Michigan SHPO Architectural Properties Identification Form

Property Overview and Location

Street Address	22 South Main Street				
City/Township, State, Zip Code	Clarkston, Michigan 48346				
County	Oakland				
Assessor's Parcel #	14-08-20-451-019				
Latitude/Longitude (to the 6th decimal point)	Lat: 42.735230		Long: -83.418920		
Ownership	Private ☒	Public-Local ☐	Public-State ☐	Public-Federal ☐	Multiple ☐

Property Type

(Insert primary photograph below.)

Building ☒ select sub-type below Commercial ☒ Residential ☐ Industrial ☐ Other ☐	Structure ☐ Object ☐



Architectural Information

Construction Date	c 1842
Architectural Style	Greek Revival
Building Form	Rectangular
Roof Form	Side Gable
Roof Materials	Asphalt Shingles
Exterior Wall Materials	Wood Clapboard
Foundation Materials	Fieldstone
Window Materials	Wood
Window Type	Double Hung/Picture
Outbuildings	Yes ☐ No ☒
Number/Type:	

Eligibility

Individually Eligible	Criterion A ☐	Criterion B ☐	Criterion C ☐	Criterion D ☐
Criteria Considerations:	a. ☐ b. ☐ c. ☐ d. ☐ e. ☐ f. ☐ g. ☐			
Component of a Historic District	Contributing to a district ☒	Non-contributing to a district ☐	Historic District Name:	Clarkston Historic District
Not Eligible ☐				

Area(s) of Significance	Architecture Design; Community Support					
Period(s) of Significance	1832-1970					
Integrity – Does the property possess integrity in all or some of the 7 aspects?						
Location ☒	Design ☒	Materials ☒	Workmanship ☒	Setting ☐	Feeling ☐	Association ☐
General Integrity:	Intact ☒	Altered ☐	Moved ☐	Date(s):		
Historic Name	John Hertwig's Inn					
Current/Common Name	Michigan Mainstreet Properties, LLC					
Historic/Original Owner	Hertwig, John					
Historic Building Use	Inn and Retail					
Current Building Use	Dental Office & Boutique & Apartments					
Architect/Engineer/Designer	Unknown					
Builder/Contractor	Unknown					

Survey Date	December 8, 2022	Recorded By	Cara Catallo/Nancy Moon	Agency Report #	

For SHPO Use Only	SHPO Concurrence?: Y / N	Date:

Narrative Architectural Description

Provide a detailed description of the property, including all character defining features and any accessory resources.

This Greek Revival structure sits on the east side of South Main Street in the middle of the commercial district. There appears to be two brick chimneys in the middle of the roofline: (1) one toward the south end and (2) one toward the middle. The second floor has eight six over six double hung windows. On the north half of the building there are five such windows evenly spaced; on the south half there are three evenly spaced windows. The first floor has a corner entrance at each end and a second entrance in the middle of each half of the building. The entrance at each end has a front gabled asphalt shingled single story roof supported by classic columns with decorative capitals and square bases. There is a balustrade around the landing with an opening to four steps on the south and three steps on the north with a railing along each side and a decorative newel at the top and bottom of the steps. The other two entrances have a front gabled asphalt shingled roof with decorative pilasters flanking each door. There is a balustrade around each landing with an opening on the north end with a railing with a decorative post at both ends of the railing along the two steps on the northern entrance and three steps along the southern entrance and the corner of the balustrade. All four doors are solid wood on the bottom half and glass on the top half.



(west elevation)

On the west elevation, first floor, there are four large windows. In each half of the building (north and south) there is a large divided lites window (twenty-five lites, five by five) between the corner entrance and front entrance. Likewise, on the opposite side of each front entryway (to the south and north respectively) there is slightly smaller double hung eight over eight window. Each window has a window box.



(southwest elevation)

The south elevation side gable has an open pediment and a louvered opening near the gable peak. On the second floor there are two six over six double hung windows toward the west end. On the first floor just to the east of the corner entrance is a one over one double hung window.



(northwest elevation)

The north elevation has two louvered openings in the side gable and two six over six double hung windows on the second floor. In the middle of the first floor is a solid wood door entrance with a six over six double hung window with a window box on the west side.



