerging entrepreneurial class in the second quarter of the 19th century. All the houses are associated with individuals who held prominent positions in the community.

Although one house on the street - that of Alexander Brewster - very likely pre-dates the others, it was the builder David Kennedy who gave the neighborhood its particular architectural and social flavor. Kennedy was an Irish immigrant who came to this country in 1828. Soon after his arrival in Erie, he entered the brick making business, operating his yard near the grounds of the original French fort at the foot of Parade Street. Kennedy was one of the first men in Erie to build in brick on any scale, and over the years he became an accomplished mason. One of his major contracts was supplying the bricks for a new jail in the late 1820s. Kennedy was not only a craftsman but something of an innovator, developing an artificial stone mix material which he used to build several homes. It could be produced for about half the cost of brick.

Kennedy's buildings convey a good grasp of the fundamentals of design, and exhibit his appreciation for the quiet simplicity of the Federal style. While his houses are modest in their proportions, interior floor space was extended through the utilization of a raised basement. These basements typically contain cooking hearths, bake ovens, and service rooms. The upper floors follow the generally accepted provincial examples during this period. Ornamentation is confined to simple moldings around door and window openings, at the wall-to-ceiling transition, and around fireplaces.

In addition to Kennedy himself, who served as Director of the Poor, and a member of Borough Council on several occasions; Brewster and Tibbals occupied leading roles in Erie's affairs. Brewster's son Alexander W. was a successful merchant and engaged in the manufacture of woolen goods. In 1828 he was elected Sheriff of the County, and was elected Burgess of Erie in 1849. In turn his daughter-in-law Mrs. William Brewster helped establish both the "William Brewster Industrial School for Girls" and the Bureau of Charities. Both these organizations moved into the house at 156 East 5th St. in 1902. The Bureau of

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Charities, the forerunner of today's United Way of Erie County, remained there until 1939.

Charles M. Tibbals who came to Erie in 1836, pursued two business careers during his lifetime. Until 1858 he was a successful dry goods merchant. Two years following his retirement from that field, he went into the manufacture of stoves as a partner in the firm of Vincent, Tibbals & Shirk; afterwards Tibbals, Shirk & Whitehead; and eventually the Erie & Chicago Stove Works. In 1859 he was appointed Collector of the Port by President Buchanan and served in that capacity until 1861. Among his other civic associations were director of the Erie City Bank and member of the Select Council.

The importance of these houses encompasses both events and individuals which helped to shape the economic development of Erie. Their geographic concentration, general form, and level of integrity bear testimony to a time when the community had left the status of frontier settlement behind, and was well on the way to becoming a vital regional manufacturing and distribution center.



# 9. Major Bibliographical References

Nelson's Biographical and Historical Reference Book for Erie County Pennsylvania. Erie: T.T. Nelson, 1896.

(see Continuation Sheet)

# 10. Geographical Data

Acreage of nominated property 1.07

Quadrangle name Erie North, Pa.

Quadrangle scale 1:24,000

UTM References

A 

1	1	7	5	7	5	8	4	0	4	6	6	4	5	6	0
Zone			Easting						Northing						

B 

1	1	7	5	7	5	8	1	0	4	6	6	4	6	1	0
Zone			Easting						Northing						

C 

1	1	7	5	7	5	7	6	0	4	6	6	4	5	3	0
Zone			Easting						Northing						

D 

Zone			Easting						Northing						

E 

Zone			Easting						Northing						

F 

Zone			Easting						Northing						

G 

Zone			Easting						Northing						

H 

Zone			Easting						Northing						

**Verbal boundary description and justification** Beginning at a point in the north line of East 5th St. 283½ feet west of its intersection with Holland St.; proceed north 165 feet to the rear of Inlot 2601; then proceed east 283½ feet along the rear of Inlots 2604, 2605, 2608 to the west line of Holland St.;

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

state N/A code N/A county N/A code N/A

state N/A code N/A county N/A code N/A

# 11. Form Prepared By

name/title John R. Claridge, Executive Director

organization Erie County Historical Society date June, 1983

street & number 417 State Street telephone (814) 454-1813

city or town Erie state Pennsylvania 16501

# 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  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.

Dr. Larry E. Tise, State Historic Preservation Officer

State Historic Preservation Officer signature

title \_\_\_\_\_ date \_\_\_\_\_

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

date \_\_\_\_\_

Keeper of the National Register

Attest:

date \_\_\_\_\_

Chief of Registration

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Hulbert's Directory for the City of Erie, 1853.

John Miller, A Twentieth Century History of Erie County Pennsylvania.  
Chicago: Lewis Publishing Co., 1909, Vol. I.

Erie Gazette, 12 December, 1857.

Erie Morning Dispatch, 6 August, 1881.

Erie Morning Dispatch, 5 April, 1882.

Bevan's Map of the City of Erie, 1851.

Rease's Map of the City of Erie, 1861.

History of Erie County Pennsylvania. Chicago: Warner Beers & Co., 1884.

Certificate of Survey, Owen Richardson, 28 February, 1955.

Lynn's Erie Business Directory, 1867-68.

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then proceed south in the west line of Holland St. 165 feet to its intersection with East 5th St.; then proceed west in the north line of East 5th St. 283 $\frac{1}{2}$  feet to the point of origin.

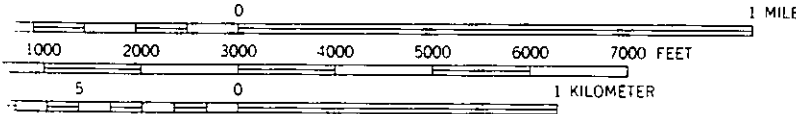


575 576 577 578

PRESQUE ISLE (P.O.) 5.1 MI. (ERIE SOUTH) 4968 11 SE

AVONIA 12 MI.

SCALE 1:24 000



CONTOUR INTERVAL 10 FEET  
 NATIONAL GEODETIC VERTICAL DATUM OF 1929  
 DEPTHS AND SOUNDINGS IN FEET—DATUM IS LOW WATER 570.5 FEET

MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS  
 FOR SALE BY U. S. GEOLOGICAL SURVEY, RESTON, VIRGINIA 22092  
 A DESCRIPTION OF THE SYMBOLS AND TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

FEDERAL  
 Erie C  
 Zone 1