(east elevation)

The east elevation has six evenly spaced six over six double hung windows on the second floor. On the first floor at the south end are two one over one double hung windows directly below the windows on the second floor. Next to the second window from the south on the north side is a solid wood door. Continuing north along this first floor is a one over one double hung window and another solid door entrance with a small one over one window on the north side of this door. At the north end of the first floor directly below the second floor window is another one over one double hung window.

History of the Resource

Provide information on previous owners, land use, construction and alteration dates in a narrative format. This is required for all intensive level surveys and designation and recommended for other identification efforts.

John Hertwig (1813-1860) constructed a building at this location in 1842. He worked as a tailor in the village and later opened this building as a tavern with overnight guests (known as the Clarkston House). By 1881 D. S. Johnson was the proprietor, at which time a structure from the northeast corner of North Main and East Washington Streets was moved to this location and joined the original building to create the structure existing today and became known as the Johnson House. The building continues to have two basements.



Dry Goods, c. 1910. The gabled wooden-frame building pictured here was Hammond's Groceries & Drugs before it became Frank Dunston's meat market in 1924. The building to the right is Hubble & Hopkins Pool Room. Notice the Skarritt coach parked in front of the Johnson House Hotel building.



(date unknown – west elevation)

From 1906-1915, James Wooster was the owner. He was also the owner and proprietor of the Wooster House at the corner of North Main and West Washington Streets. By 1940, Ernest Squier owned the property and made some renovations. The first floor was used for several small shops while the upper floor was apartments. Mr. Squier served as a trustee of the village and was active in the Rotary Club.



(c 1936 – southwest elevation

In 1964 the Carriage Trade Yarn Shop, Wick and Candle, and the Young Villager's (clothing shop) were in this building in addition to the Dr. Denne's Dental Office.

The new owners in the 1970s restored the exterior (removed the aluminum siding) to the original wood clapboard and a wide broken pediment entablature on the second-floor gables. At the time some of the entrance details of decorative pilasters support a pediment were restored.



(1975 southwest elevation)

In 1983, the owners Dr. Gary and Denise Symons replaced the roof down to its rafters with new plywood and shingles which was recommended by a structural engineer. Gary served as a council member and Denise was the Clarkston Elementary Youth Facilitator for Clarkston Community Education.



(1989 – northwest elevation)



(1998 west elevation)

In 2015, the Clarkston Historic District Commission approved the replacement of two second-story windows on the furthest north end and one second story north facing window (the one furthest west) with Andersen wood windows six over six.

The current owner (c 2016) is Michigan Mainstreet Properties, LLC with Glenn Curtis of Commerce Township as the registered agent.

Statement of Significance/Recommendation of Eligibility

Provide a detailed explanation of the property's eligibility for the National Register, including an evaluation under at least one of the four criteria, discussion of the seven aspects of integrity, and recommendations about eligibility. <u>This is required for all properties</u>.

This structure retains many of its original Greek Revival features. Yes, the building has had some modifications, but it is still a contributing resource to the Clarkston Historic District. This structure continues to be the oldest building in the commercial district.

Note: one section of the building was moved (1881) to this location from another location on North Main Street.

References

List references used to research and evaluate the individual property.

(1) 1872 map of Clarkston, *Atlas of Oakland County* ;
(2) Images of America Clarkston Cara Catallo for the Clarkston Community Historical Society 2015;
(3) Heritage, Philadelphia: L.H. Everts & Co., 1877 Edited by Jennifer L. Radcliff;
(4) Research done using the grant funding obtained by Mollie Lynch, Library Director 1991 – 2005 and researched by Susan K. Basinger;
(5) Old photos from Clarkston Historical Community Historical Society and Cara Catallo;
(6) Clarkston News 1946 March 15 article “Roy Alger Made Village President”;
(7) BUILDING-STRUCTURE INVENTORY FORM, Michigan History Division, completed January 21, 1976 by Betty Galligan;
(8) Clarkston News 1944 September 29 article “Rotary Club News”;
(9) Clarkston News 1985 May 15 article “Thanks for coverage”;
(10) Clarkston News 1989 March 8 article “Election Monday”;
(11) Clarkston Historic District Certificate of Appropriateness dated August 12, 2015 for 22 South Main Street;
(12) Old photos from Cara Catallo and the Clarkston Community Historical Society.